

# Distinguished Experts for A/E Consultancy

Profile 2023

Architecture & Engineering Experts Since 1990

Master Planning  
Infrastructure  
Architecture  
Interior Design  
Structural  
Electromechanical  
Infrastructure  
Landscape  
Construction Supervision  
Project Management



شركة الخبراء المميزين للاستشارات الهندسية

Distinguished Experts for A/E Consultancy Co.

Riyadh - Jeddah - Khobar - Abha



# TABLE OF CONTENTS



- Work Philosophy
- Scope of Services
- Branches
- Head of Divisions
- Collaborate Firms
- **DEC** Capability Statement

# About Us



Distinguished Experts for Architectural Engineering Consultancy Co. (DEC), a realm where creativity and precision meet to shape the future of the built environment. For over four decades, DEC has been a beacon of innovation and excellence in architectural engineering throughout Saudi Arabia and the Middle East.

DEC is a lead firm across KSA with 4 Branches founded on the fundamental principle that the greatest contribution of Consultancy, Architectural, & Engineering Services. Supervision and Project Management across KSA.

Our journey is one of relentless pursuit of excellence. Born from the idea that the fusion of diverse talents can spark unparalleled creativity, DEC is a melting pot of visionary architects, brilliant engineers, astute urban planners, and inspired interior designers. Together, we form a symphony of expertise, each note contributing to masterpieces that transcend mere construction.

At DEC, we do more than design buildings; we weave stories into the fabric of our cities. Every project is a narrative of sustainability, innovation, and elegance, meticulously crafted from concept to completion. We see possibilities where others see challenges, transforming abstract ideas into tangible marvels that stand as testaments to our commitment to quality and ingenuity.

What truly sets DEC apart is our ethos of continuous innovation. Our design-build philosophy ensures seamless execution, marrying the creative vision with impeccable craftsmanship. We delve deep into the essence of each project, bringing a fresh perspective that challenges conventions and sets new benchmarks in architectural excellence. Embark on this journey with DEC, where every project is an adventure into uncharted territories of design and engineering. Craving the future, one iconic landmark at a time.

D.E.C designs aim to create harmonious communities, fostering connections and enhancing the quality of life for all. We are driven by a culture of social responsibility, striving to deliver equitable, healthy, and resilient spaces that inspire and uplift.

## Our Mission

At Distinguished Experts for Architectural Engineering Consultancy Co. (DEC), our mission is to transform visionary ideas into extraordinary realities. We believe that every project is a unique tapestry, woven with the distinct values and aspirations of our clients and the communities they serve. Our approach is centered on people, driven by collaboration, and fueled by innovation.

We begin with a deep commitment to understanding your vision. Through a structured and interactive process, we listen intently, ensuring that your priorities guide every step of our journey together. Our team of dedicated professionals, spanning architects, engineers, urban planners, and designers, brings a wealth of expertise and creativity to the table, developing bespoke solutions that cater to your complex needs.

DEC thrives on the principle that great design emerges from the confluence of diverse perspectives and cutting-edge ideas. We challenge conventions and push boundaries to deliver designs that are not only functional and sustainable but also inspiring and transformative. Each project, whether a new construction, renovation, or planning, reflects our commitment to excellence and our passion for creating spaces that resonate deeply with their users.

Our work is a testament to the power of partnership. We believe that the client's style is our style, and through a collaborative process, we transform your vision into a built reality that exceeds expectations. From the grandest structures to the most intricate details, we ensure that our solutions are tailored to reflect the unique essence of each project.

## Our Vision



At Distinguished Experts for Architectural Engineering Consultancy Co. (DEC), we envision a world where architecture is a catalyst for positive change, shaping environments that enrich lives and inspire communities. Our commitment is to harness the transformative power of design to create spaces that are not only functional and beautiful but also meaningful and enduring.

We aspire to ignite culture and spark inspiration through our work, transforming ordinary spaces into extraordinary experiences. Our integrated design approach ensures that every element, from the grandest architectural gesture to the smallest detail, contributes to a harmonious and impactful whole.

At DEC, our vision extends beyond the physical realm. We are committed to fostering a culture of inclusivity, creativity, and collaboration, where diverse perspectives come together to shape groundbreaking solutions. We believe that by nurturing a dynamic and supportive environment, we can drive innovation and achieve excellence in everything we do.

# SERVICES



At Distinguished Experts for Architectural Engineering Co. (DEC), our journey of over four decades has transformed us from a visionary founder to a dynamic force of **300** professionals. Our strength lies in the diversity of our expertise, where each discipline enriches the other, creating a synergy that drives innovation and excellence in every project we undertake. Our multidisciplinary approach blends the talents of architects, urbanists, landscape designers, structural engineers, and more, forming a collective creative genius that pushes the boundaries of what is possible. By pooling our skills and perspectives, we can address the complexities of modern design and construction with holistic, human-centered solutions.

## ■ MASTER PLANNING

At D.E.C, master planning blends natural and built environments harmoniously, creating sustainable, vibrant communities that transcend time. We collaborate closely with clients to address project impact and purpose, prioritizing resilient urban design and long-term vision amidst climate change and urbanization, ensuring holistic success.

## ■ STRUCTURE

D.E.C excels in crafting bespoke construction projects of unparalleled safety and beauty. Our engineers collaborate closely with architects and landscape designers to innovate structural solutions that harmonize with real-world demands. We strive for resilience and aesthetic brilliance, pushing boundaries to ensure each creation is both inspiring and enduring.

## ■ ARCHITECTURE

At D.E.C, architecture is the harmonious fusion of visionary design and practical functionality, crafting spaces that are socially, economically, and environmentally ideal. From dynamic public spaces to serene residences, our creations balance creativity with realism, enhancing the human experience and seamlessly integrating into everyday life.

## ■ ELECTROMECHANICAL

Our electromechanical services orchestrate flawless building operations, optimizing efficiency, sustainability, and user well-being. We pioneer advanced electrical and mechanical systems, seamlessly blending technology with practicality. With a commitment to sustainability and innovation, we set benchmarks in performance and environmental stewardship, ensuring excellence in every solution we deliver.

## ■ LANDSCAPE DESIGN

D.E.C Landscape bridges urban and natural realms, fostering connections between people and nature amidst growing urbanization. We design inclusive public spaces that boost biodiversity and offer nature-driven solutions for tomorrow's needs. Our vision promotes social cohesion, technological innovation, and ecological stewardship, cultivating sustainable, smarter cities that ensure safety and well-being for everyone.

## ■ INFRASTRUCTURE

D.E.C crafts infrastructure that enriches modern living, tackling urban complexities with innovative solutions for transportation, utilities, and public spaces. We design robust, sustainable systems that address current needs and anticipate future demands. By integrating advanced technologies and sustainable practices, our projects enhance community well-being and functionality.

# SERVICES



## ■ CONSTRUCTION SUPERVISION

Effective construction supervision ensures that projects are completed on time, within budget, and to the highest quality standards. Our experienced supervisors oversee every aspect of the construction process, from groundbreaking to final inspection, ensuring adherence to design specifications and regulatory requirements. We manage resources, timelines, and budgets with precision, ensuring successful project delivery and client satisfaction.

## ■ GRAPHICS (CGI'S)

D.E.C's Visualization and Film group produces stunning architectural visualizations, animations, motion graphics, and films. These visual tools are used at various stages of a project, from concept and construction to marketing and final presentations. Our CGI services provide a clear and compelling representation of projects before they are built, aiding communication, marketing, and decision-making.

## ■ LAND SURVEYING

Accurate land surveying is crucial for the success of any project. Our team utilizes the latest technology to provide precise measurements and mapping, ensuring a solid foundation for planning and construction. We deliver detailed and reliable data that supports informed decision-making throughout the project lifecycle, ensuring that every project starts on the right foot.

## ■ PROJECT MANAGEMENT

Our project management services ensure seamless execution from start to finish, meticulously managing resources, timelines, and budgets. Leveraging BIM technology and adhering to ISO standards, we guarantee efficient, transparent, and high-quality processes. With proactive problem-solving and a commitment to excellence, we consistently deliver projects on time, within budget, and beyond expectations.

## ■ INTERIOR DESIGN

Our interior design services create spaces that lift spirits, excite users, and reinforce their mission. D.E.C. considers every space from the inside out and the outside in, prioritizing low-impact materials and healthy indoor air. Our designs influence mood and behavior, reflecting thoughtful consideration for function and aesthetics. Our expert teams work together to ensure a harmonious blend of function and creativity, designing healthy buildings for healthy people.

# BRANCHES



## RIYADH HEADQUARTER

Olaya Street- Shaddad Ibn Aous, Taya Center, 2nd Floor, Office 7-  
Al Olaya Dist., Riyadh, KSA.  
Mob: ++966536625257  
Email: [dec@decgrp.net](mailto:dec@decgrp.net)-[business@decgrp.net](mailto:business@decgrp.net)

P.O. Box 11543 Riyadh  
[https://maps.app.goo.gl/rxKcq4H8XZTlx8cW7?g\\_st=iw](https://maps.app.goo.gl/rxKcq4H8XZTlx8cW7?g_st=iw)

## JEDDAH BRANCH

KSA –Jeddah, Al-RewaisDist, SAMSUNG Office Building 4th Floor  
office 402  
<https://goo.gl/maps/2wTUQYQEUFo4Yc757>

## Abha BRANCH

Abha Hub, Al Gameaa St,Guraiger, Abha 62529, Saudi Arabia  
Phone : + 966544206004  
<https://maps.app.goo.gl/nWnD4ttV5RunbkDy5>

## Egypt Branch

6<sup>Th</sup> Of October-36 Abdualhalim Mahmoud St, 1st Floor. Al Motamaiz District

## Lebanon Branch

Beirut (Interior Design and Decoration)

# DEC's PARTNERS



## International Companies

Callison RTKL-UK Ltd.



Wimberly Allison Tong & Goo



HDP Consulting Ltd



DLR Consulting inc



Officially Arup Group Limited



WS Consulting & Construction-inc



RMJM Consulting Ltd



## Regional Companies

RMC Consultants



HRTi's Project Management Office



KAF consultancy Ltd



## Sister Companies

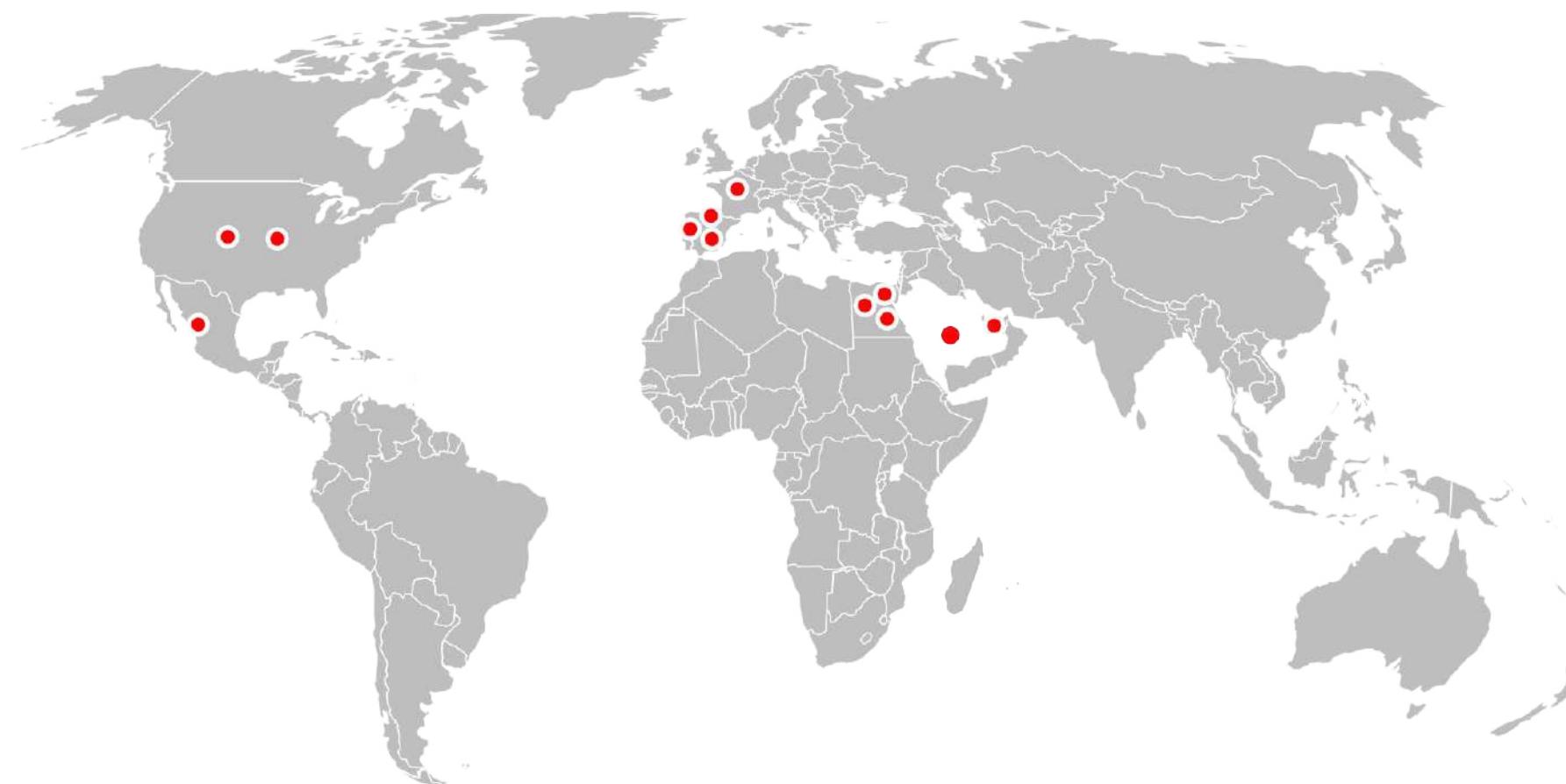
TIBA Engineering Office



MED consultancy

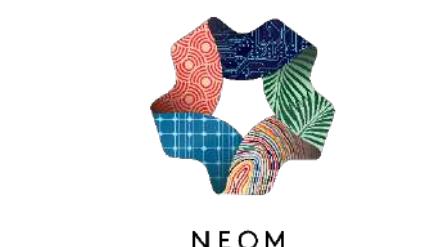


Trust company



DEC open to collaborate with any international engineering firms

# DEC's Clients



# DEC's Classification Certificate



## شهادة

### تصنيف مقدمي خدمات المدن

للمعنى وزارة التسويق البلدي والتنمية والإسكان شهادة اعتماد بالدرجة

الثانية الخبراء المعتمدين لاستشارات الهندسة



رقم العدد	جنسية العامل	نوع العاملة	اسم العاملة	تاريخ إصدار قبض التأمين / الترخيص	رقم السجل التجاري / الترخيص	بيانات المشغل
25000.0	Saudi	ذات مسؤولية محدودة مهنية	فيصل جعيل محمد على قطان	17/01/2014	5110000435	
درجة التقييم المتر	درجة التقييم الانتمائي	حجم العاملة	تاريخ الإصدار	رقم الشهادة	بيانات شهادة التأمين	
84.95	A-	صغرى	22/10/2023	2023010006		
الأنشطة			القطاع			
الاستشارات الهندسية للطرق والجسور والأنفاق، الاستشارات الهندسية للسكك الحديدية، الاستشارات الهندسية للمواعين البحرية وإنشاءات النقل البحري، الاستشارات الهندسية للغواصات والصنف الصغرى، أنشطة الاستشارات البحرية، أنشطة الاستشارات الجيولوجية، إدارة المشاريع الإنشائية، أنشطة الاستشارات الهندسية والمحاسبة			المكاتب الهندسية			
أختبار شهادة التأمين						

ر. جميل الرزازه لمعلم بخطي



د. فضل بن حميم المصطفى

- يسرى متى تسلمه حتى تاريخ 22/10/2024

- تسلم هذه الشهادة الكترونياً وعلى الجهات الملكية المدارس التي تحقق من الشهادة المقدمة من خلال موقع الوزارة



# DEC's ISO Certificates



# Awarded Projects

## Awarded Projects

As a result of the pursuit of excellence, and thrive to deliver only the finest to clients, DEC projects have been recognized by the top trackers, magazines, and events.

DEC recognizes a collective of future-forward thinkers and designers who are driven to face the critical challenges of our time. We are dedicated to improving people's lives, and serving our clients, Together, we cultivate a culture of design excellence at the confluence of art and science, blending the power of creative expression with a clear sense of purpose.

### ■ Al Nakheel Project



### ■ The Point- Abha



- The Point has already received a number of prestigious accolades winning :
- The Point Abha wins gold in the Evolving Innovation & Aspiration category from [@ICSC](#) at the 2023 Global Design & Development Awards.
- Arabian Property Awards,
- The Saudi Commercial Interior Design Awards (CID Awards)
- Global RLI Awards, RLI Future Project.
- Interior Design of The Year: Concept category; "Best Future Concept" in the Commercial Interior Design Awards: Hilton The Point Residences and Canopy Hospitality category.

# URBAN PLANNING

# Al Nakheel Project



# Al Nakheel Project



## ■ Al Nakheel Project

**The Project** is Located in  
Eastern Province, KSA  
Approx Area **4,696.000 Sq.m**

**Client** Rased Abd El Rahman Al Rashed

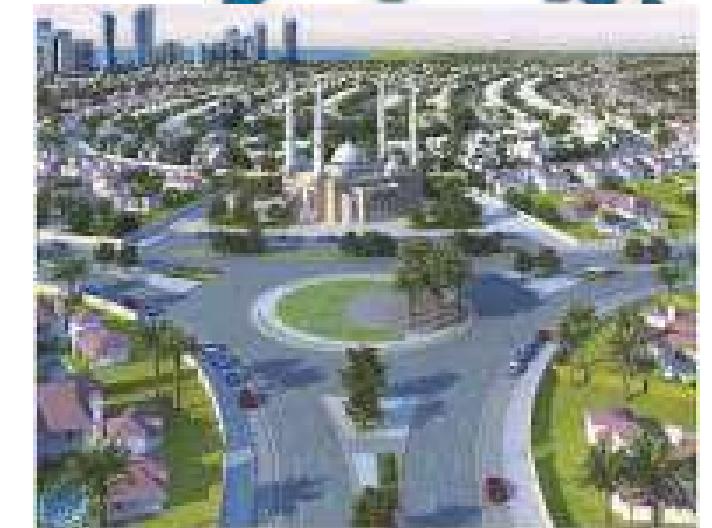
**Collaborates** with Argos Design

### Scope of Services

Arch and Engineering Design including  
Master Planning, Infrastructure,  
Architectural, Interior Design  
Landscape Design, Structural,  
Electrical, Mechanical, Life Safety,  
and Construction Supervision

