



COMPANY PROFILE



MISSION STATEMENT

To provide efficient and effective Project and Construction Management services meeting or exceeding the expectations of our Clients while satisfying the needs and ambitions of our shareholders and staff.

OUR SERVICES

- Project Management
- Construction Management
- Design Management
- Tender Management
- Client Representation
- Consultancy Services (to Owners, Designers or Contractors)
 - Value Engineering / Design Review
 - Cost Analysis and Estimation
 - Procurement
 - Claims Management
 - Troubleshooting (related to a project problem)



PACT offers a wide range of Project and Construction Management Services.

Capitalizing on our vast experience as General Contractors with an intricate knowledge of the market, and our passion for the construction industry, we transfer this know-how to our Clients ensuring an effective no-nonsense approach in realizing their projects with respect to Cost, Quality, Time and Safety.

Our services encompass all the phases of the construction process from Pre-Design through Completion.

PROJECT MANAGEMENT

We manage the various phases of the project acting as an extension of the Owners' organization.

Depending upon the project requirements, we establish the procedure for the appointment of an Architect/Engineer to produce the design and a Main Contractor to carry out the construction.

We set the strategy and manage the activities of the A/E and Main Contractor covering all phases from pre-construction through completion and act as the single point of contact with the Owner.

CONSTRUCTION MANAGEMENT

We take on the overall management of the construction of the project replacing the need for a Main Contractor thereby eliminating his margin which is considerably higher than the Construction Management fee.

The project is divided into several trade packages and fully managed and coordinated by us. This option provides a "Construction Arm" for the Owner yielding him significant savings and flexibility with a higher level of control on Cost, Time and Quality.

It also allows 'Fast-Tracking' projects allowing construction works to start before the design is fully completed.



DESIGN MANAGEMENT

We manage the Design process for the Owner guiding him in seeking the appropriate Architect and specialty Engineers (Structural, Electrical, Mechanical, Other), managing and coordinating their activities and deliverables while ensuring design coordination, construction compatibility and efficiency through the various stages of the design process (Concept, Preliminary, Final through Tender Documents).

TENDER MANAGEMENT

We manage the Tender process on behalf of the Owner by short-listing qualified contractors from our extensive database of contractors and vendors, distributing the Tender Documents, following up on Tender queries, evaluating bids technically and commercially and making recommendations to the Owner. We also prepare the contract to be signed between the Owner and the successful Contractor(s).

CLIENT REPRESENTATION

We represent the Owner and monitor the works of the various parties (Project Manager, A/E, Consultant, Contractor) acting as the point of contact between the Owner and the involved parties and coordinate matters that require his approval in an efficient fashion giving him advise to make correct decisions.

CONSULTANCY SERVICES

These services can be provided to Owners, Designers or Contractors:

- Value Engineering (Design Review)
- Cost Analysis and Estimation
- Procurement
- Claims Management
- Troubleshooting



VALUE ENGINEERING (DESIGN REVIEW)

We review the Design and make recommendations in order to achieve optimum value by evaluating design options, analyzing all aspects of the design including systems and materials to make it more efficient and less costly.

COST ANALYSIS AND ESTIMATION

We evaluate the price of a specific project.

This can be done at budgetary level, prior to completion of the design based on assumed performance specifications, or at an accurate level, once a full design is complete.

We can also provide this service to a Contractor tendering a project competitively.

PROCUREMENT

We survey the market, recommend vendors and subcontractors, issue Requests for Quotation, analyze offers technically and commercially and make recommendations to our Client for all his project procurement needs. We can also prepare the Purchase Order on behalf of our Client.

CLAIMS MANAGEMENT

We review and respond to Claims submitted against a Client ensuring his best position contractually. Additionally, we can prepare claims on behalf of a Client.



TROUBLESHOOTING

We analyze and provide recommendations for specific project concerns.

- Project start-up
- Project Organization review
- Issues related to Cost
- Issues related to Quality
- Issues related to Progress
- Issues related to Claims
- Issues related to Project Documents

EXPERIENCE/PROJECTS

Extensive experience in the construction industry covering various types of projects:

- Commercial Buildings (Office Towers and Headquarters/Banks/Centers/Supermarkets)
- Residential Buildings, Compounds and Villas
- Hospitals
- Hotels
- Embassies and Consulates
- Universities and Schools
- Museums
- Industrial (Factories, Laboratories, Power Generation)
- Roads and Bridges
- Infrastructure (Utility Networks, Water and Sewage Treatment)
- Military (Airbases, Hardened Shelters, Runways, Support Facilities)
- Rehabilitation and Refurbishment

FOUNDING PARTNERS

The founding partners of PACT are committed to providing their Clients with Project and Construction Management services that will exceed their expectations.

▪ Walid A. Marchi

Over 26 years of experience in the construction industry in the Middle East, Africa and Lebanon. Previous positions include:

* Ballast Nedam Groep N.V. - Middle East Operations Director: Responsible for all projects in the Middle East with an annual turnover of over \$500 million. Over 17 years with the company.

