

MOHAMED FIRNAS – BSc QS

Senior Quantity Surveyor / Quantity Surveyor

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Immediate Availability



PROFILE SUMMARY

With **12 years of experience** in the Middle East construction sector (**KSA, Qatar and Sri Lanka**), I'm a Senior Quantity Surveyor and Cost Manager. **Currently in KSA**, my journey spans both Contractor and Consultant firms, encompassing diverse projects including Data Centre, Road & Infrastructure, Buildings, Real Estate, Hospitality, and Mixed-Use developments. Proficient in pre- and post-contract phases, I excel in procurement, tender evaluations, feasibility studies, cost estimation, change management, and contract administration, driving innovation and setting industry standards.

CORE SKILLS

- Procurement
- Tender Analysis
- Value Engineering
- Cost Reporting
- Cost Planning
- Contract Negotiation
- Final Account
- Change Management
- Interim Payment
- Contract Administration
- Fidic
- CESSM
- POMI/NRM
- Team Leader

PROFESSIONAL QUALIFICATIONS

- **BSc (Hons) Quantity Surveying and Construction** at University of De Montfort University – UK
- **Diploma in Strategic Management and Leadership** - Qualifi Level 7 – UK
- **Completed Certificate in Cost X, Blue Beam, Planswift** – Techno Sagacity – Sri Lanka
- **Diploma in Auto CAD and MS Office** at IPHS Campus – Sri Lanka
- **Certificate in Commercial Arbitration** – SLQS & ICLP

WORK EXPERIENCE

Position : Senior Quantity Surveyor
Company : SALFO Engineering and Management Consultants – Saudi Arabia (Riyadh)
Period : 2024 June to Present
Project : Data Center Projects - Riyadh

Key Responsibilities:

- Review and assess contractor's monthly Interim payments application for preparing payments certificate.
- Carefully check and verify request for variation for the approval.
- Providing Contractual and Commercial inputs clarification to the contractor when required.
- Attending the commercial meeting to resolve commercial and contract related issues.
- Maintain the file for each contract which includes but is not limited to the original contract, all correspondence, changes/deviations, amendments, clarifications, payments certificates & etc.
- Maintain and updating contractor's contractual bonds, Insurance and Guarantee logs.

Position : Senior Quantity Surveyor
Company : CDM Smith – State of Qatar
Period : 2020 November to 2024 April
Project : Central Doha and Corniche Beautician Project – Package 2A

Key Responsibilities:

- **Variation Order Management**
 - Review and agree upon variation orders, including meticulous measurement and pricing assessments.
 - Evaluate variation claims to ensure fairness and accuracy.
- **Cost Reporting and Cashflow Management**
 - Prepare comprehensive project cost reports, incorporating detailed Cashflow analysis for effective financial planning.
- **Cost Plan Review**
 - Conduct thorough reviews of cost plans at different design stages to maintain budgetary control and alignment with project objectives.
- **Contractor Payment Administration**
 - Review and assess Contractor Interim Payment Applications (IPA) to ensure compliance with contractual terms.
 - Prepare accurate Payment Certificates reflecting work completed and approved variations.
- **Claims and Value Engineering Oversight**
 - Scrutinize variations, claims, and value engineering submissions from contractors to uphold project standards and cost efficiency.
- **Tracker Management**
 - Maintain and update trackers for Insurance, Request for Change (RFC), Variations, Claims, Collateral Warranty, and Payments to ensure transparency and accountability.
 - Prepare and manage essential logs, including Change Order Log, Claims Log, Early Warning Log, and Financial Dashboard Report for real-time project monitoring.
- **Procurement Coordination**
 - Collaborate with the Procurement team to issue work packages to contractors engaged under framework agreements, ensuring seamless workflow and adherence to procurement policies.
- **Tender Process Management**
 - Compile Request for Proposal (RFP) documents and evaluate tender returns to facilitate informed decision-making.
 - Prepare Contract Award Recommendation (CAR) based on thorough assessment and analysis.
- **Commercial Meeting Facilitation**
 - Attend commercial meetings and prepare meeting minutes to document discussions, decisions, and action items accurately.

Position : Senior Quantity Surveyor
Company : LUXURY REAL ESTATE W.L.L – State of Qatar
Period : 2018 July to 2020 September
Project : Private Villa Project

Key Responsibilities:

- Preparing cost plan throughout the various design stages.
- Instruct variations; review and agree to subcontractor's variations proposals.
- Managing project cost from inception to completion - financial reporting and forecasting

- Analyse and evaluate the cost impact of different design options and construction methods.
- Negotiated prices with vendors and participated in procurement processes to get the best prices on materials and services.
- Preparation of monthly payment application and variation proposals.
- Responding to claim notices and reviewing claims.
- Reviewing and recommending the subcontractor's payment applications.

Position : Quantity Surveyor
Company : AL AKHARIA TRADING AND CONTRACTING CO W.L.L – State of Qatar
Period : 2014 June to 2018 May
Project : 36 Villa + School + Nursery and Swimming pool

Key Responsibilities:

Post Contract:

- Quantities take off during various stages of projects.
- Evaluating & certifying subcontractor's variation claims.
- Evaluating & certifying the subcontractor's progress claims.
- Preparation of interim payment application.
- Preparation of variation claims with the breakdown.

Pre Contract:

- Tender review & preparing a tender preliminary checklist.
- Preparation of estimation with detailed records.
- Quantity takes off and preparation of QTY comparison.
- Drafting & sending tender queries and maintaining updated tender logs.
- Updating the estimation respect to tender circulars.
- Requesting quotations from supplier/ sub-contractor
- Maintain the updated price bank and Preparation of rate/price comparison.
- Price negotiation with sub-contractors/suppliers.
- Preparation of Technical and commercial documents as per the requirements.

Position : Quantity Surveyor
Company : NAWALOKA CONSTRUCTION COMPANY PVT LTD – Sri Lanka
Period : 2010 August to 2014 March

Key Responsibilities:

- Similar to the above duties.

PERSONAL PROFILE

- Name in Full : Mohamed Firnas Fawrudeen
- Date of Birth : 07th July 1985
- Gender : Male
- Civil status : Married
- Nationality : Sri Lankan
- Driving License : Yes (Kingdom of Saudi Arabia / State of Qatar).
- SCE No : 1029871