### Amenities

Residential Buildings  
Multi Use Buildings  
Commercial Buildings



# Al Nakheel Project



# Al Nakheel Project



# Jazan Community



## Jazan Community

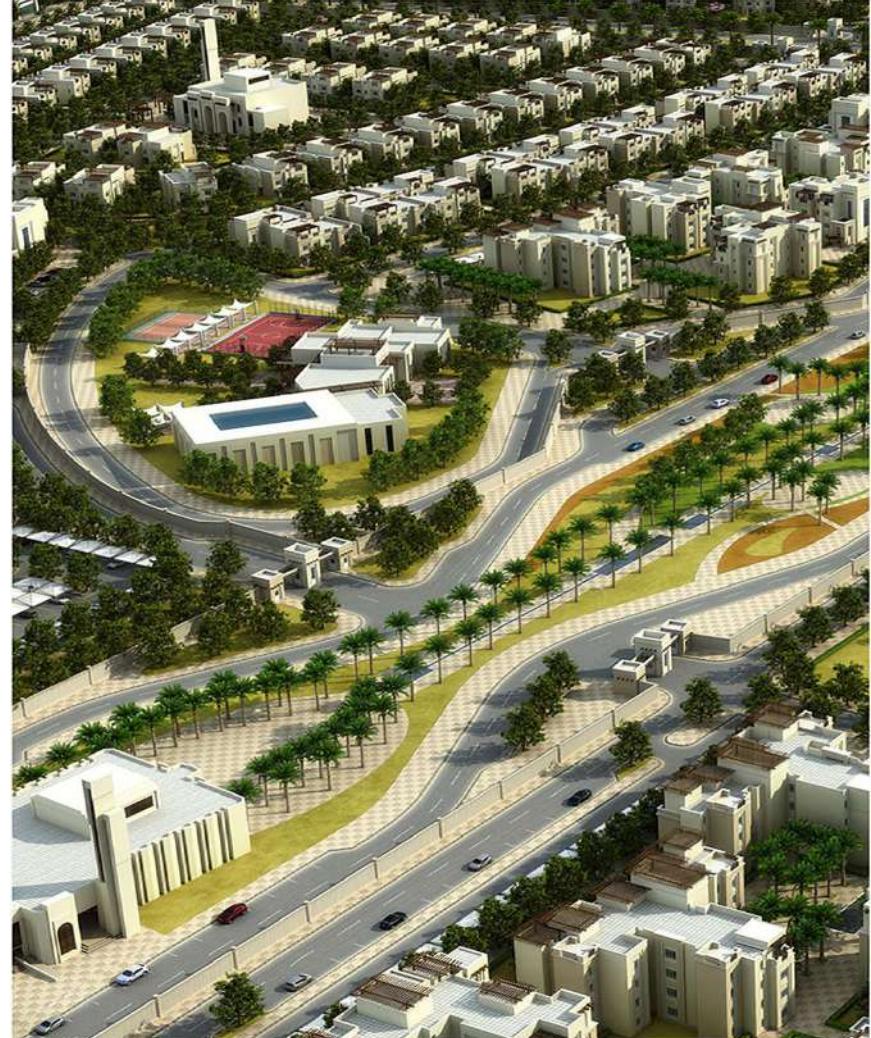
**The Project** is Located in King Abdullah Bin Abdel-Aziz Suburb, Jazan, Saudi Arabia on approx. land area of **1,500,000 sq. m**  
**Client** Public Pension Agency

**Collaborates** with Argos Design

**Scope of Services**  
Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior - Landscape Design, Structural, Electrical, Mechanical

**Amenities**  
1400 residential units  
1260 apartments  
140 townhouses & villas services  
British School  
community sports  
central garden water park  
shopping center plaza  
ceremony / event center

# Jazan Community



# Lacasa Residential Resort



# Lacasa Residential Resort



## Lacasa Residential Resort

**The Project** is Located in is Located in  
Riyadh, KSA.  
Approx Area **4,696.000 Sq.m**

**Client** Rased Abd El Rahman Al Rashed  
**Collaborates** with Argos Design

### Scope of Services

Master Plan  
Architecture  
Construction supervision  
Engineering  
Evaluation studies

### Amenities

82 villas  
Administration building  
Central building  
Games building  
3 Media building  
wellness building  
Mosque

# Lacasa Residential Resort



# Lacasa Residential Resort



## Private Compound



## Private Compound



## Private Compound Jeddah

The Project is Located in is Located in Jehhah, KSA.  
Approx Area **67,302 Sq.m**

**Client** Rased Abd El Rahman Al Rashed  
**Collaborates** with Argos Design

### Scope of Services

Master planning  
Architectural design  
Initial landscape design  
Landscape design

### Engineering Amenities

Residential buildings Apartments  
Sports & Leisure Zone Club  
Health Club  
Commercial Zone Public Garden  
Main Gate



Ewan Plaza – Jeddah



## Ewan Plaza – Jeddah



### Ewan Plaza – Jeddah

Dahaban, North Jeddah

**The Project** is Located in Dahaban, North Jeddah, KSA.

Approx Area **126,000 Sq.m**

#### Scope of Services

Master planning  
Architectural design

Infrastructure Structure  
Construction supervision

#### Amenities

41 residential buildings  
Sport Club & Health care Office  
Park area  
Lakes and Gardens  
Offices & Parks



# Al Fareeda Compound Jeddah, KSA



## ■ Al Fareeda Compound

**The Project** is Located North of Jeddah, KSA at approx. the land area of **1,019,729 sq. m**

**Client** EMKAN Investment & Real Estate Development

### **Scope of Services**

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design Landscape Design, Structural, Electrical, Mechanical m Life Safety, and Construction Supervision

### **Amenities**

2088 villas  
Sports club Local mosque Services  
Schools  
Green promenade

# Al Fareeda Compound Jeddah, KSA



# Dammam Road Community



## Dammam Road Community



## Dammam Road Community

The challenge was to build a world complex embracing the natural location to benefit the green open spaces through the main spine, Fresh air with children and family in mind.

Our Concept was to be built as a Residential compound, award-winning development. The Mixed-Use in preliminary residential Villas with the supporting International school, and new vision international school. The Master Plan was designed in a unique way to form the Main axis from the main road and a secondary axis from the secondary road to form a nice boulevard through the axis of the project to produce a nice image for the residents living in this compound and using different schemes for facades to produce variety for the villas and the buildings.



# Dammam Road Community



**The Project** is Located at King Dammam Riyadh Road, Riyadh, Saudi Arabia on approx. the land area of **3,500,000 sq. m**

**Client** Rased Abd El Rahman Al Rashed

**Collaborates** with Argos Design

## Scope of Services

Master Plan  
Architecture  
Construction supervision  
Engineering  
Evaluation studies

## Amenities

82 villas  
Administration building  
Central building  
Games building  
3 Media building  
wellness building  
Mosque

# ALJ CITY – JEDDAH MIXED USE COMPLEX



# ALJ CITY – JEDDAH MIXED USE COMPLEX



## ■ ALJ CITY – JEDDAH MIXED USE COMPLEX

**The Project** is Located in Jeddah Saudi Arabia on approx. the land area of **214,000 sq. meters with BAU area** **90,000 sq. meters**

**Client** ABDULLATIF JAMIL CO

### Scope of Services

Arch and Engineering Design Review  
( Full Disciplines) - AOR



# MEGA REAL ESTATE DEVELOPMENT



# MEGA REAL ESTATE DEVELOPMENT



## ■ MEGA REAL ESTATE DEVELOPMENT, Riyadh

**The Project** is Located in Riyadh, KSA  
approx. land area of **1,000,000 sq. meters**

**Client** His Highness Prince MISHAAL BIN ABDUL-AZIZ AL-SAOUD

### Scope of Services

Master planning Urban Design  
Architectural  
Electromechanical  
Infrastructure Structure,  
Evaluation & Tech. studies  
Construction Supervision

### Amenities

Residential villas compound  
Residential Buildings  
Recreational open spaces Golf courses  
Sports Club  
Zoo & Aqua Park  
Horseback riding Club  
Five-star Hotel  
Hospitals  
Spa & Health care Centers  
Mega Mall  
Office park  
Multi-purpose units  
Elementary schools Services



# Blue city Alsawadi co. LLC Alsawadi, Oman



## ■ Blue city

**The Project** is Located in Alsawadi, Oman, approx. land area of **168,000 sq. meters**

**Client** Alsawadi Investment & tourism co. LLC

### Scope of Services

Architectural design Engineering Evaluation Tech. studies

### Collaborate

International Firm CANNON DESIGN

### Amenities

Golf Community  
City beach resort hotel  
Suites & guest rooms  
Shopping mall



# Sidi El Masri - Libya



## Sidi El Masri

The Project is Located in Tripoli, Libya approx. the land area of **822,000 sq. m**

### Scope of Services

Master planning  
Architectural design

### Amenities

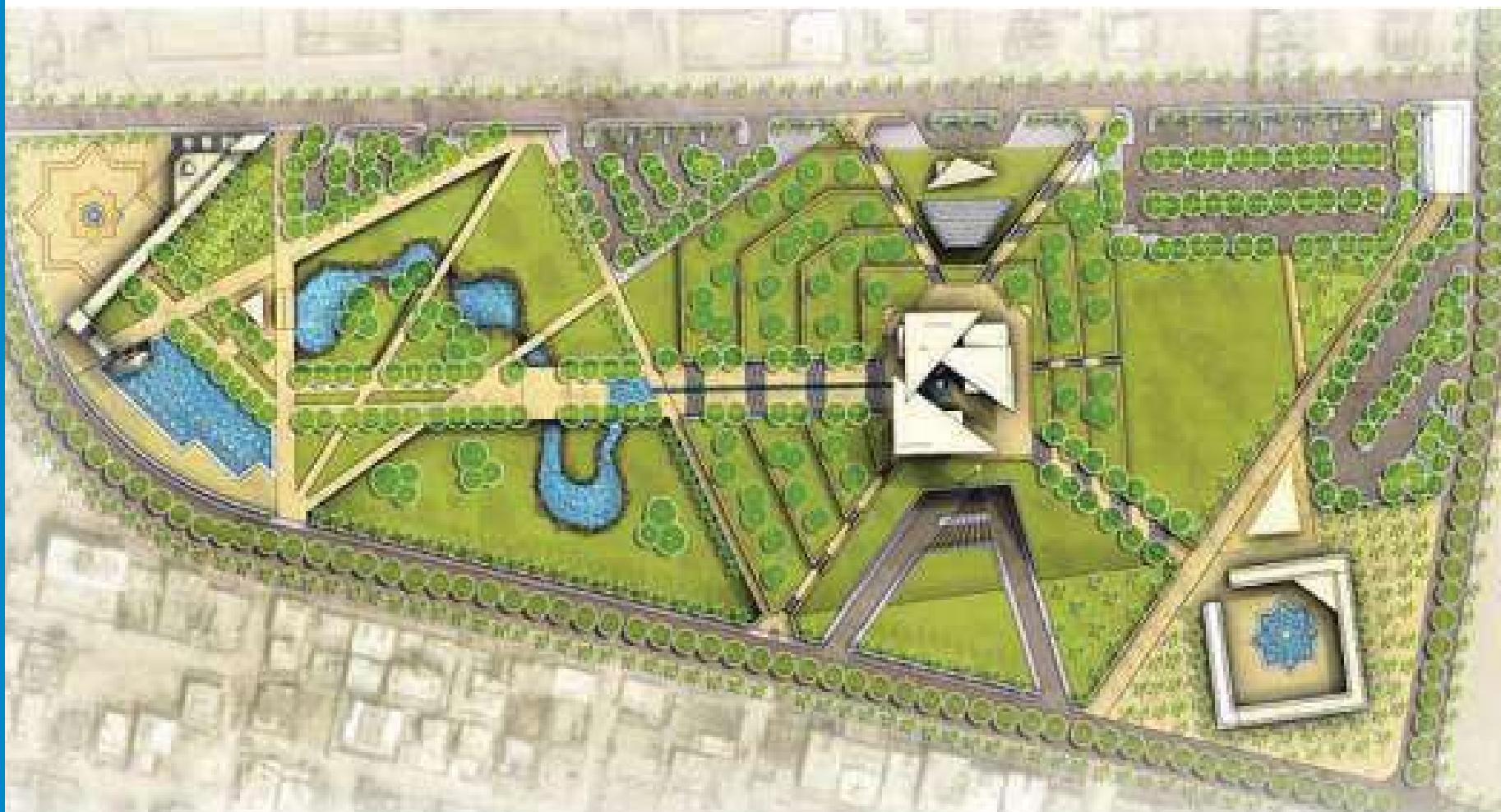
Recreation area  
Staff building  
Sport area  
Lake park  
Amphitheater Olive grove park  
Picnic Zone Parking



# Sert Park - Libya



## Sert Park - Libya



## Sert Park

**The Project** is Located in Tripoli, Libya  
approx. the land area of **t 12,000 sq. m**

### Scope of Services

Master Planning  
Architectural design

### Amenities

Restaurant Civic space  
Cultural facility Children's Play  
Water feature Meadows Clubhouse  
Mosque



# MIXED-USE

# MAYDAN BUSINESS PARK



# MAYDAN BUSINESS PARK



## ■ Maydan Business Park

The unique master plan and the detailed design proposal show the uniqueness of creating a venue to attract top talent and become a popular entrepreneurial hub. A place that grows and evolves with the times, changing from day to night, from season to season.

The master plan was developed based on many factors such as the workplace environment, its adaptability, accessibility, and sustainability.

**The Project** is Located in Riyadh, KSA approx. the land area of **376,160 sq. m**

**Client** EMKAN Investment & Real Estate Development

**Collaborates** with RMJM Consulting Ltd

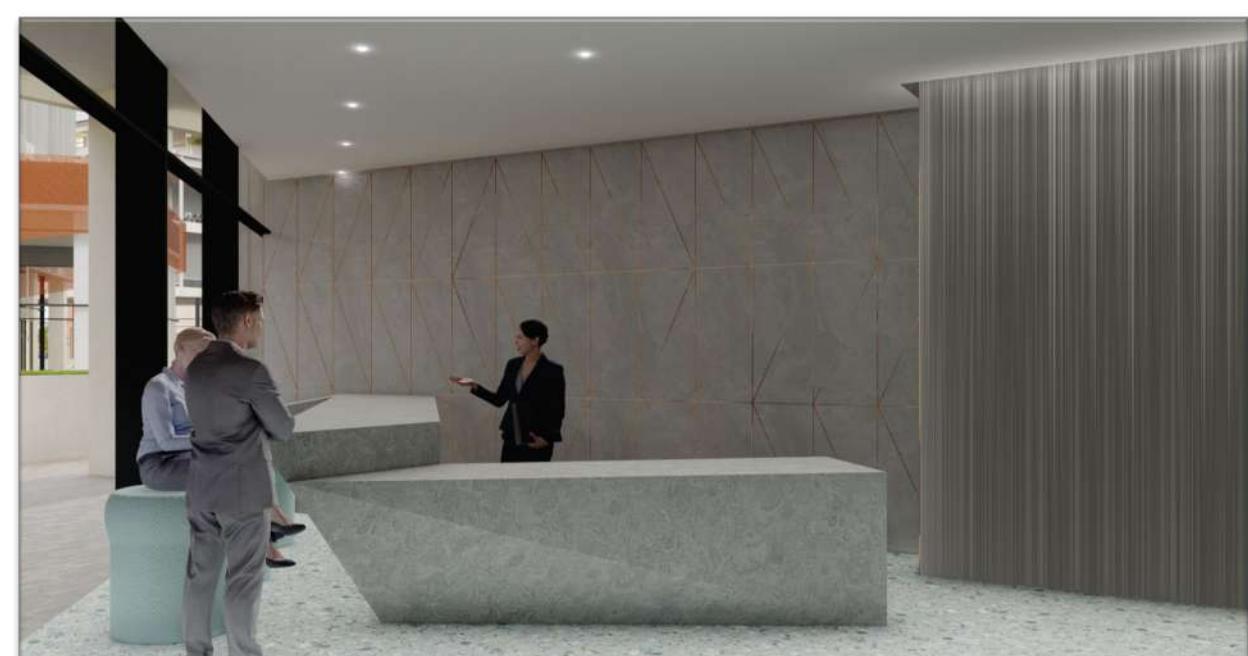
### Scope of Services

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design Landscape Design, Structural, Electrical, Mechanical - Life Safety, and Construction Supervision

# MAYDAN BUSINESS PARK



# MAYDAN BUSINESS PARK



# The Point -Abha



## The Point-Abha



### The Point Abha, KSA

The Point in Abha, Saudi Arabia's Aseer region aims to provide a unique retail and hospitality destination. The 75,564 sq m project vision is to create a cultural center with a unique set of courtyards, plazas, and terraces, connecting a year-round multi-use events space. The site terrain and varying ground levels offer an opportunity to create a multi-level customer experience within its different components, the means for well-crafted contextual planning, and a massing approach that resonates well with Abha and its historical planning and building strategies.



**HRTi's**  
Project Management Office

**A**  
**D.E.C.**

# The Point – Abha



**The Project** is Located in Abha, KSA. on approx.  
the land area of **75,564 sq. m**

**Client** RED SEA MALL

**Scope of Services,**  
Arch and Engineering Design Review  
( Full Disciplines) - AOR



# AL Othaim Circles – Al Khobar



# AL Othaim Circles – Al Khobar



## ■ Al Othaim Circles

**Th Project** is Located in Al Khobar, KSA  
approx. Plot A BAU Area **33.200 sqm**  
Plot B BAU Area **41.983 sqm**

**Client** Al Othaim investment Co.

**Collaborates** with ECG

### **Scope of Services**

Arch and Engineering  
Design Review  
( Full Disciplines) - AOR

## AL Othaim Circles – Al Khobar



■ Al Othaim Circles

PLOT A Total BAU area **33.200 sqm**

### Amenities

- Offices
- Retails
- Food & Beverage
- Cinema
- Entertainment Area
- Services
- Prayer Room
- Ablution
- Basement Parking -575



## AL Othaim Circles – Al Khobar



■ Al Othaim Circles

PLOT B Total BAU area **41.983 sqm**

### Amenities

Offices

Terrace

Food & Beverage

Kindergarten

Services

Open Above Services

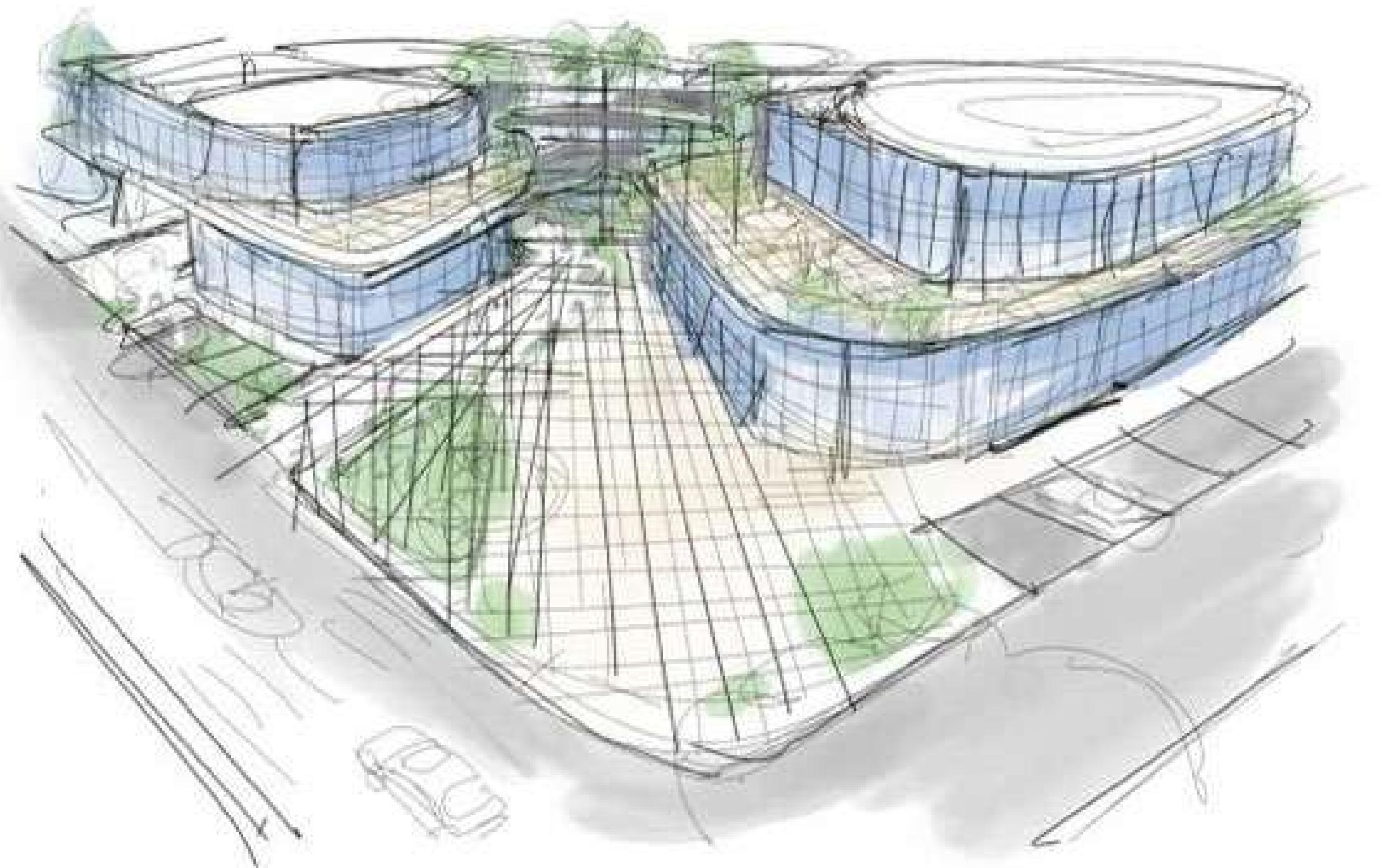
Basement Parking -579



# The Strip Mall- Riyadh



# The Strip Mall- Riyadh



## ■ The Strip Mall

**This Project** is Located in Riyadh, KSA  
approx. Plot A BAU Area **5000 sqm**  
Plot B BAU Area **6800 sqm**

**Client** Kanoo Real State Co.

### Amenities

Retails  
Food & Beverage  
Prayer Room  
6 Villas

### Scope of Services

Arch and Engineering Design  
including  
Architectural,  
Interior Design  
Structural, Electrical, Mechanical  
, Life Safety,  
and Construction Supervision