* La Constructa - General Manager: Restructuring and profitably growing the company from an annual turnover of approximately \$5 million to over \$35 million over a 5 year period.

Walid earned a Bachelor of Science degree in Civil Engineering in 1981 and a Master of Science degree in Construction Management in 1983 from the University of Texas at Austin.

▪ Imad I. Mounzer

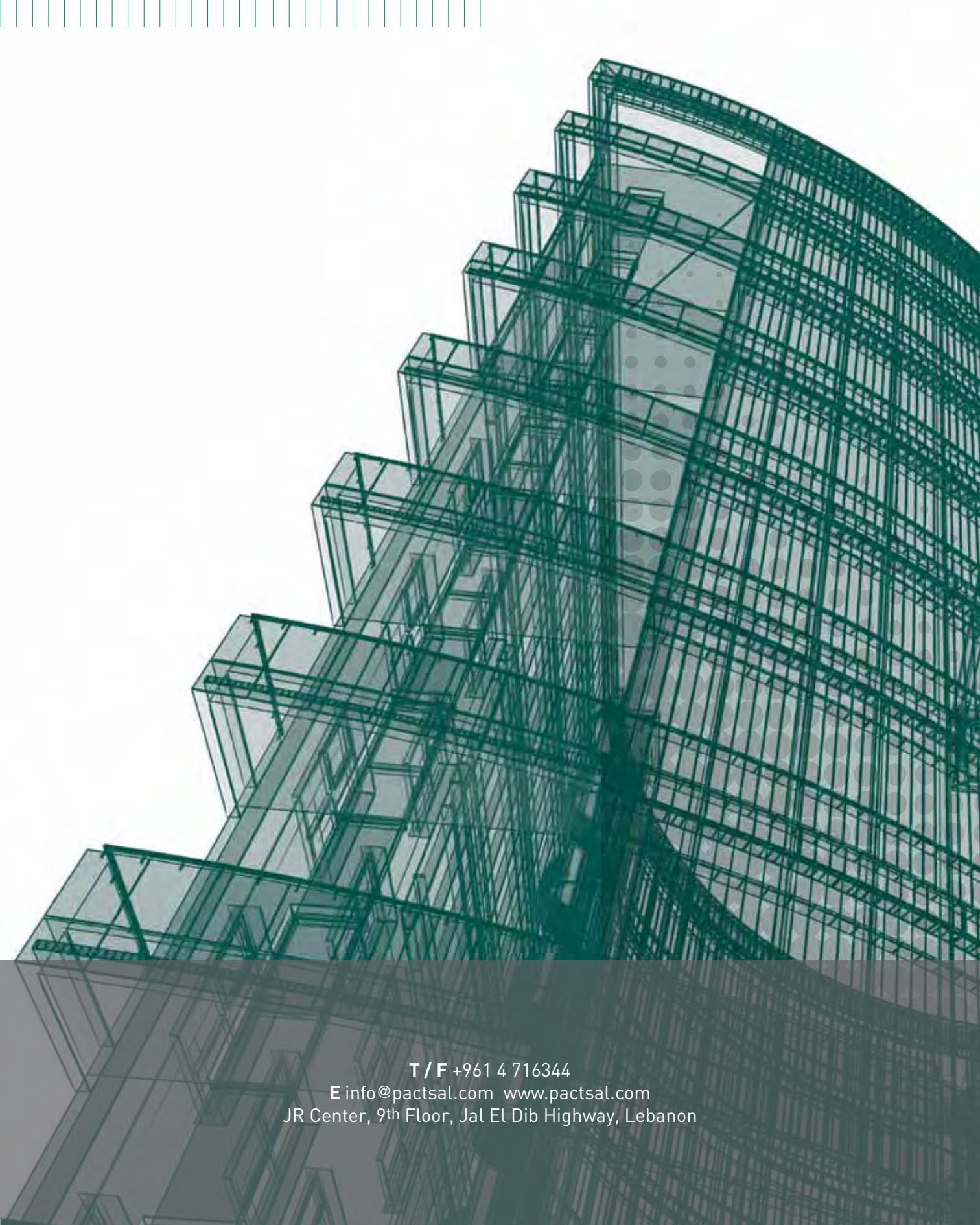
Over 16 years in the construction industry, mainly in Lebanon with exposure in the Levant area. Previous positions include:

* Ashada - Construction Manager: On various projects for 6 years.

* La Constructa - Project Manager for 5 years then Tendering and Procurement Manager for another 5 years contributing significantly towards its growth.

Imad earned a Civil Engineering degree from Ecole Supérieure des Ingénieurs de Beyrouth (ESIB) in 1993 and CHEC from the Ecole Supérieure des Travaux Public (ESTP) in Paris in 1994.





T / F +961 4 716344
E info@pactsal.com www.pactsal.com
JR Center, 9th Floor, Jal El Dib Highway, Lebanon