# ZAHRAN DEVELOPMENT



**HRTi's**  
Project Management Office

**A**  
**D.E.C.**

## Al Jouhar Boulevard Entertainment Area



# Al Jouhar Boulevard Entertainment Area



**The Project** is Located in Jeddah, KSA

## ■ Al Jouhar Boulevard Entertainment Area

**Client** General Entertainment Authority

### Scope of Services,

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Landscape Design, Structural, Electrical, Mechanical, Life Safety and Construction Supervision

### Collaborates

HRTi's Designs A/E Consultant Office



## Al Jouhar Boulevard Entertainment Area



# Al Massa Boulevard Entertainment Area



# Al Massa Boulevard Entertainment Area



## ■ Al Massa Boulevard Entertainment Area

**The Project** is Located in Al-Khobar, KSA

**Client** General Entertainment Authority

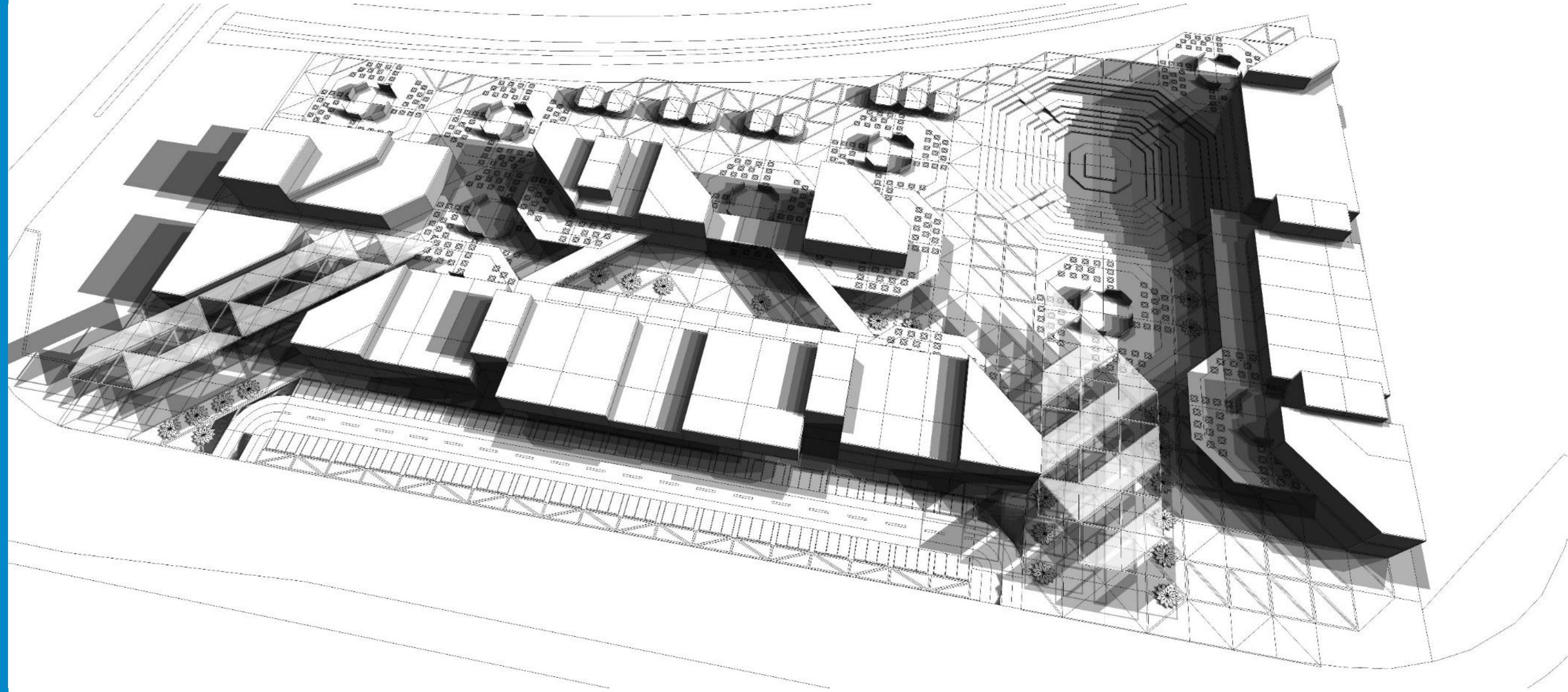
**Scope of Services,**  
Arch and Engineering Design including  
Master Planning, Infrastructure,  
Architectural, Interior Design  
Landscape Design, Structural, Electrical,  
Mechanical , Life Safety,  
and Construction Supervision

## Collaborates

HRTi's Designs A/E Consultant Office



# Al Dora Boulevard Entertainment Area



# Al Dora Boulevard Entertainment Area



## ■ Al Dora Boulevard Entertainment Area

**The Project** is Located in Riyadh , KSA

**Client** General Entertainment Authority

### Scope of Services,

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design Landscape Design, Structural, Electrical, Mechanical , Life Safety, and Construction Supervision

### Collaborates

HRTi's Designs A/E Consultant Office



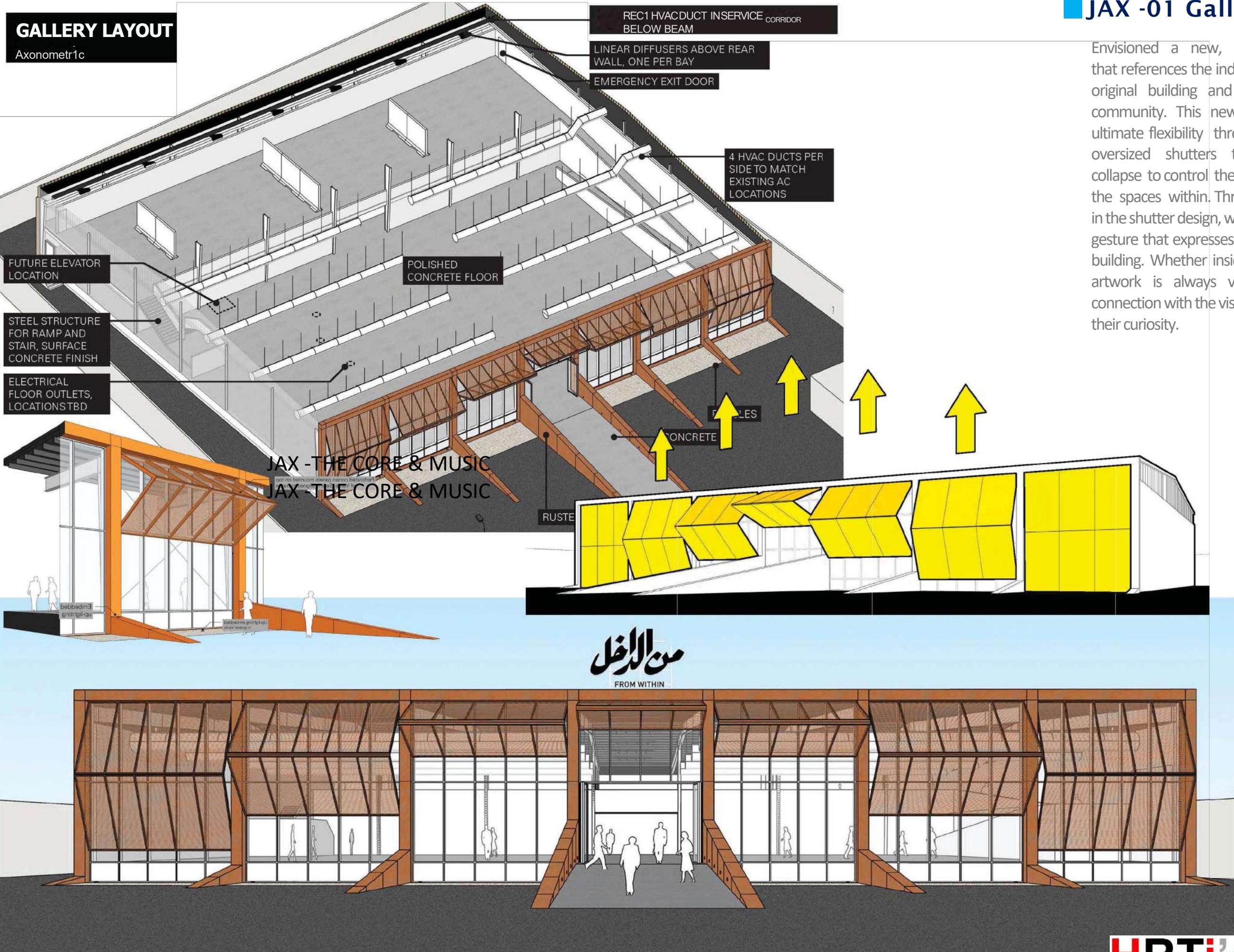
Jax - 01 - Gallerya AD – From Within



**HRTi's**  
Project Management Office

**A**  
**D.E.C.**

# Jax - 01 - Gallerya AD – From Within



## JAX -01 Gallerya AD

Envisioned a new, articulating façade that references the industrial roots of the original building and the surrounding community. This new design provides ultimate flexibility through the use of oversized shutters that expand and collapse to control the flow of light into the spaces within. Through a simple fold in the shutter design, we created an iconic gesture that expresses the life within the building. Whether inside or outside, the artwork is always visible, creating a connection with the visitors and capturing their curiosity.

# Jax - 01 - Gallerya AD – From Within



The project is located in Riyadh, KSA

## Scope of Services

Master Planning  
Master Planning  
Urban Design  
Architecture  
Buildings design Landscape design Interior design Building Construction  
Supervision Management Quantity survey, Review, and validity.



# Jax –The Core & Music



## JAX -THE CORE & MUSIC

In the center of the JAX district, the project aims to generate a vibrant and dynamic life around culture and art while maintaining, through its architecture, the industrial identity.

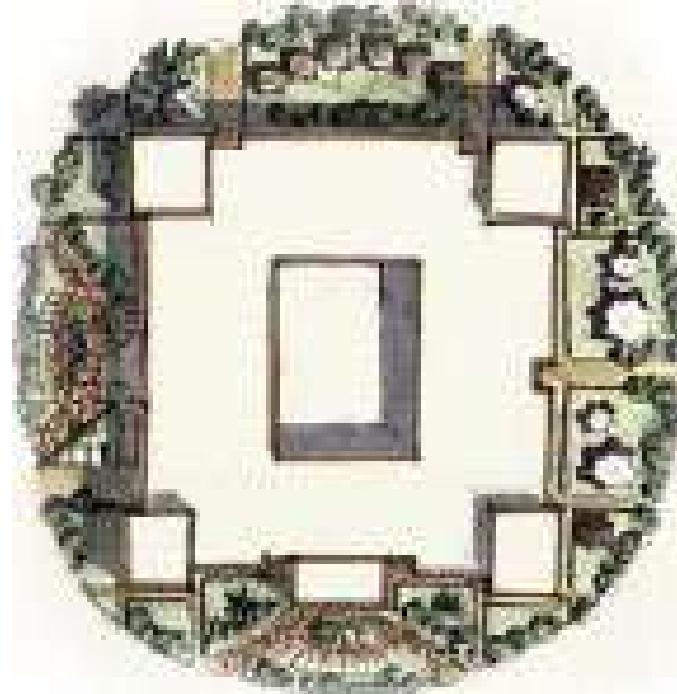
**The project** is located in Riyadh, KSA  
**Scope of Services**

Master Planning  
Master planning  
Urban design  
Architecture  
Buildings design  
Landscape design  
Interior Design  
Building Construction  
Supervision Management Quantity survey,  
Review, and validity.

# Jax –The Core & Music



## The Heritage Village



### ■ The Heritage Village

The Heritage Village is distinguished by its wonderful castle-like design, while each of its five floors is dedicated to a specific region in the Kingdom. The beauty of Saudi heritage is highlighted through the décor, exhibits, and traditional seating areas.

Through the architecture, we can already tell the castle's story. Nestled quietly beside the seaside lives what looks like a real-life sand castle mirroring the look of the coarse sand from its tan and rough texture surrounding its wall, combined with an interior architecture with traditional designs and vibrant mosaic windows remind us that it is a place of significance.

The Heritage Village's integrated museum displays more than 7,000 heritage pieces.



# The Heritage Village



**The project** is Located in Dammam, KSA  
The land area of **6000 Sq.m**

## Scope of Services

Master Planning  
Master Planning  
Urban design  
Architecture Buildings design  
Landscape design Interior design  
Building Construction  
Supervision Management Quantity survey

## Amenities

3 floors Multi-Purpose mega hall Various restaurants of different scales Commercial stores Galleries Museum

# Technical Support

# Diriyah Gate Projects



# Diriyah Gate Projects



## ■ Diriyah Gate Projects

The culture of Saudi Arabia is a rich one that has been shaped by its Islamic heritage, its historical role as an ancient trade center, and its Bedouin traditions.

Saudi society has experienced tremendous development over the past several decades. The Saudi people have taken their values and traditions – their customs, hospitality, and even their style of dress – and adapted them to the modern world.

**The project** is located in Riyadh, KSA

With total Area total area of **14-kilometer square**

**Client** Diriyah Gate Development Authority-  
Ministry Of Culture

# Diriyah Gate Projects



## Scope of Services

Diriyah Support, Studying and reviewing projects, licensing for all Projects, and supervising the implementation of Diriyah Authority Development projects

## Amenities

2 Basement  
Ground Floor  
First Floor  
Second Floor  
Including:-  
Offices,  
Workstations,  
Meeting rooms,  
Lounge/collaboration  
Café/pantry,  
Courtyards  
Copy/print, IDF,  
Canteen,  
Multi-purpose,  
Prayer room  
Wellness/mothers room  
Parking

# Diriyah Gate Projects



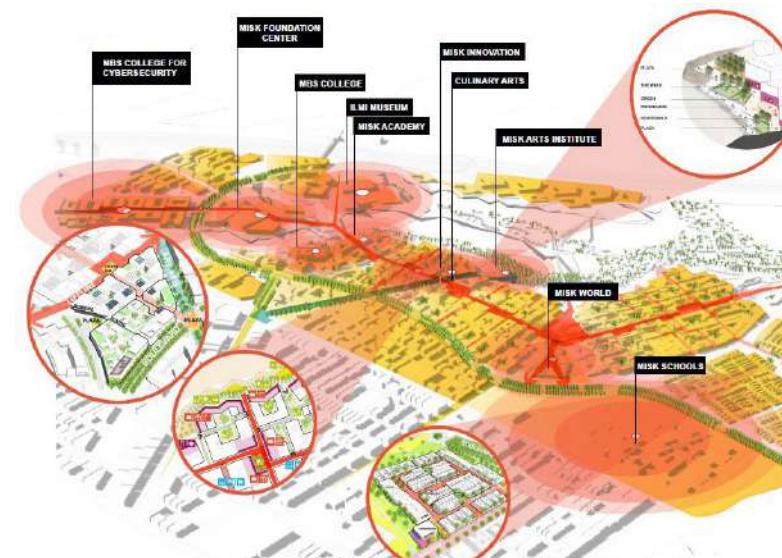
East Elevation



West Elevation



# Misk city

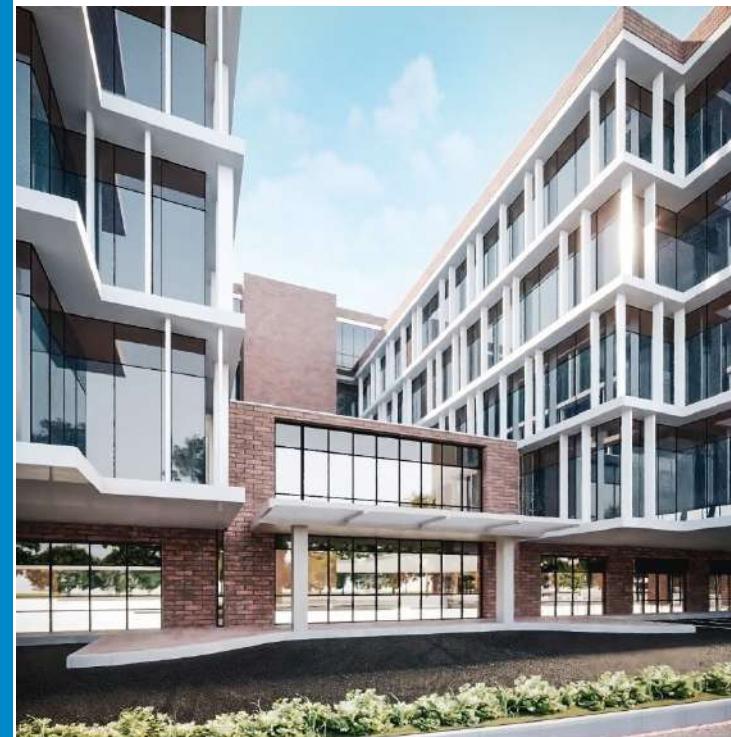


# **HEALTH CARE**

# Dawa Al- Salamah Hospital



# Dawa Al- Salamah Hospital



## Dawa Al- Salamah

The project is located in Jizan, KSA With total Area of **9172.36 sq.m**

**Client** Sahleh Hussin Salem Al Salam Company

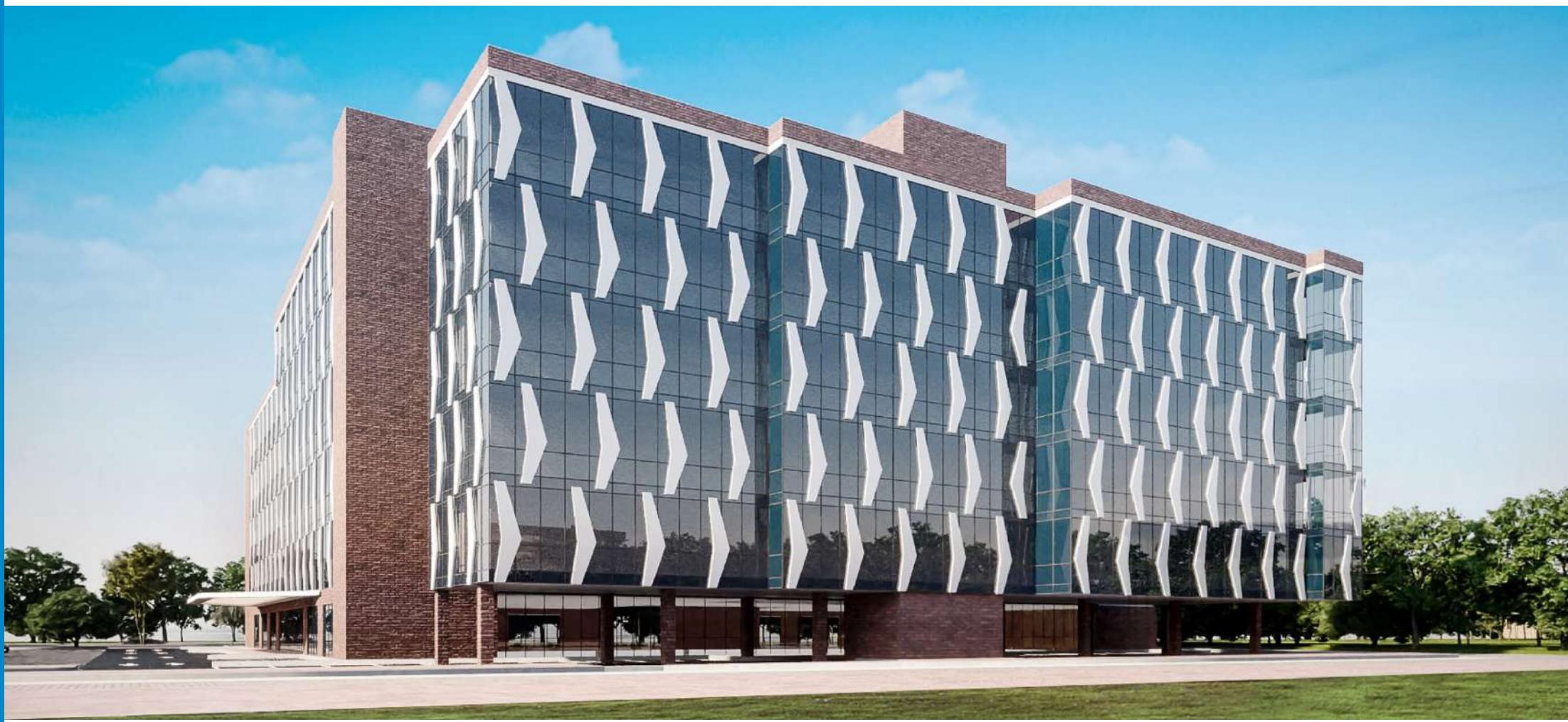
### Scope of Services

Medical Planning, Redesign  
Architectural Design  
Structural Design,  
MEP Design, Interior &  
Landscape Design and  
Construction Supervision

### Amenities

Number of beds 100  
Basement + Mezzanine  
Ground floor + 6 Floors  
Penthouse  
2 parking B+G 116-115 Slots

# Dawa Al- Salamah Hospital



# Dawa Al- Salamah Hospital



# AL- Saleem Hospital



# AL- Saleem Hospital



## ■ AL-Saleem Hospital

The project is located in Riyadh, KSA With total Area of **1437.60 sq.m**

**Client** Dr Omar Saleem

### Scope of Services

Medical Planning, Redesign  
Architectural Design  
Structural Design,  
MEP Design, Interior &  
Landscape Design and  
Construction Supervision

### Amenities

Number of beds 70  
Basement + Mezzanine  
Ground floor + 6 Floors  
Penthouse  
Parking

# Raddah Hospital



■ Raddah Hospital  
Long Term care  
Hospital

The project is located in Riyadh, KSA With total Area of **1578.75 sq.m**

**Client** Raddah

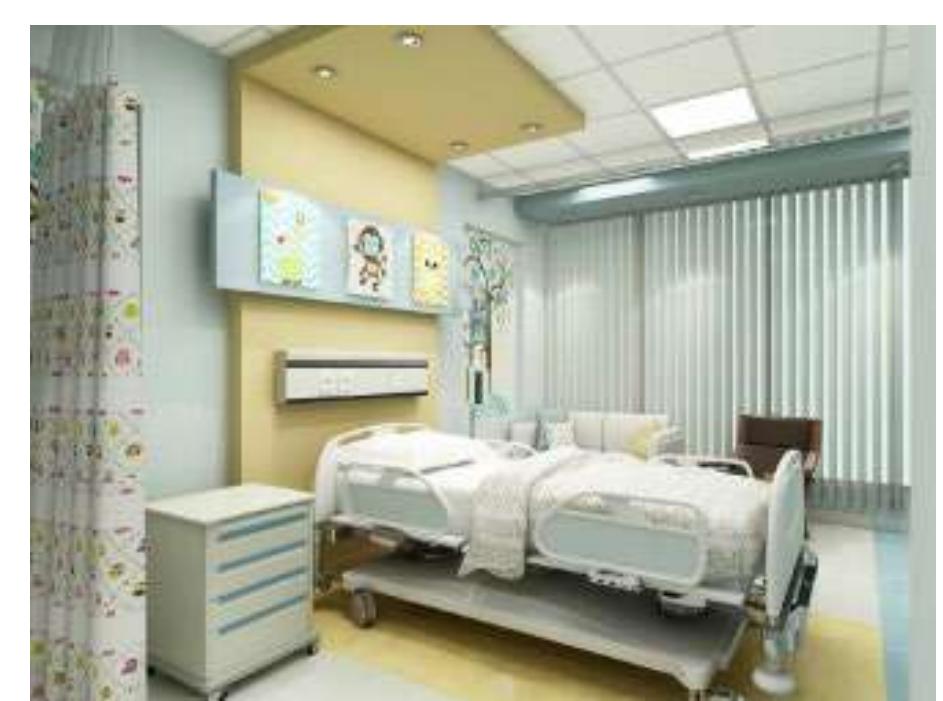
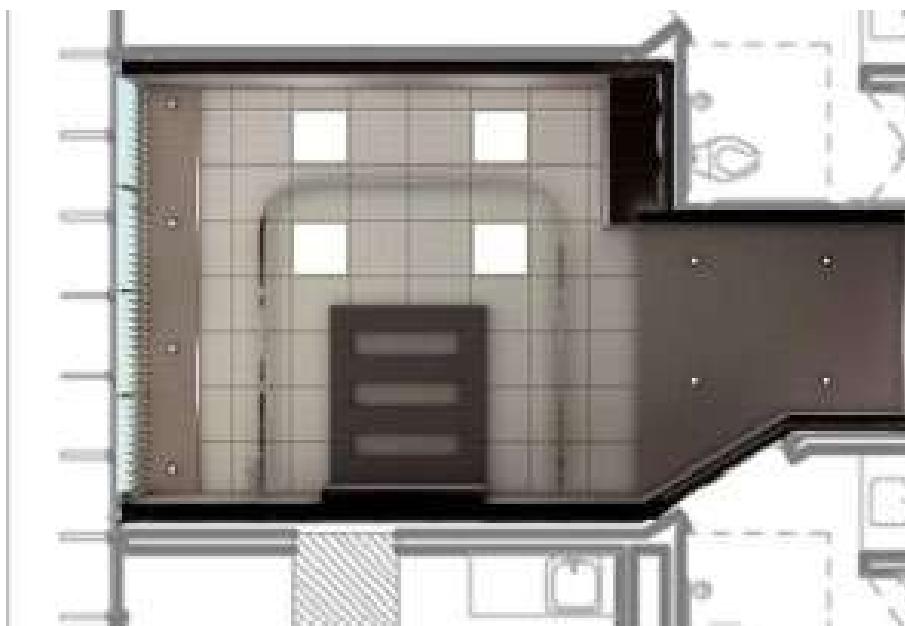
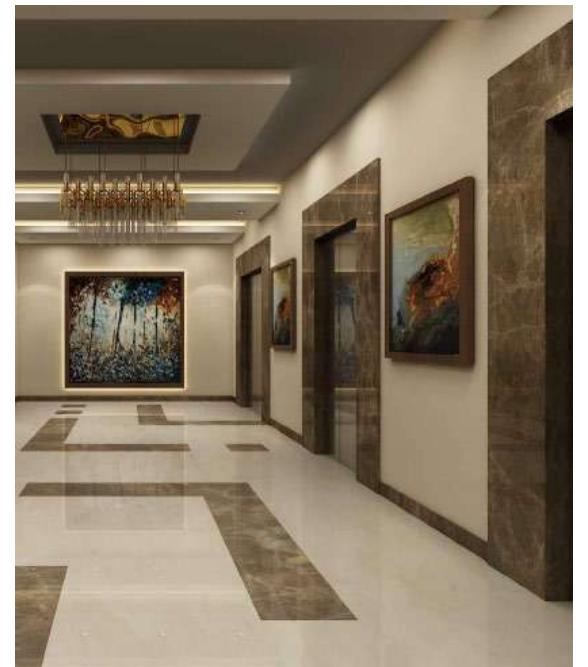
## Scope of Services

Medical Planning, Redesign  
Architectural Design  
Structural Design,  
MEP Design, Interior &  
Landscape Design and  
Construction Supervision

## Amenities

99 Bed  
Basement 1.2  
Ground floor + 11 Floors  
Penthouse

# Raddah Hospital



■ Raddah Hospital  
Long Term care  
Hospital

## HEALTH CLUB



## ■ Health Club

The project is located in Jeddah, KSA With total Area total area of **19,598 sq.m**

**Client** Fayed Jamil Zagzoog

### Scope of Services

Architecture Engineering  
Technical office

### Amenities

Residential compound  
Spa, internal swimming pool  
Restaurants  
Multipurpose playground  
(Basketball, Volleyball,  
Handball)



# AL MOUWASAT HOSPITALS



# AL MOUWASAT HOSPITALS



## Amenities

Clinics 60

Number of beds

200 I/C beds 70

height of five floors, and  
parking spaces for 500 cars

Advanced digital operating  
rooms The smart pharmacy  
that dispenses medicines  
using an automated robot

**The project** is located in Dammam,  
KSA With total Area of **26,580 sq.m**

**Client** Al Mouwasat Medical  
Services

## Scope of Services

Supervision Consultancy, -Overall General  
Architectural and Managerial Supervision of  
The Whole Project with a Close Observation  
of Materials and Equipment deliveries,  
Manufacturing Processes, and Construction  
confirming It's in line with the general  
specification need and Testing it if needed



# HOSPITALITY

# Al Ghadir Hotel



■ Al Ghadir Hotel

## Amenities

12 floors Residential building  
60 Apartments  
17 floors Hotel building  
335 Guest rooms  
Villas  
Ceremony hall  
Main lobby  
Back area

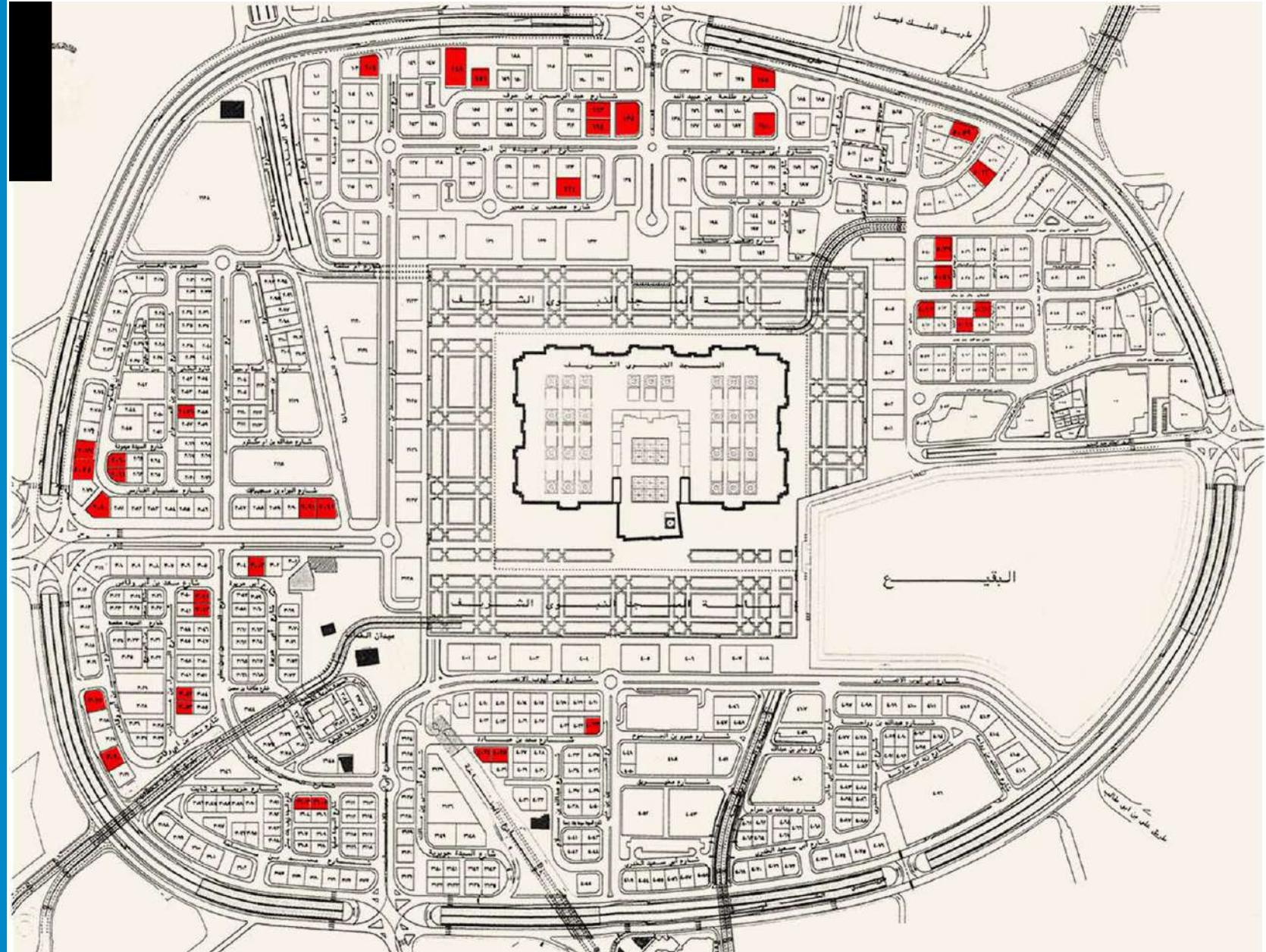
The project is located in  
Riyadh, KSA With total  
**10,000 sq.m**

**Client** Sheikh Abdul Kader  
Shiebat Al- Hamad

## Scope of Services

Arch and Engineering Design including,  
Infrastructure, Architectural, Interior Design  
Landscape Design, Structural, Electrical, Mechanical,  
Life Safety  
and Construction Supervision





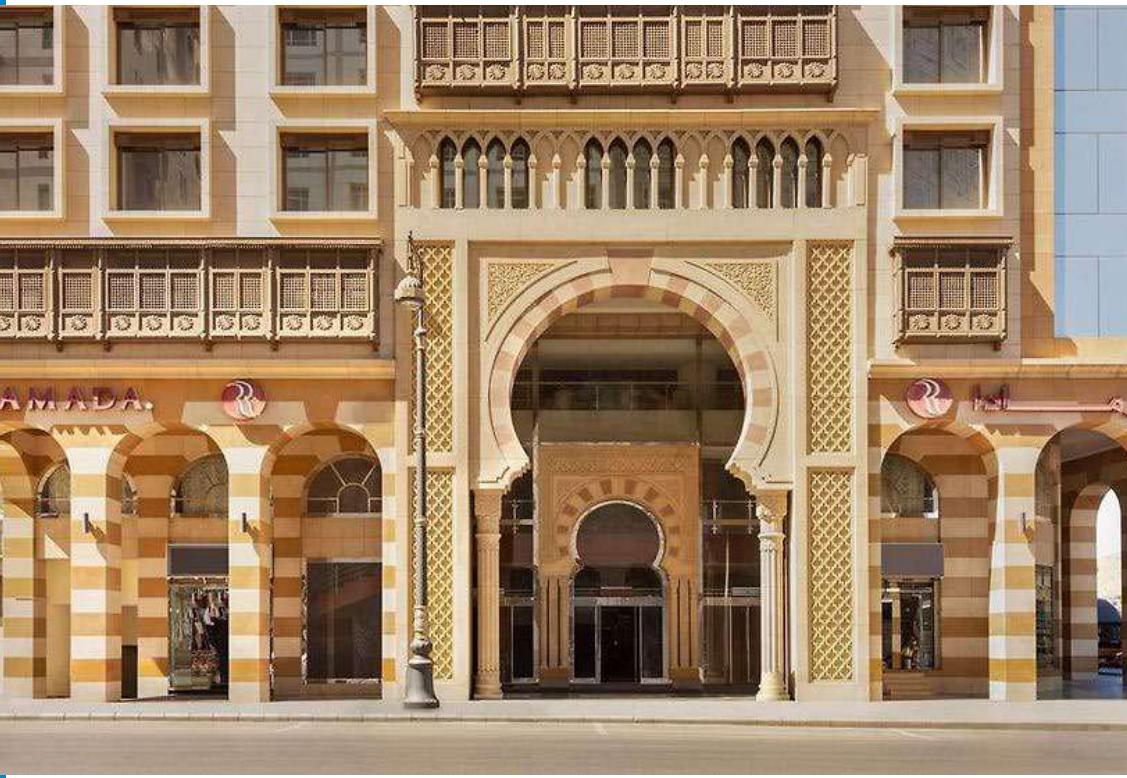
**Our role** was to maintain the spirit of Arabic style to fit with the Saudi Arabic Islamic style throughout our Architectural and interior design as well as to provide our Structural Design, MEP Design, Construction Supervision Quantity Survey, landscape Design



## ALMADINAH ALMONAWARAH HOTELS



## Ramada Hotel in Medina , KSA



## ■Ramada Hotel in Medina , KSA

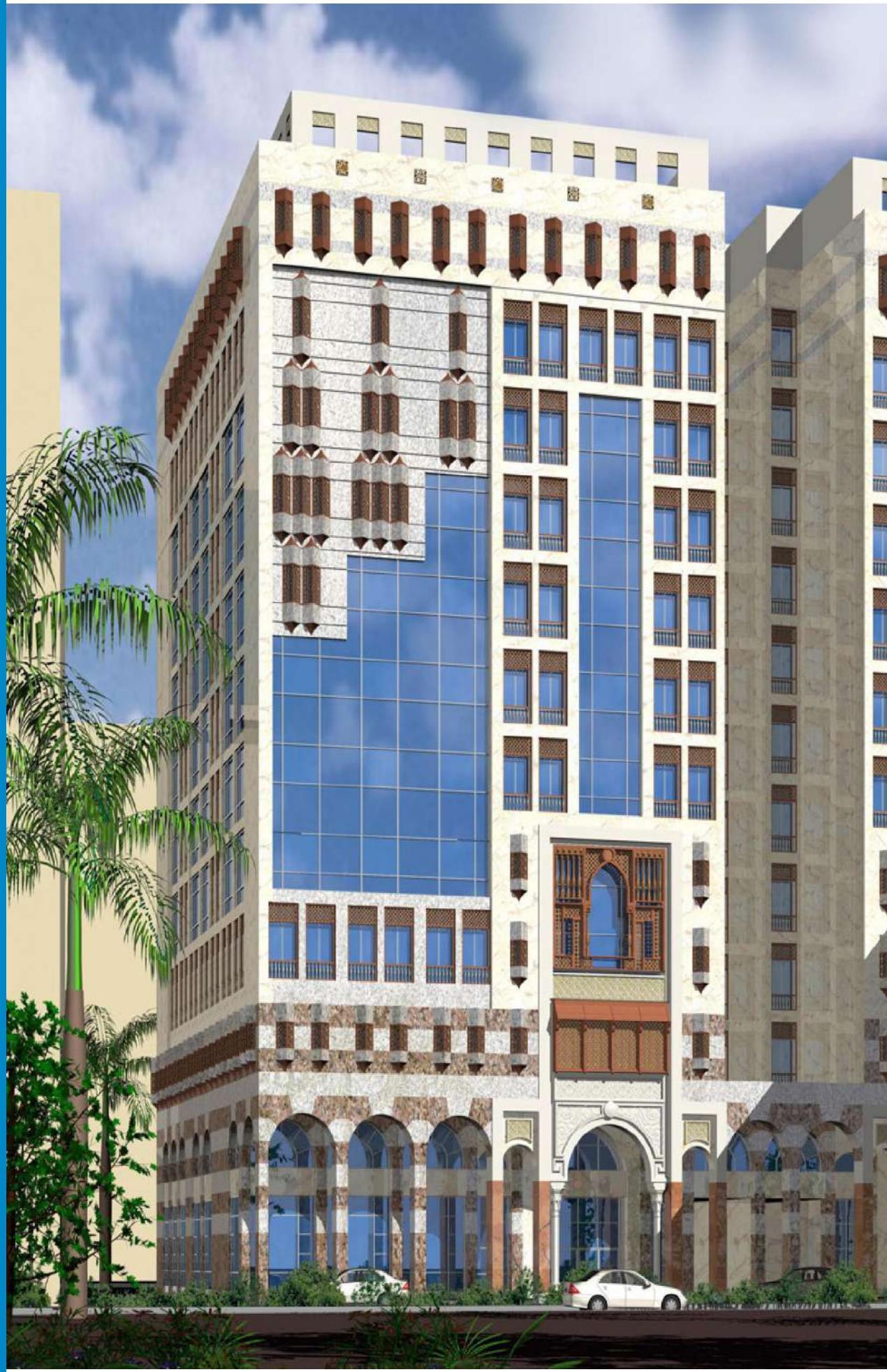
**The Project** is on approx.  
land area of **1057.9 sq.m**

**Client** Sheikh Abdul Qadir  
Shaybah Al-Hamad

**Scope of Services**  
Arch and Engineering  
Design including  
Infrastructure,  
Architectural, Interior  
Design, Structural,  
Electrical, Mechanical,  
Life Safety, and  
Construction  
Supervision

**Amenities:**  
3 Basements  
Ground floor  
Mezzanine  
14Typicalfloors  
235 Rooms and 14  
suites

## Hotel in Medina , KSA



## ■Hotels in Medina , KSA

The Project is on approx. land area of **824.50 sq.m**

**Client** Real Estate Al-Muhaisin

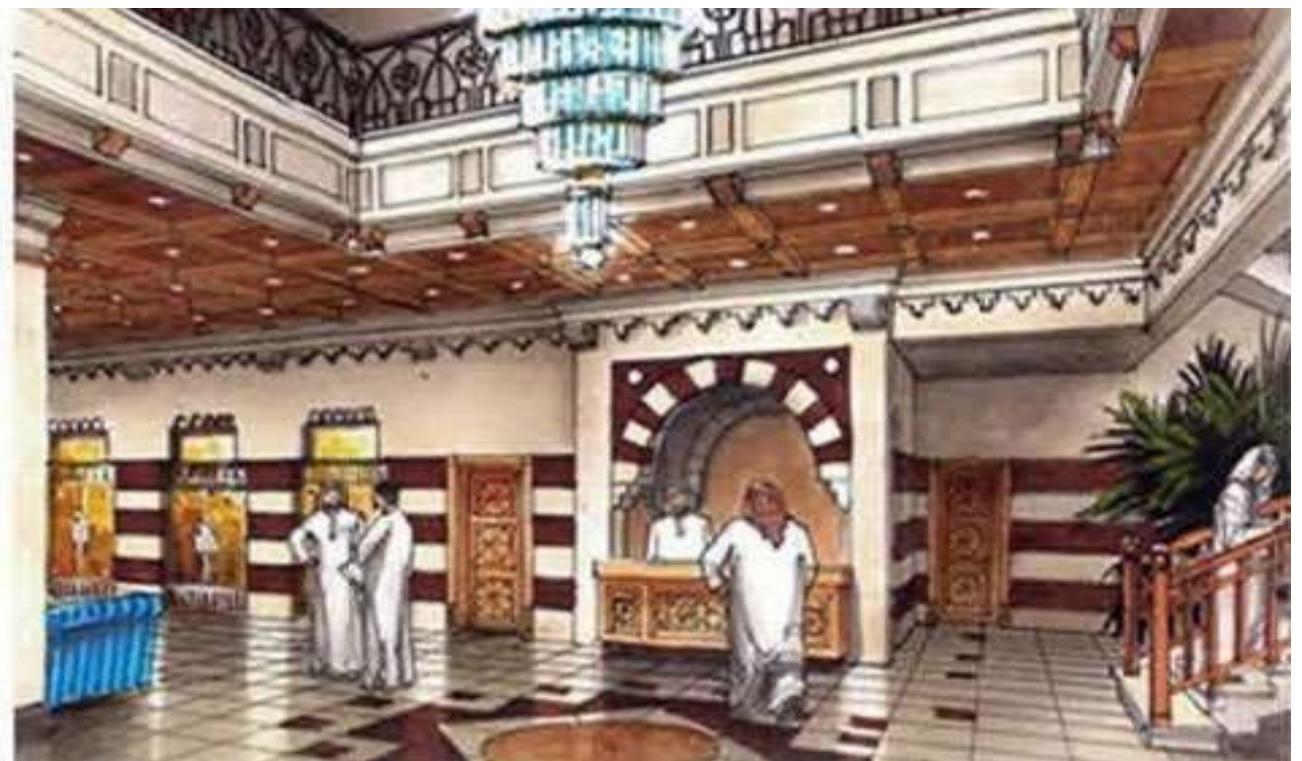
### Scope of Services

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### Amenities:

3 Basements  
Ground floor  
Mezzanine  
10Typical offices  
200 Deluxe Rooms

## Hotel in Medina , KSA



## ■ Hotels in Medina, KSA

**The Project** is on approx. land area of **500 sq.m**

**Client** Sheikh Faisal Al - Mutabbani

### **Scope of Services**

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### **Amenities:**

3 Basements  
Ground Floor  
Mezzanine  
54 Room  
10 Typical offices  
Rooms  
31 Suites.

## Hotel in Medina , KSA



**Hotels in Medina , KSA**

An elegant piazza with promenades all around the ground and a mezzanine floor for retails as in Saudi permits - like main hotel drop-off for visitors & guests, Guests up to the main lobby in the hotel, with an array of world amenities, including guest rooms & hotel suites, restaurants lounges, and function spaces arranged in a way that serves the guest rooms, We also designed the facades in Arabic style to fit with the Saudi Arabic Islamic style and this hotel was one of the 42 hotels we designed in Madinah, KSA and this hotel served the people in the pilgrimage season The best views from the development to the city beyond are preserved for the hotel guest rooms and suites, creativity a hospitality experience in KSA.



**The Project** is on approx. land area of **1057.9 sq.m**

**Client** Real Estate Al-Muhaisin

### Scope of Services

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### Amenities:

4 Basements  
Ground floor,  
Mezzanine,  
14 typical offices,  
420 Rooms

# Hotel in Medina , KSA



## Hotels in Medina , KSA

**The Project** is on approx.  
The land area of **1057.9 sq.m**

**Client** Real Estate Al-Muhaisin Rabia Development Company

**Scope of Services**  
Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

**Amenities:**  
2 Basements  
Ground floor  
Mezzanine  
13 Typical offices  
310 Rooms

## Hotel in Medina , KSA



challenge An elegant piazza with promenades all around the ground and a mezzanine floor for retails as in Saudi permits - like main hotel drop-off for visitors & guests, Guests up to the main lobby in the hotel, with an array of world amenities, including guest rooms & hotel suites, restaurants lounges and function spaces arranged in a way that serve the guest rooms, We also designed the facades in Arabic style to fit with the Saudi Arabic Islamic style and this hotel was one of the 42 hotels we designed in Madinah, KSA and this hotel served the people in the pilgrimage season The best views from the development to the city beyond are preserved for the hotel guest rooms and suites, creativity a hospitality experience in KSA.



## Hotels in Medina , KSA

**The Project** is on approx.  
land area of **1057.9 sq.m**

**Client** Real Estate Al- Muhaisin

**Scope of Services**  
Arch and Engineering  
Design including  
Infrastructure,  
Architectural, Interior  
Design, Structural,  
Electrical, Mechanical,  
Life Safety, and  
Construction Supervision

**Amenities:**  
2Basements  
Ground floor  
Mezzanine  
10Typical Floors(Standard  
Rooms)  
150 Deluxe Rooms

## Hotel in Medina , KSA



## ■Hotels in Medina , KSA

**The Project** is on approx.  
The land area of **1057.9 sq.m**

**Client** Al Rabeh Real Estate Development Company

### Scope of Services

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### Amenities:

2 Basements  
Ground floor  
Mezzanine  
10Typical offices  
140 Rooms  
39 Suites

## Hotel in Medina , KSA



## ■Hotels in Medina , KSA

**The Project** is on approx.

The land area of **1018 sq.m**

**Client** Real Estate Al-Muhaisin

### **Scope of Services**

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### **Amenities:**

4 Basements  
Ground floor  
Mezzanine  
14 Typical floors  
420 Deluxe Rooms

# Hotel in Medina , KSA



## Hotels in Medina , KSA

The Project is on approx.

The land area of **500 sq.m**

**Client** Real Estate Al-Muhaisin

### Scope of Services

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### Amenities:

3 Individual hotels comprising  
760 guestrooms  
70 suites with all utilities

# Mashaer Hotel



## ■ Hotels in Medina , KSA

The Project is on approx.  
The land area of **16,027 sq.m**

**Client** ALNAKHEEL GROUP

### Scope of Services

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### Amenities:

3Basements      Ground floor Mezzanine  
16 Typical floors  
420 Deluxe Rooms

# Rixos Hotel Development Project



## Rixos Hotel Development Project

The Project is on approx.

The land area of **262.000 sq.m**

**Client** FTG Development Company

### Scope of Services

Design review  
consultant Supervision

### Amenities:

Beach resort  
7 stars Hotel  
Villas Water Park  
Park  
Marina

# Rixos Hotel Development Project



# Movenpick Hotel - Egypt



## Movenpick Hotel 6<sup>th</sup> of October City, Egypt

**The Project** is Located on the 6th of October City, Egypt in on approx. land area of **16,500 sq.m**

**Client** Media Production City

### Scope of Services

Arch and Engineering Design including, Infrastructure, Architectural, Interior Design - Landscape Design, Structural, Electrical, Mechanical - Life Safety and Construction Supervision

### Amenities:

Multiple-use complex A five-star hotel Convention center Shopping mall Cultural center Swimming pool



# Movenpick Hotel - Egypt



# Movenpick Hotel - Egypt





# **EDUCATIONAL**

# AlFaislh Islamic Schools



# Al Faisliah Islamic Schools



■ Al Faisliah Islamic Schools  
Al Khobar, KSA

**The Project** is Located in Al Kohbar, KSA

**Client** Ma'arif

## Scope of Services

Design and review, Construction  
Supervision  
Architect of Record

## Amenities:

Renovation of School Building  
Elementary School  
Secondary School  
International School



**HRTi's**  
Project Management Office

**D.E.C.**

# AlFaisliah Islamic Schools



**HRTi's**  
Project Management Office

**A**  
**D.E.C.**

# Manarat Al-Khobar Schools



■ **Manarat Al-Khobar Schools**  
Al Khobar, KSA

**The Project** is Located in Al Kohbar, KSA

**Client** Ma'arif

## Scope of Services

Re-Design - Architectural Design , Interior Design Structural Design Electrical, Mechanical Design, safety design, and construction Supervision

## Amenities:

New International School Building Design



# ROWAD ALKHALEEJ INTERNATIONAL SCHOOL



## ■ ROWAD ALKHALEEJ INTERNATIONAL SCHOOL

**The Project** is Located in Al Jeddah -KAEC, KSA in approx. land area **20,418 m<sup>2</sup>**

**Client** Al-Khaleej for Training and Education Co.

### **Scope of Service**

DESIGN REVIEW FOR:  
ARCHITECTURAL  
MECHANICAL  
ELECTRICAL  
STRUCTURAL  
TIS & EIA STUDIES

### **Amenities:**

New International School  
Building Design

### **Situation :**

UNDER CONSTRUCTION

# Elit international school

## Elit international school

The Project is in approx.  
land area **25,720.80 Sq.m**

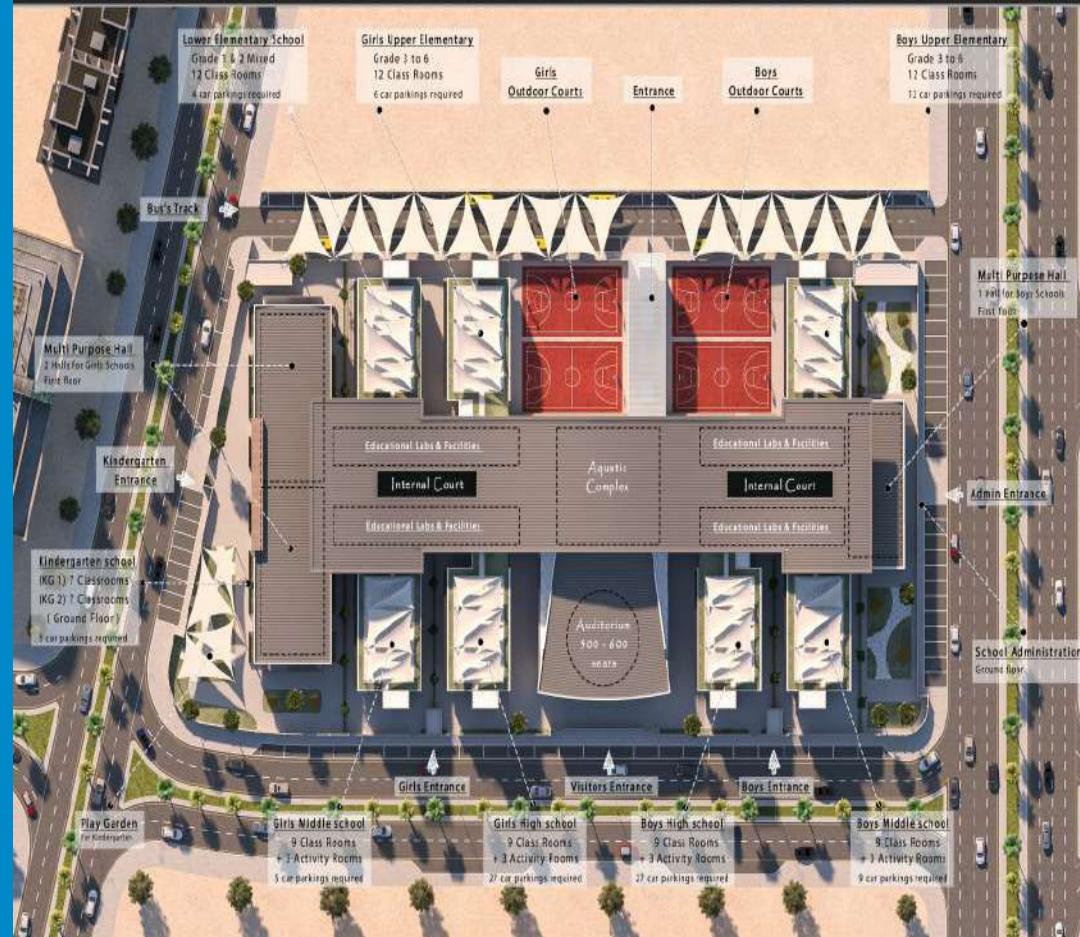
**Client** Elit international

### Scope of Services

Design review and code  
consultancy

### Amenities:

Administration, KG, Primary  
school, Preparatory school,  
Secondary school  
Playgrounds, and multi-  
Purpose hall.



# Al Qunfoda Campus



**Al Qunfoda Campus**  
Umm Al-Qura University Al-Qunfudah, KSA

**The Project** is located in Qunfudah, KSA in approx. land area **200,000 Sq.m**

**Client** Umm Al Qura University

## Scope of Services

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior - Landscape Design, Structural, Electrical, Mechanical - Life Safety

## Amenities:

Classrooms  
Lecture rooms  
Library  
Playgrounds



## NAJD NATIONAL SCHOOL - RIYADH



## ■ NAJD NATIONAL SCHOOL - RIYADH

**The Project** is Located in  
Riyadh, KSA in approx. land  
area **72,612 Sq.m**

**Client** NAJD NATIONAL

### **Scope of Services**

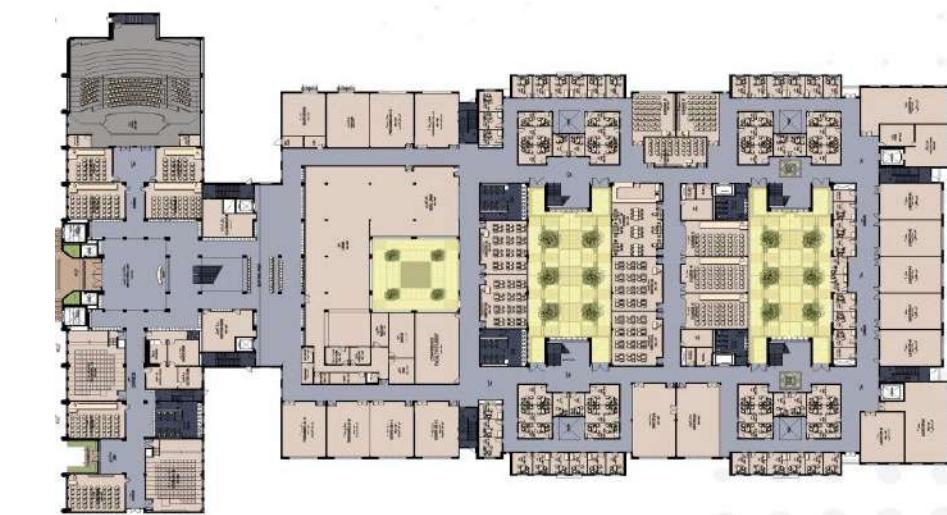
Architectural design,  
Landscape design interior  
design

### **Amenities:**

Educational building  
Kindergarten building  
Administration building  
Swimming pool Basketball  
court Maintenance building



# Faculty of Computer Science



## Faculty of Computer Science

The Project in approx. land area  
**6,216 m<sup>2</sup>**

**Client** Ministry of Education

### Scope of Services

Architectural Design  
Engineering, Technical evaluation, and studies

### Amenities:

Lecture rooms  
computer labs  
administrative places  
theater hall  
Service locations  
Cafeterias  
stores

# New Taibah School and Calligraphy complex



## New Taibah School and Calligraphy complex

The Project in approx. land area **27.467 Sq.m**

**Client** NAJD NATIONAL

### Scope of Services

Technical support to intl.  
Design firm during concept  
Design then undertake rest of  
The Design phases & Tander  
preparation

### Amenities:

Administration,  
KG,  
primary school,  
preparatory school,  
secondary school  
playgrounds, and multi-  
purpose hall



# UMM AL-QURA UNIVERSITY



## Umm Al Qura University Makkah, KSA

The challenge was to build 5 faculties along the master plan girls' spine considering all functional and privacy requirements.

Coordination with the existing spine, landscape, and buildings was a real challenge in the project in addition to considering prototypes in all details and design elements

### Solution

The faculties were designed considering all aspects and professionally coordinated with the existing spine and its construction work.

The building used precast cladding technology and its architectural style considered the existing university creating a homogeneous style for all the university constructed phases. The building has very good studied circulation, especially in terms of service circulation and creating privacy for the female students in the Saudi community

**The Project** is Located in KSA on approx. the land area of **1,200,000 sq. meters**

**Client** Umm Al Qura University

### Scope of Services:

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design - Landscape Design, Structural, Electrical, Mechanical - Life Safety, and Construction Supervision

### Amenities:

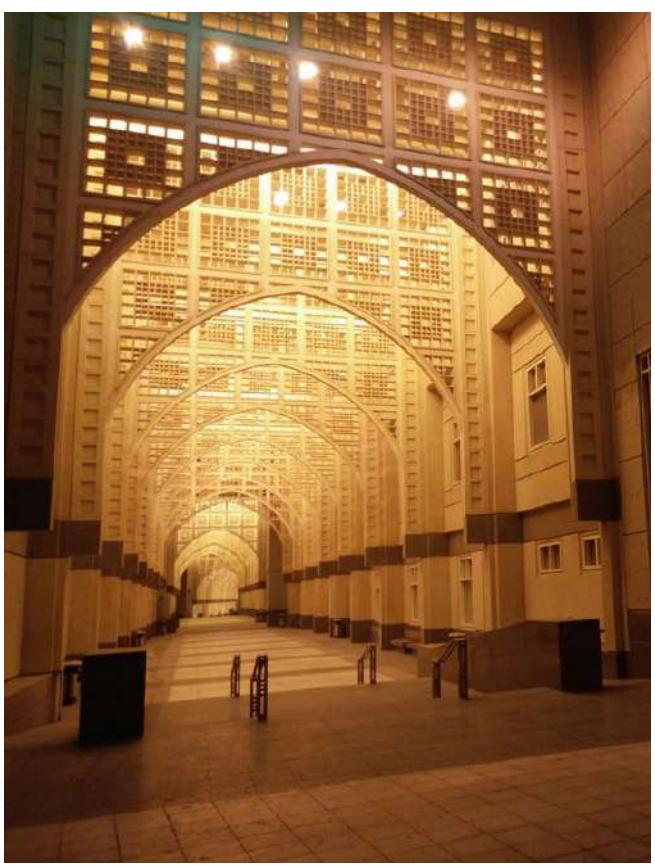
Residential buildings, Administration, Commercial buildings, Restaurants

Shopping mall, Service building, Two commercial Parking areas, Open area

Faculty of Education Faculty of Social Science Faculty of Computer

Faculty of Art & Interior design Faculty of Islamic da'wa

# UMM AL-QURA UNIVERSITY



# Faculty of Law - Libya



■ Faculty of Law  
Libya

The Project in approx. land  
area **25,050 m<sup>2</sup>**

**Client** Al Fateh University

**Scope of Services**

Architectural Design  
Engineering  
Construction Supervision

## Amenities:

3 floors  
4 Reading halls  
25 Seminar rooms  
20 Staff rooms  
25 Administration offices Library  
Computer center



# Faculty of Economics - Libya



■ Faculty of Economics  
Libya

**The Project** in approx. land  
area **25,050 m<sup>2</sup>**

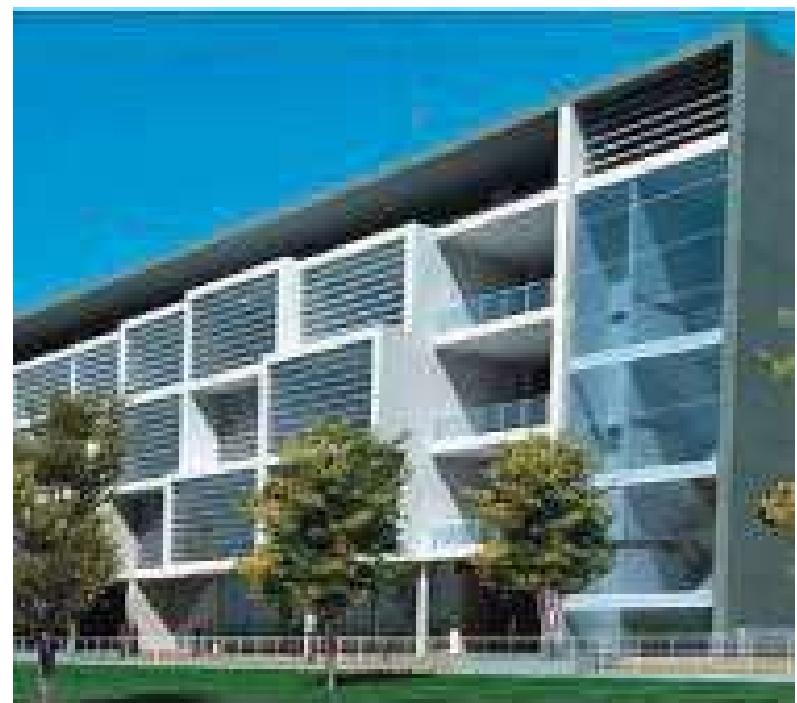
**Client** Al Fateh University

## Scope of Services

Architectural Design  
Engineering  
Construction Supervision

## Amenities:

4 floors Classrooms Staff  
rooms Section rooms  
Administration offices Library  
Computer Center





**The Project** in approx. land area **130.000 m<sup>2</sup>**

**Client** Mass Media

**Scope of Services**

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design, Landscape Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

**Amenities:**

Academy Buildings,  
Theaters,  
Hostel,  
Studios  
Mall



# **COMMERCIAL BUILDING**

# HYPER MALL



# Americana Restaurants and Drive through

 Americana Restaurants and Drive Through

The Project is located in AlSulaimanyah, Riyadh, KSA

Client Americana

## Scope of Services

Design and review,  
Construction Supervision,  
Architect of Record



# Americana Restaurants and Drive through

## Americana Restaurants and Drive Through

**The Project** is located in Arrayan, Riyadh, KSA

**Client** Americana

### Scope of Services

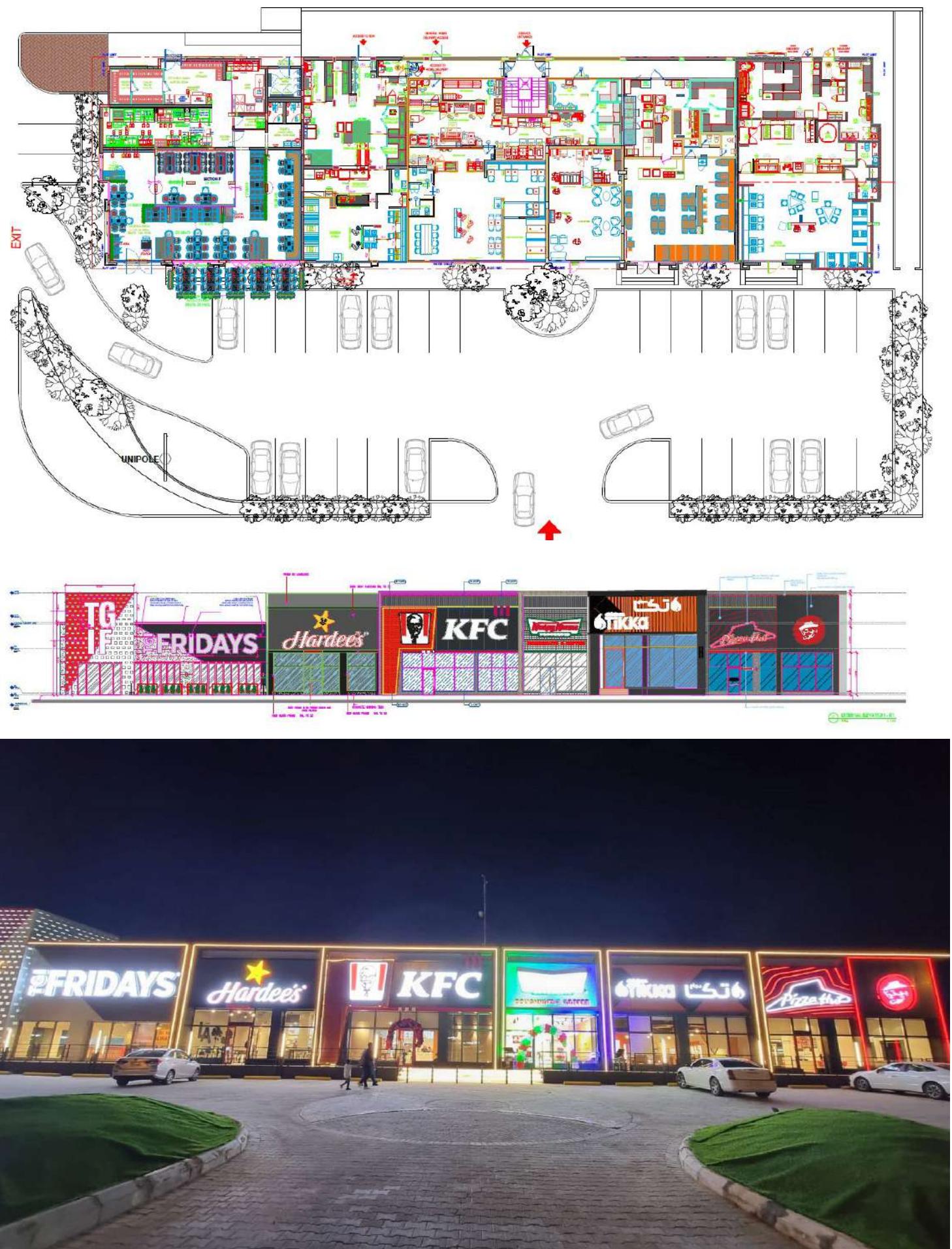
Design and review, Construction Supervision, Architect of Record

### Description

Renovation Exterior & Interior



# Americana Restaurants and Drive through



**Americana Restaurants and Drive Through**

**The Project** is located in Dammam, KSA

**Client** Americana

## Scope of Services

Design and review,  
Construction Supervision,  
Architect of Record

## Description

Renovation Exterior & Interior



# Hyper Market Al Tamimi



## Hyper Market Al Tamimi

The Project is located in  
Dammam, KSA  
In approx. land area **17,838 Sq.m**

**Client** Al Tamimi

### Scope of Services

Architecture Engineering & Spaces

### Amenities:

Al Tamimi hyper market  
Retail  
Food court  
Parking



# NATIONAL COMMERCIAL BANK, JEDDAH – KAEC



## NATIONAL COMMERCIAL BANK, JEDDAH – KAEC

The Project is located in Jeddah, KSA In approx. land area **28,178 Sq.m**

**Client** National Commercial Bank. Developer: Emaar The Economic City (EEC)  
**Authority:** The Economic Cities Authority (ECA).

### Scope of Services

Design Review –  
AOR & Construction  
Inspection

### Amenities:

The project is the main data center for the NCB tier  
4, bank branch in KEAC and the main archive for documents



# **ADMINISTRATION BUILDING**

# Office Building



## ■ Office Building

United Takamul

Prince Maged Road, Jeddah, KSA

**The Project is located** in Prince Maged Road, Jeddah, KSA In approx. land area **17,030 Sq.m**

**Client** United Takamul

### Scope of Services

Arch and Engineering Design including Master Planning, Infrastructure, Architectural, Interior - Landscape Design, Structural, Electrical, Mechanical - Life Safety and Construction Supervision

### Amenities:

Guest rooms & apartments Office spaces

Hypermarket

Shopping mall & parking



## Business Park



### ■ Business Park

**The Project is** In approx. land area **35,000 Sq.m**

**Client** Skab Real Estate Co.

#### **Scope of Services**

Architectural design

#### **Amenities:**

3 office buildings Podium contains retail and recreational Facilities



# Office Building - Al Wabel Trading Group



## Office Building

Al Wabel Trading Group  
Dammam, KSA

**The Project** is Located In Dammam, KSA on approx. land area **3,400 Sq.m**

**Client** Al Wabel Trading Group

### Scope of Services

Arch and Engineering Design including Infrastructure, Architectural, Interior Design, Structural, Electrical, Mechanical, Life Safety, and Construction Supervision

### Amenities:

Guest rooms  
Apartments Office spaces  
Shopping mall & parking

# Cultural Complex - Ministry of Culture



## ■ Cultural Complex

Ministry of Culture

**The Project** is at approx. land area **2,000 Sq.m**

**Client** Ministry of Culture

**Scope of Services**

Architecture Design  
Engineering

### Amenities:

10 stories Culture Building  
Administration Offices  
Underground car parking  
Art Galleries



# Nakhla Office Building in Riyadh



■ Nakhla Office Building

Riyadh , KSA

**The Project** is Located in  
Riyadh, KSA at approx. land  
area **60,000 Sq.m**

**Client** Al-Rashed and Al-  
Amoudi Company

**Scope of Services**

Architecture Design  
Engineering

**Amenities:**

2 Basement floors  
3 commercial floors  
26 administrative floors  
5-star restaurant

## Mixed Use Tower in South Obhur



### ■ Mixed Use Tower in South Obhur

Obhur , KSA

**The Project** is Located in Abhur, KSA at approx. land area **60,000 Sq.m**

**Client** Dr.Sultan bin ali bin Musallam

**Scope of Services**  
Concept design

#### **Amenities:**

Guest rooms &  
Apartments  
Office spaces  
Hypermarket  
Shopping mall & parking

# **INDUSTRIALS**

## Southern Factory for Cardboard Project



### ■ Southern Factory for Cardboard

**The Project** is at approx. land area **58'446.00 Sq.m**

**Client** SOUTHERN FACTORY FOR PAPER PRODUCTS. CO. LTD

#### Scope of Services

Design review consultant For  
ARCHITECTURAL  
MECHANICAL  
ELECTRICAL  
STRUCTURAL  
TIS & EIA STUDIES

#### Amenities:

PRODUCTION AREA  
RAW MAT ADMIN AREA  
FINISHED PROD UTILITY AREA

# AlQudra factory



## ■ AlQudra factory

The Project is at approx. land area **30.014 Sq.m**

**Client** KING ABDULLAH ECONOMIC CITY

### Scope of Services

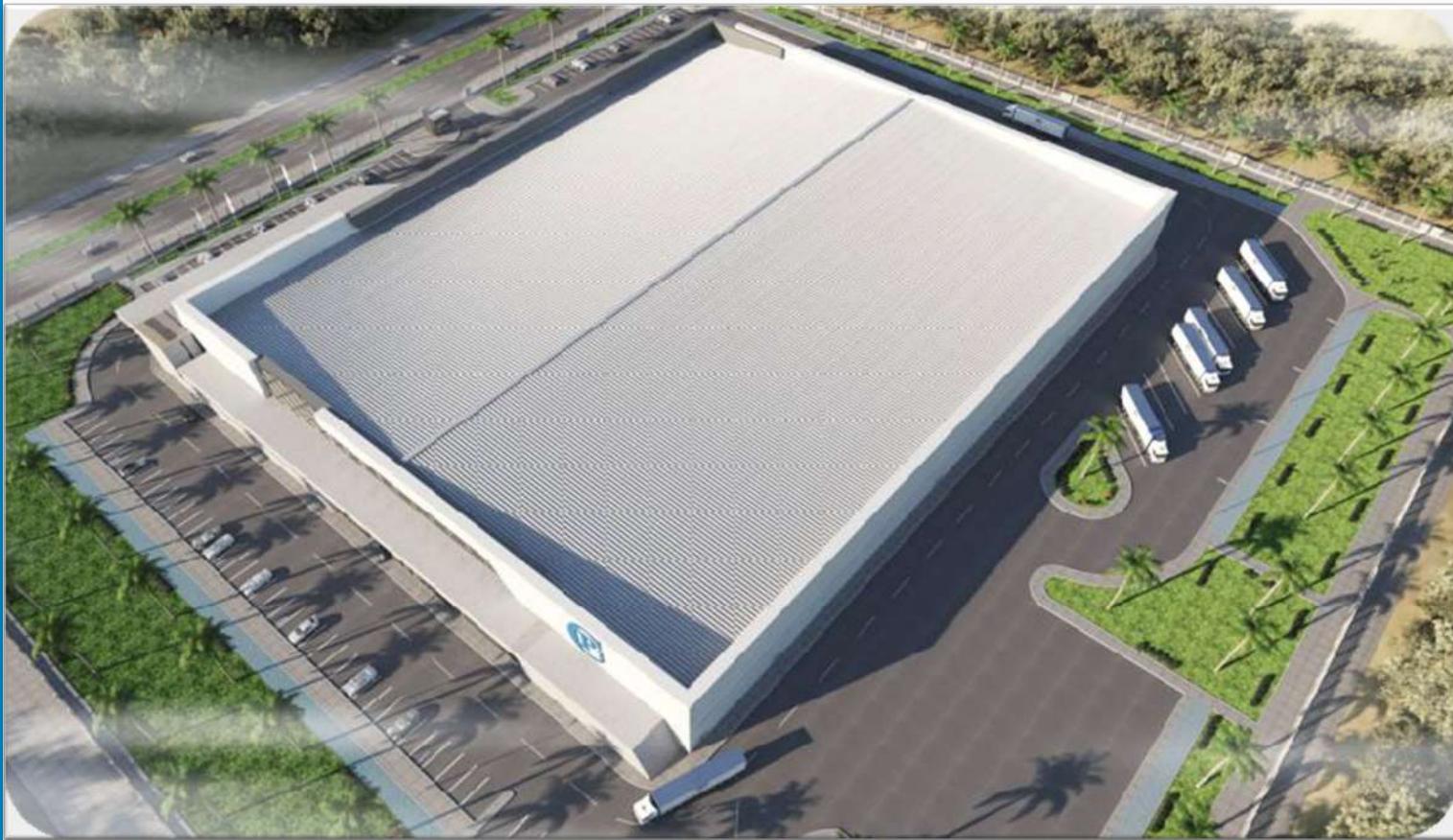
Design review consultant For  
ARCHITECTURAL  
MECHANICAL  
ELECTRICAL  
STRUCTURAL  
TIS & EIA STUDIES

### Amenities:

The Central Core hosts the incubators. Business Center Entrepreneurship School.

FACTORY 01  
FACTORY 02 ( Hess)  
Concrete plant Future extension  
Administration Building  
Scale  
WORKSHOP, Substation  
CAR PARKING 82 car  
Security, TRUCK PARKING 13 trucks  
Stockyard  
Raw materials

# Cement product industry factory



## Cement product industry factory

The Project is Located in Jeddah KAEC at approx. land area **27,759 Sq.m**

**Client** Cement Product Industry Co.LTD.

### Scope of Services

Design review consultant For  
ARCHITECTURAL  
MECHANICAL  
ELECTRICAL  
STRUCTURAL  
TIS & EIA STUDIES

### Amenities:

WAREHOUSE  
ADMINISTRATION  
CARS PARKING BUSES  
PARKING TRUCKS  
PARKING EXTERNAL  
STORAGE SECURITY  
COVERED OUTDOOR AREA  
FOR DRIVER'S PRODUCTION AREA



## CIGALAH GROUP PHARMACEUTICAL FACTORY

**The Project** is Located in Jeddah-KAEC at approx. land area **32,053 Sq.m**

**Client** CIGALA MU LT I INDUSTRIES CO

### Scope of Services

Design review consultant For  
ARCHITECTURAL  
MECHANICAL  
ELECTRICAL  
STRUCTURAL  
TIS & EIA STUDIES

### Amenities:

Administrative Building  
Pharmaceutical  
Laboratories cooling zones  
Raw material warehouses  
Finished Material Warehouses  
Warehouses  
The mosque  
Changing areas  
Waste disposal areas

# NATIONAL PAINTS FACTORY



## NATIONAL PAINTS NATIONAL PAINTS FACTORY

The Project is Located in Jeddah-KAEC at approx. land area **53,472 Sq.m**

**Client** NATIONAL PAINTS CO

### Scope of Services

Architectural and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design - Landscape Design, Structural, Electrical, Mechanical - Life Safety, and Construction Supervision

### Amenities:

157 residential units Commercial Zone  
Clubhouse  
Multi-use building  
Sports club & Gardens



# Apex Pharma Factory



## ■ Apex Pharma Factory

**The Project** is Located in KAEC at approx. land area **49,891 Sq.m**

**Client** Multi Apex Pharma Co

### Scope of Services

Design Review for Master Plan, infrastructure, Architectural, Structural Electrical, Mechanical, safety design - AOR & Construction Inspection

### Amenities:

Pharmaceutical laboratories  
Administrative building  
cooling zones  
Raw material warehouses  
Finished Material Warehouses  
The mosque  
Changing areas  
Waste disposal areas

# **RESIDENTIAL**

# El Rashed Compound Al Jubail, KSA



■ **El Rashed Compound**  
Rashed El Rashed & Sons Group  
Al Jubail, KSA

**The Project** is Located in Al Jubail, KSA at approx. land area **320,000 Sq.m**

**Client** Rashed El Rashed & Sons Group

## Scope of Services

Master planning  
Architectural design  
Engineering

## Amenities:

157 residential units  
Commercial Zone  
Clubhouse  
Multi-use building  
Sports club & Gardens



# Zahran villas , Riyadh, KSA



## Zahran villas

Zahran Riyadh, KSA

The Project is Located in Zahran Riyadh, KSA at approx. land area **17,173 Sq.m**

**Client** Zahran

### Scope of Services

Architectural design  
Engineering

### Amenities:

The reception building  
5 villas  
Playgrounds



# Olayia Project



The design of the facades was done in the modern Andalusian style, taking into account the treatment of the similarity of the facades by distinguishing some architectural forms.



## ■ Olayia project

**The Project** is at approx. land area **25,720.80 Sq.m**

**Client** Saudia Real Estate Development Company

### Scope of Services

Design review and code consultancy

# Residential Compound , Jeddah



## Amenities

Residential compound  
65 Villas  
Spa  
Internal swimming pool  
Restaurants Multipurpose,  
Playground ( Basketball,  
Volleyball, Handball)

## ■ Residential compound , Jeddah

**The Project** is Located in  
Jeddah KSA at approx. land  
area **19,598 Sq.m**

**Client** Fayed Gmail Zak Zouk

## Scope of Services

Architecture Design  
Engineering Technical office



## Private Villa



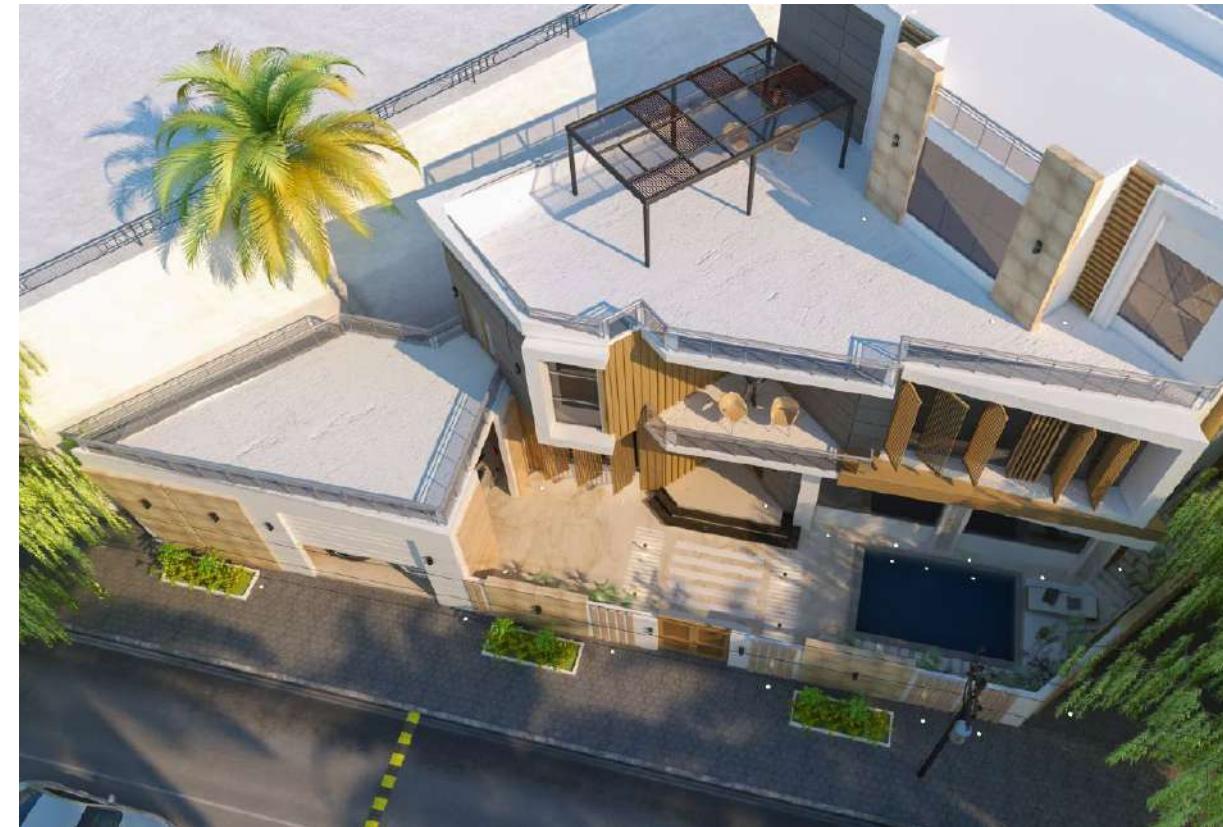
## ■ Private Villa

The spirit of the design challenge is the nature of the land that characterizes this project until a unique and different model is made from the traditional forms of villas..

**The Project** is at approx. land area **314.40 Sq.m**

**Client** Private

**Scope of Services**  
Design Review



# Nasser Gardens



**Nasser Gardens**  
Al Esaie Group , Jeddah

**The Project** is Located in  
Jeddah, KSA at approx. land  
area **452,000 Sq.m**

**Client** Al Esaie Group

## Scope of Services

Master Planning  
Architectural Design  
Engineering

## Amenities:

### Consists of 2 Phases

- Development compound
- 26 Townhouses,
- 156 Villas
- Touristic compound
- 48 Townhouses,
- 72 Villas



# Al Thoumaly Villas



## ■ Al Thoumaly Villas

Jeddah, KSA

**The Project** is Located in Jeddah, KSA at approx. land area **1,195 Sq.m**

**Client** Dr. Saad Al Thoumaly

### Scope of Services

Master Planning  
Architectural Design  
Landscape  
Engineering

### Amenities:

Reception 2 villas  
Pool & playground area



## Hetten Villa



## Hetten Villa



### ■ Hetten Villa

Al Riyadh, KSA

**The Project** is Located in Al Riyadh, KSA at approx. land area **1,750 Sq.m**

**Client** Mr. Samy Al Ghothbar

#### **Scope of Services**

Master Planning  
Architectural Design  
Landscape  
Engineering

#### **Amenities:**

Residential Villa Gym  
Guest House



# Housing accommodation Makkah , KSA



# Housing accommodation Makkah , KSA



## ■Housing accommodation

Umm Al Qura University  
.BLLBI , KSA

**The Project** is Located in BLLBI,  
KSA

**Client** Umm Al Qura University

### Scope of Services

Arch and Engineering Design  
including Master Planning,  
Infrastructure, Architectural,  
Interior - Landscape Design,  
Structural, Electrical,  
Mechanical

### Amenities:

zone 1 (560000 m<sup>2</sup>)  
zone 2 (129583 m<sup>2</sup>)  
zone 3 (730000 m<sup>2</sup>)  
zone 4 (92000 m<sup>2</sup>)  
zone 5 (207858 m<sup>2</sup>)  
Residential buildings  
Administration  
Commercial building  
Restaurants  
Shopping mall Service  
building  
Two commercial  
Parking area / Open area

# Al Massila Compound Doha , Qatar



## ■ Al Massila Compound

Doha , Qatar

An Emphasis was given to the quality of the spaces and their functional hierarchy in the passages from the formal zone to the semi-private and family courts to the most private layers of the dwelling, elaborating the journey from the internal double-height spaces to the more enclosed and private rooms.

Pounds, internal and external courtyards, gardens, fountains, gazebos, and waterfall pools are all sustainable key tools to regulate the temperature of the villa by enhancing the natural airflow and also offering a genuine atmosphere for both direct and indirect natural light.

**The Project** is Located in  
Al Messila, Doha, Qatar.  
on approx. the land area  
of **35,882 sq. m**

### **Client**

The Private Engineering Office

### **Scope of Services**

Master Planning  
Architectural Design  
Engineering  
Landscape Design



# Amal Villa



■ Amal Villa

## The Project

### Client

### Scope of Services

Master Planning  
Architectural Design  
Engineering  
Landscape Design

# Al Massila Compound Doha , Qatar

■ Al Massila Compound

Doha , Qatar

## The Project

### Client

### Scope of Services

Master Planning  
Architectural Design  
Engineering  
Landscape Design



# Al Massila Compound Doha , Qatar

■ Al Massila Compound

Doha , Qatar

## The Project

### Client

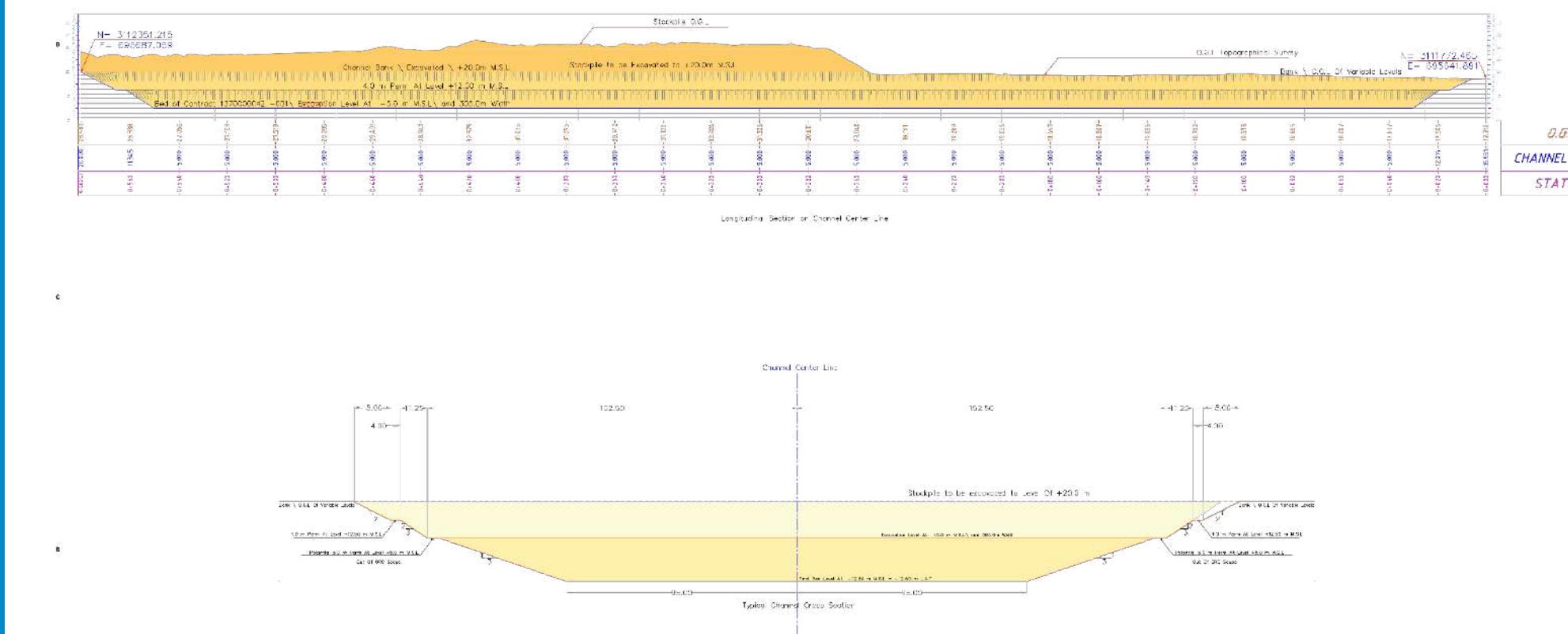
### Scope of Services

Master Planning  
Architectural Design  
Engineering  
Landscape Design



# LOGISTICS

# SECURITY COMPLEX AT JEDDAH ISLAMIC PORT



## The Line Hidden Marina - Neom

The Project is located in  
Neom, KSA  
Client Neom

Scope of Services  
Geotechnical &  
Structure Design  
Verification.

# SECURITY COMPLEX AT JEDDAH ISLAMIC PORT



## ■ SECURITY COMPLEX AT JEDDAH ISLAMIC PORT

The Project is located in  
Islamic Port, Jeddah, KSA In  
approx. land area **32,000 M<sup>2</sup>**

**Client** JEDDAH ISLAMIC  
PORT.

### Scope of Services

SERVICES: DESIGN &  
ENGINEERING FOR:,  
REMASTER PLAN FOR  
THE PORT,  
ARCHITECTURAL,  
MECHANICAL,  
ELECRTICAL  
,STRUCTURAL , TIS  
STUDIES  
INFRASTRUCTURE  
,PORT ROADS  
REDESIGN

New Distribution Centre for IKEA/KSA in KAEC



# New Distribution Centre for IKEA/KSA in KAE

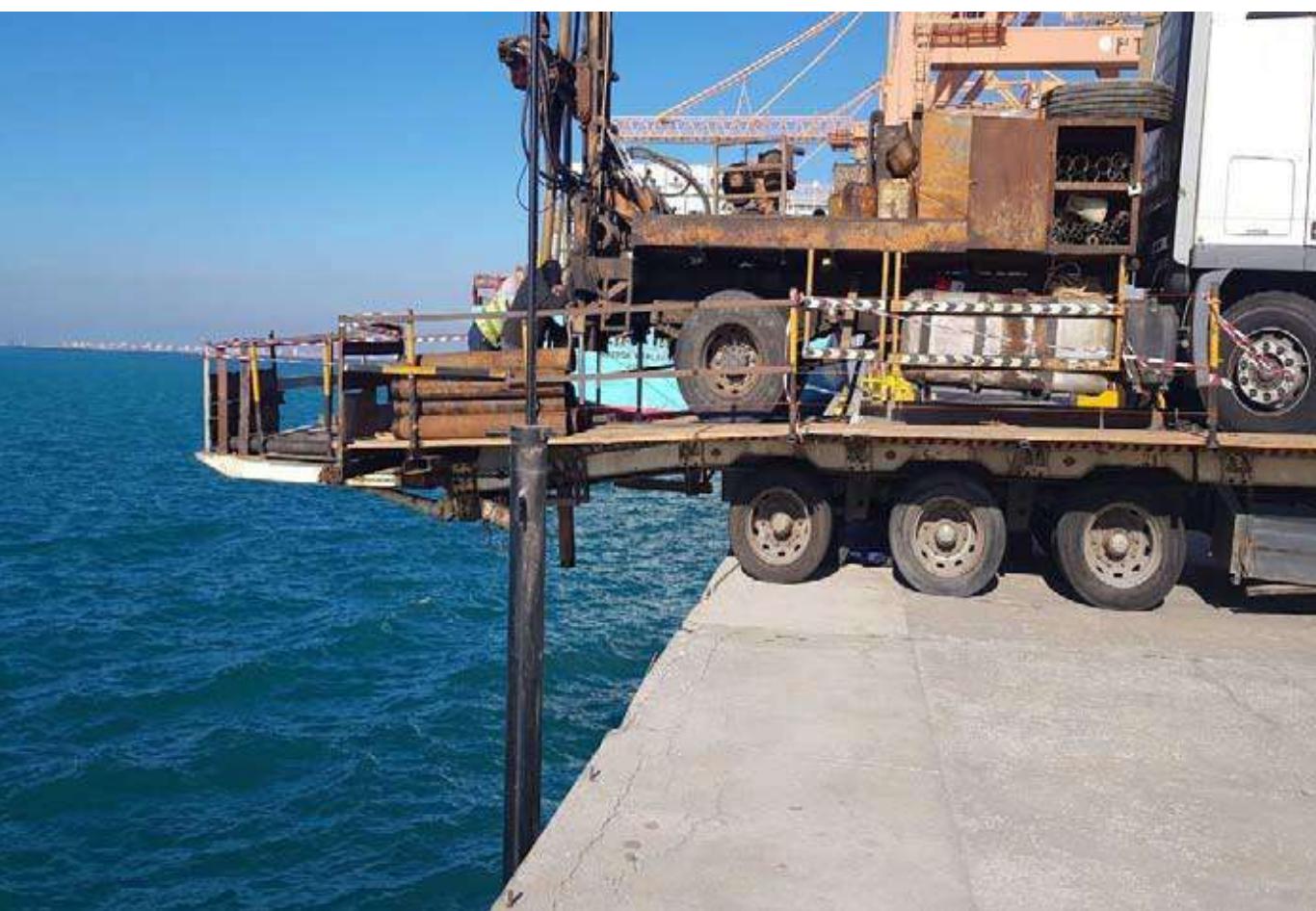


## ■ New Distribution Centre for IKEA/KSA in KAEC

- FLOW, a progressive logistics company that is part of Ghassan Ahmed Al Sulaiman group announced several key initiatives to drive its growth going forward, including the start of its new Omni-channel and e-commerce fulfillment center in King Abdullah Economic City, a bespoke facility for IKEA Saudi Arabia.



# JUBAIL COMMERCIAL PORT DREDGING & BAIRTH REHAPITATION



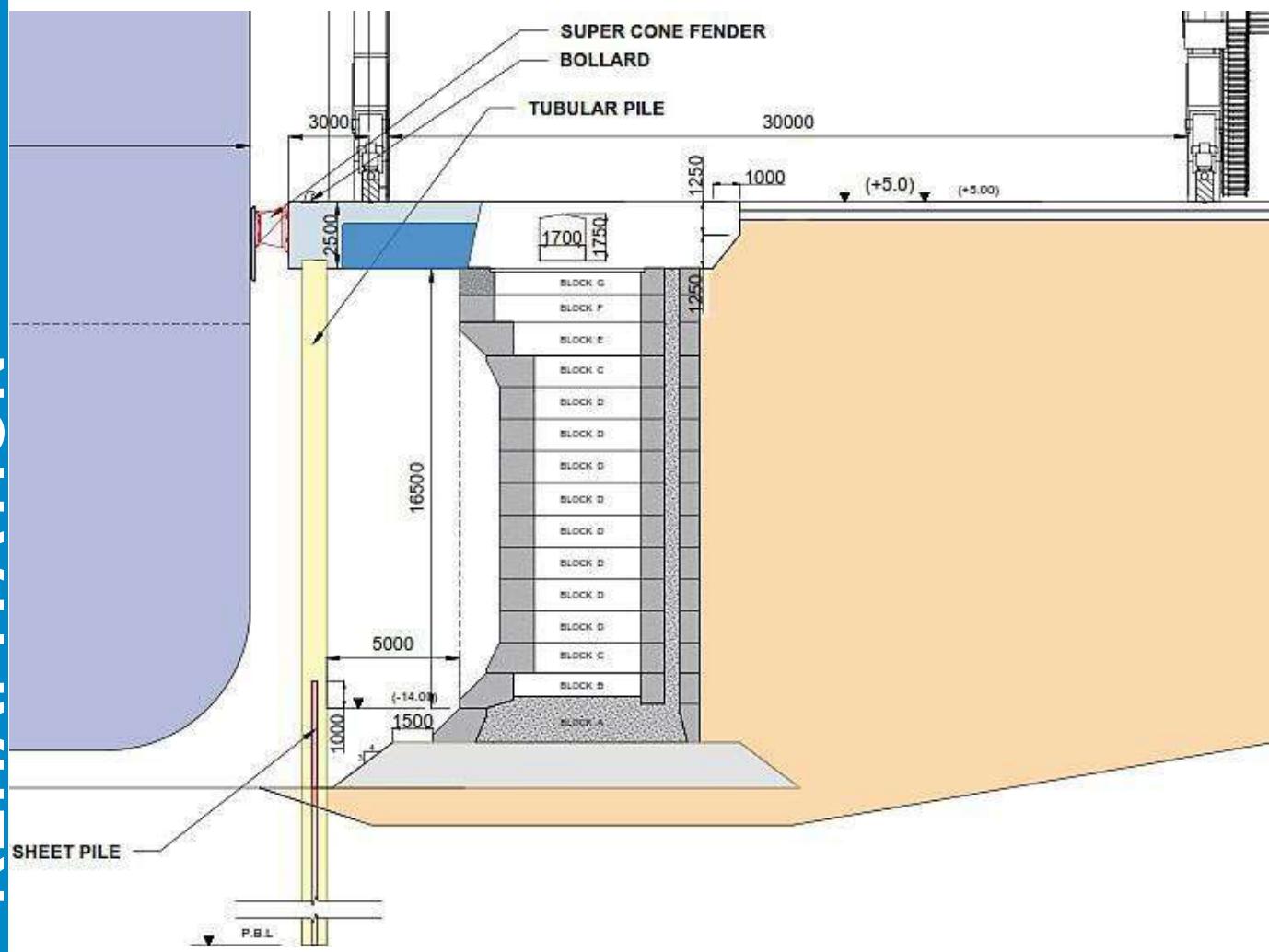
## JUBAIL COMMERCIAL PORT DREDGING & BAIRTH REHAPITATION

The Project is located in  
JUBAIL – KAEC

Client MAWANI AUTHORITY  
YANBU COMMERCIAL PORT

### Scope of Services

OFFSURE BOREHOLES  
BATHYMETRIC SURVAY  
ENVIRONMENTAL STUDY  
DESIGN FOR: EXISTING  
BAIRTHS SUPPORT EXISTING  
BAIRTHS EXTENSION  
DREDGING DESIGN



# Yanbu Commercial Port Dredging Works



## ■ YANBU COMMERCIAL PORT DREDGING WORKS

The Project is located in  
JEDDAH – KAEC

Client MAWANI AUTHORITY  
YANBU COMMERCIAL PORT

### Scope of Services

2019-2020  
OFFSURE BOREHOLES  
BATHYMETRIC  
SURVAY  
ENVIRONMENTAL  
STUDY DREDGING  
DESIGN



## Control Tower – Yanbu Port



### ■ Control Tower – Yanbu Port

#### Scope of Services

DESIGN WORKS FOR Pier #20 in King Fahad industrial port - Yanbu

2. Design works for the control Tower for Yanbu Port
3. Design works for Coast Guards Building and Industrial Safety Building in Yanbu Port
4. Design for fire fighting and Alarm network for Yanbu Port
5. Re-habitation design and increasing the draft length for Piers I, 2, 3, II & I 2 in Jizan Port
6. Design works for security complex in Islamic Jeddah Port

# DEFAF LOGISTIC PROJECT



## ■ DEFAF LOGISTIC PROJECT WAREHOUSES & CONTAINER YARD

The Project is Located Jeddah-KAEC at approx. land area **147,104 Sq.m**

**Client** DEFAF UNITED COMPANY

### Scope of Services

Design Review for Master Plan, infrastructure, Architectural, Structural Electrical, Mechanical, safety design - AOR & Construction Inspection

### Amenities:

Warehouse & container



# ALSHAYA NEW WEST COAST LOGISTIC HUB



## ■ ALSHAYA NEW WEST COAST LOGISTIC HUB

**The Project** is Located Jeddah-KAEC at approx. land area

**20,418 Sq.m**

**Client** ALSHAYA  
INTERNATIONAL TRADING COMPANY.

### **Scope of Services**

DESIGN REVIEW FOR:

- \*MASTER PLAN
- \*ARCHITECTURAL
- \* MECHANICAL
- \* ELECRTICAL
- \* STRUCTURAL
- \* TIS & EIA STUDIES
- \* relationships and environmental impact assessment

### **Amenities:**

Main store for ALSHAYA Co



## ■ALNAGHI INDUSTRIAL COMPLEX CONTAINER YARD



### Amenities:

Administrative building Raw warehouse Finished warehouse Truck workshop Security guards Dispatch office Utility building Car Container Parking Car Parking

**The Project** is Located Jeddah-KAEC at approx. land area **300,596 Sq.m**

**Client** UNITED YOUSEF NAGHI COMPANY.

### Scope of Services

Architectural and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design - Landscape Design, Structural, Electrical, Mechanical - Life Safety, and Construction Supervision



# BINZAGR NATIONAL DISTRIBUTION CENTER



Fully automated warehouses for food & non-food with total built area 110,000 m<sup>2</sup>

## Amenities:

2 Main Buildings,  
Several Utility Buildings,  
Boundary walls,  
Access roads

**BINZAGR**

## NATIONAL DISTRIBUTION CENTER

**The Project** is Located Jeddah-KAEC at approx. land area **307,138 Sq.m**

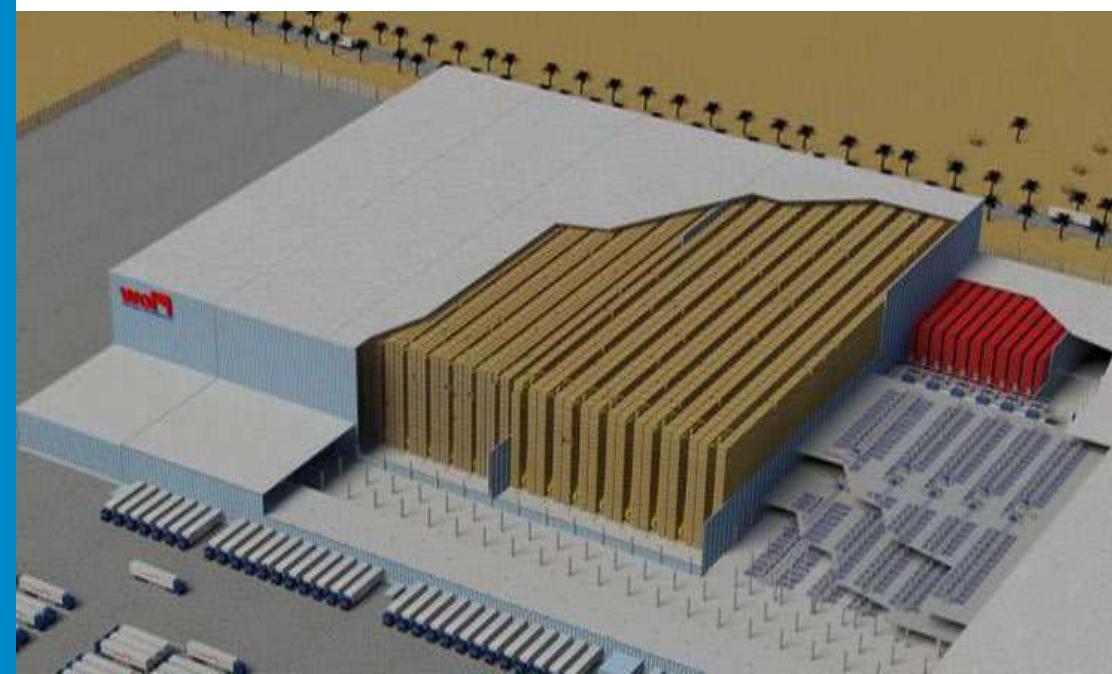
**Client** BINZAGR COMPANY.

## Scope of Services

Architectural and Engineering Design including Master Planning, Infrastructure, Architectural, Interior Design - Landscape Design, Structural, Electrical, Mechanical - Life Safety, and Construction Supervision



# GHAZI ABBAR LOGISTICS HUB



## ■GHAZI ABBAR LOGISTICS HUB

The Project is Located in Jeddah- KAEC at approx. land area **201.383 Sq.m**

**Client** Ghassan Al Sulaiman Furniture Trading Co

### Scope of Services

DESIGN REVIEW FOR:  
MASTER PLAN  
ARCHITECTURAL  
MECHANICAL  
ELECTRICAL  
STRUCTURAL  
TIS & EIA STUDIES  
Relationships and environmental impact assessment



### Amenities:

Receiving Area  
High bay Warehouse for Pallets (Rack supported Building)  
Mini load Warehouse for totes (in-house rack solution).

## WPL Warehouses in KAEC's IV



■ **WPL Warehouses in KAEC's IV**  
WPL company  
King Abdullah Economic City- KAEC

**The Project** is Located in King Abdullah Economic City- - KAEC at approx. land area **108,609**

**Sq.m**

**Client** Al Tajamouat Investment Company

### Scope of Services

Architectural design  
Engineering  
Construction Supervision

### Amenities:

Workers accommodation  
Managerial accommodation  
Restaurant & catering area  
Retail & offices  
Admin & HR Customer  
Building Freight  
Forwarders  
Vocational school



# SHAMLA Pharmaceutical Factory in KAEC



## ■ SHAMLA Pharmaceutical Factory in KAEC

**The Project** is Located in KAEC at approx. land area **23,593 Sq.m**

**Client** Shamla for Pharmaceutical Manufacturing.

### **Scope of Services**

DESIGN REVIEW FOR:  
ARCHITECTURAL  
MECHANICAL  
ELECTRICAL  
STRUCTURAL  
TIS & EIA STUDIES  
Construction Inspection



■ PWC LOGISTIC  
WAREHOUSES, KING  
FAHAD , AIRPORT -  
DAMMAM

The Project is Located in Dammam KSA at approx. land area **500,000 Sq.m**

**Client** PUBLIC WAREHOUSES CO

**Scope of Services**

DESIGN & ENGINEERING FOR:  
MASTER PLAN,  
ARCHITECTURAL,  
MECHANICAL, ELECTRICAL,  
STRUCTURAL &  
INFRASTRUCTURE.

**Amenities:**

Warehouses Complex  
Location: Dammam Airport  
Logistics zone



# Distinguished Experts for A/E Consultancy

Profile 2023

Project Management Office Experts Since 2010

Project Management  
Project & Construction  
Management (PM) (CM)  
Facilities Management  
Project Management  
Oversight



شركة الخبراء المميزين للاستشارات الهندسية

Distinguished Experts for A/E Consultancy Co.

Riyadh - Jeddah - Khobar - Abha

## PROGRAM MANAGEMENT



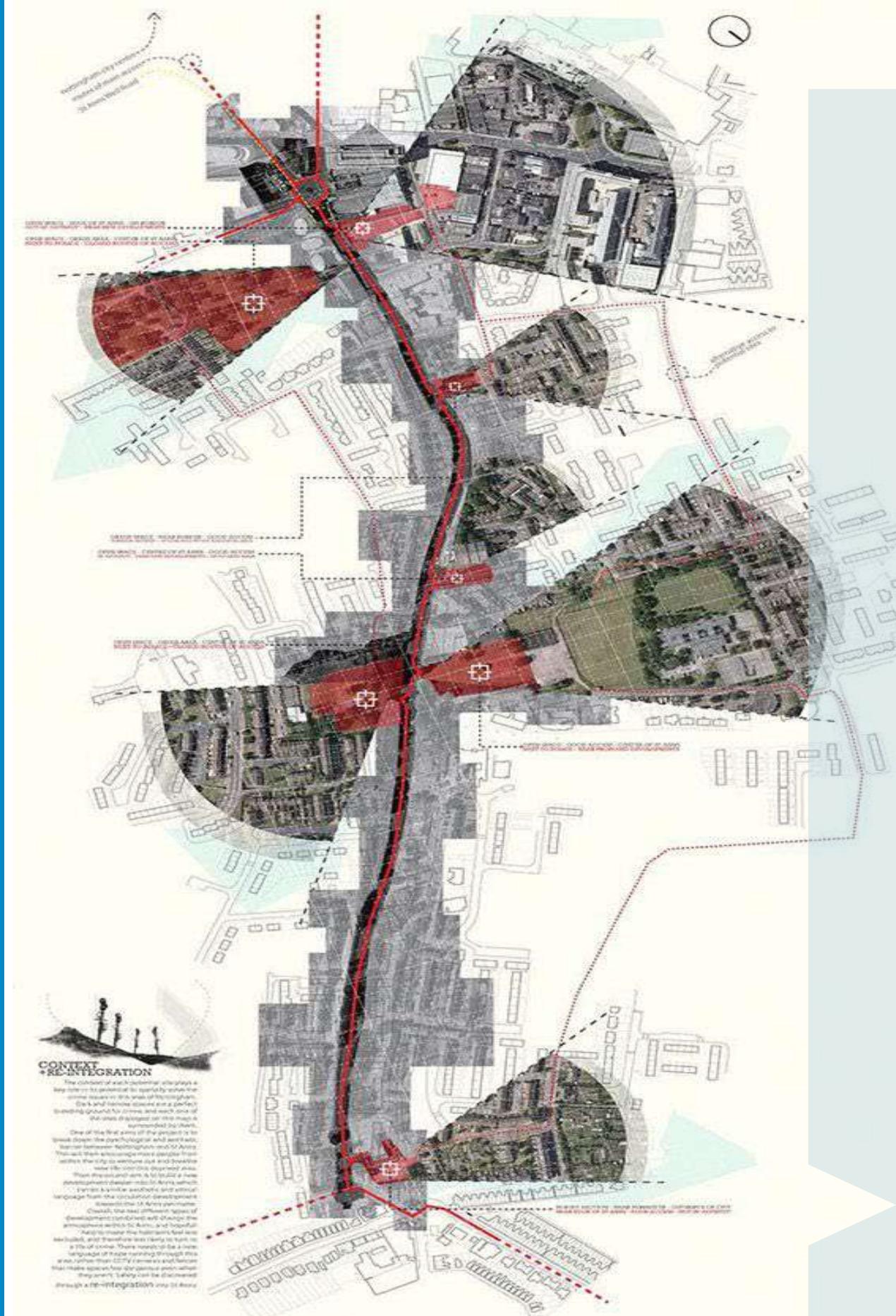
Our Comprehensive program management services helps Clients keep multiple interrelated projects in sync, on time and within budget. We help owners, financial institutions, sureties and others reduce the uncertainty and risk in their capital programs.

Our Program managers review every detail of all projects, set-up objectives, plans and priorities, manage and control the process, and identify and resolve problems.

Our experienced professionals and technical resources work with the client to define, plan, implement and integrate every aspect of each project.

When managing an entire multi-disciplinary program our service improves timing, cost and quality. Our client benefits from a single point of management responsibility for planning, design management, permitting compliance, construction management and ongoing operations services.

# PROJECT AND CONSTRUCTION MANAGEMENT (PM/CM)



The construction manager oversees on-site operations, such as personnel, materials, and the construction budget, and their role is limited to the construction projects only, while Project managers oversee all phases of the project, from marketing to administrative needs, the project manager, on the other hand, is more responsible for the project budget and the timeline.

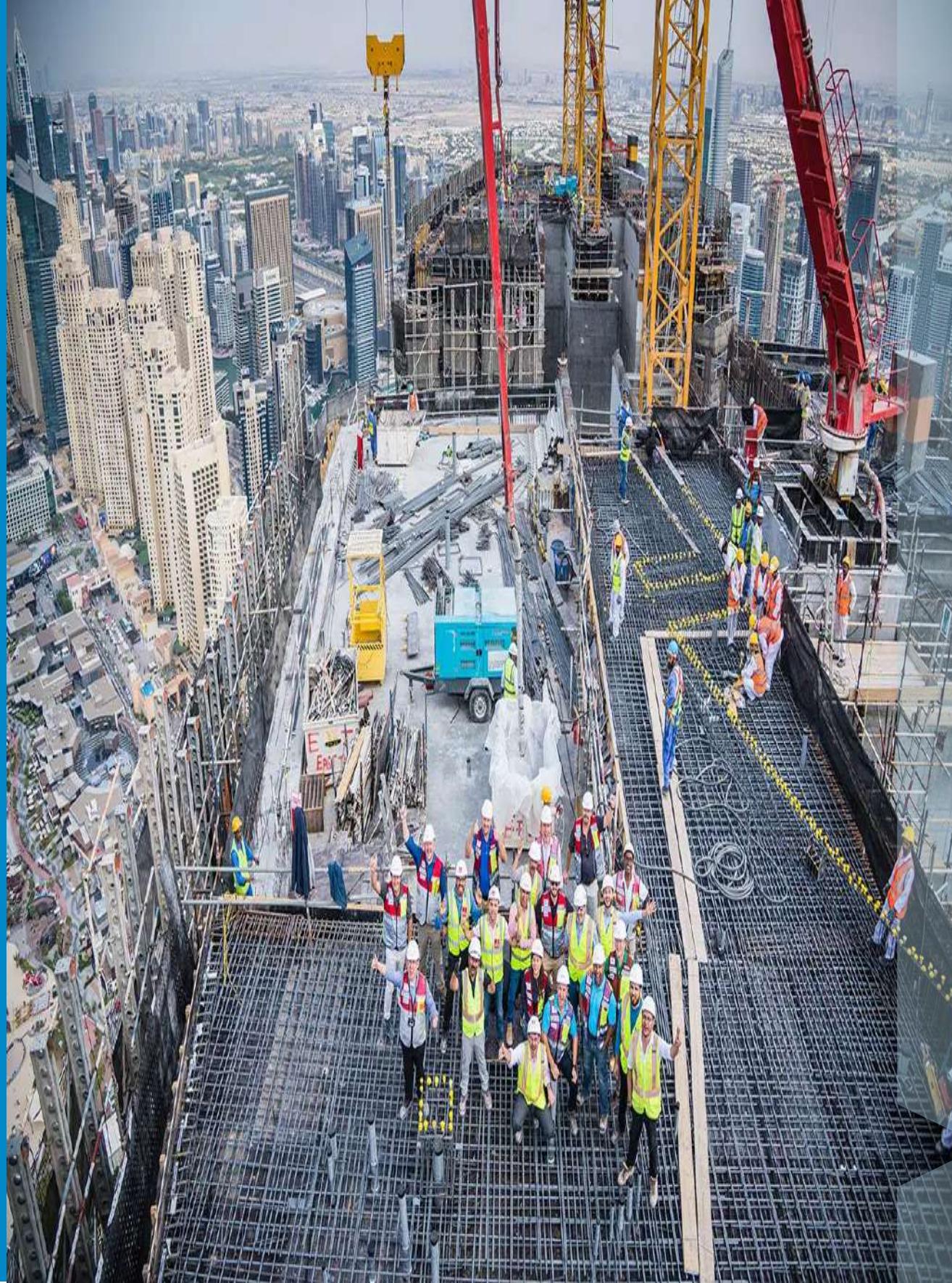
We provide Project and Construction Management (PM/CM) as a professional service that uses techno-scientific project management techniques to manage the planning, design, and construction from its beginning to its end to construction industry worldwide.

We manage all phases of the construction process from pre-design through completion, including cost and budget controls, scheduling, estimating, expediting, inspection, contract administration and management of contractors, subcontractors and suppliers.

Our construction manager (s) will supervise and manage contractors and laborers at construction site.

From time to time, they meet and discuss projects with architects, specialized trade employees, and civil engineers on projects or upcoming builds. They are responsible for addressing emergencies, work delays, or any other problems that affect the construction project.

# PROJECT AND CONSTRUCTION MANAGEMENT (PM/CM)



The Scope of PM/CM includes but not limited to

Control project time, cost, and quality. CM is compatible with all project delivery systems.

Serve the clients' best interest first and also is an owner's representative.

Reduce overall project costs, contract management, reducing change orders, orders reduction in time, and elimination of unnecessary scope and cost.

Advise the team for best results

Enhance quality control to reduce the potential for defects and poor workmanship.

Provide realistic and reliable budgets and protecting the Owner from unnecessary liability.

Optimize and accelerate the design and construction schedule.

Provide cost-effective document controls,

Protect the Owner from unnecessary liability.

Provide management expertise, applying resources wherever needed.

## FACILITIES MANAGEMENT



The scope of FM Services provided by us shall include but not limited to

- 1) Sourcing and overseeing contracts and service providers for functions such as catering, cleaning, parking, security, and technology
- 2) Advising businesses on measures to improve the efficiency and cost-effectiveness of the facility
- 3) Supervising teams of staff across different divisions
- 4) Ensuring that basic facilities are well-maintained and conducting proactive maintenance
- 5) Dealing with emergencies as they arise
- 6) Managing budgets
- 7) Ensuring that facilities meet compliance standards and government regulations
- 8) Planning for the future by forecasting the facility's upcoming needs and requirements
- 9) Overseeing any renovations, refurbishments, and building projects
- 10) Helping with office relocations
- 11) Drafting maintenance reports

## PROJECT MANAGEMENT OVERSIGHT



**The scope of FM Services provided by us shall include but not limited to**

Our Project Management Oversight (PMO) services support project success by

- 1) Independently forecasting problems,
- 2) Identifying setbacks and recommending solutions in every area of construction.

This is the essence of PMO; to give clients objective information allowing them to make prudent decisions about key issues before major problems occur.

Our PMO teams provide timely and objective reporting, from evaluating the performance of the construction manager, designer and contractors, to monitoring schedules and analyzing costs. Teams include specialists in all phases of construction, so that the myriad events that occur on a project can be assessed and evaluated in a timely way by the right expert. Because our staff includes experts who are leaders in their disciplines, our clients benefit from strong recommendations, which are both technically and financially sound.



A background featuring a grid of white lines on a blue gradient. The grid consists of horizontal and vertical lines, with some diagonal lines forming a perspective effect. The colors transition from dark blue at the top to light blue at the bottom.

**Thank You ..**

**DEC Team**