

YABOOS CONTRACTING CO. LTD

The Engineers and Project Managers



FORMERLY YABOOS CONTRACITNG CO. LTD

*PO BOX No. 1302, RIYADH, 11431, Kingdom of Saudi Arabia.
Phone: +966 (1) 4635577, 4635599 - Fax: +966 (1) 4635535
www.yaboosco.com*

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SECTION-01: INTRODUCTION

INTRODUCTION:

Yaboos Contracting Company Limited was established in year 2005 in Riyadh. For about 20 years, we have been operating in different areas of engineering field all over the Kingdom of Saudi Arabia.

The company has been providing quality services in Civil and Electro Mechanical field. Apart from the aforesaid, we specialize in Interior decoration and complete finishing works for medium to large scale projects. Yaboos has distinguished itself as a high quality professional service provider. Its success stems from the use of best, local and international resources. We aim to achieve sustainable Customer satisfaction by providing best and cost effective total quality solutions based on the Customer requirements.

We have vast experience in working closely with Engineering Consultants, Architects, Planners and Designers and we believe that the success of every project lies within the communication channels, which exists between the design, construction and client teams. For this reason we concentrate heavily on communication as an integral part of every project, and use these communication channels to ensure that project mile stones are reached on time, and within budget.

CORPORATE INFORMATION:

Title of Firm	YABOOS CONTRACTING CO. LTD
Head Office Address	King Abdul Aziz Road, Near Al Urubah Intersection, Riyadh-Kingdom of Saudi Arabia
PO BOX	P.O. Box no. 1302, Riyadh 11431, Kingdom of Saudi Arabia
Telephone Nos	00-966-1-4635577 00-966-1-4635599
Fax	00-966-1-4635535
URL	https://www.yaboosco.com
Email Address	info@yaboosco.com
Establishment Year	2005
National Address Registration No.	144269049
Commercial Registration No.	1010216055
Chamber of Commerce Registration No.	164773
Commercial Activity License No.	40031758840
VAT Registration Certificate	300789702800003
Zakat and Income Certificate No.	1020030456
Auditors	Sultan Al Sudairi Chartered Accountants and Auditors Office
Bankers	<ul style="list-style-type: none"> • Banque Saudi Fransi – Sulaimaniyah Branch • SABB Bank – Al-Wurood Branch

SECTION-02: COMPANY REGISTRATIONS

National Address Registration

1/7/2021

إدارة العنوان الوطني | قطاع الأعمال | التسجيل في العنوان الوطني



تفاصيل تسجيل العنوان الوطني

National Address Registration

Account Information

Application No : 189918135

Service No : 189918135

Customer Account : 144269049

معلومات الحساب

رقم الطلب: ١٨٩٩١٨١٣٥

رقم حساب الخدمة: ١٨٩٩١٨١٣٥

رقم حساب العميل: ١٤٤٢٦٩٠٤٩

Address Details:

شركة يبوس للمقاولات المحدودة

8462 King Abdul Aziz Road - As Sulimaniyah

Unit No 2

Riyadh 12245 - 3842

Kingdom of Saudi Arabia

تفاصيل العنوان:

شركة يبوس للمقاولات المحدودة

٨٤٦٢ طريق الملك عبدالعزيز - السليمانية

وحدة رقم ٢

الرياض ١٢٢٤٥ - ٣٨٤٢

المملكة العربية السعودية

Address Details		تفاصيل العنوان
Building No	8462	رقم المبنى
Street Name	طريق الملك عبدالعزيز King Abdul Aziz Road	اسم الشارع
District Name	السليمانية As Sulimaniyah	اسم الحي
City Name	الرياض Riyadh	اسم المدينة
Zip Code	12245	الرمز البريدي
Additional No	3842	الرقم الإضافي
Unit No	2	وحدة رقم

<https://register.address.gov.sa/ar/commercial/inquiry/Print.aspx>

Certificate of Commercial Registration

٧٠٠١٥٠٨٤٧٧
١٠١٠٢١٦٠٥٥
١٤٢٧/٠١/١٣ هـ

الرقم:
التاريخ:



وزارة التجارة
Ministry of Commerce

رؤية
2030
المملكة العربية السعودية
KINGDOM OF SAUDI ARABIA

شهادة تسجيل الشركة

الاسم التجاري للشركة: شركة يابوس للمقاولات المحدودة

نوعها: ذات مسئولية محدودة

جنسيتها: سعودي

مدة الشركة: ٢٥ سنة

تبدأ من: ١٤٣٣/٠٤/٢٤ هـ وتنتهي في: ١٤٥٨/٠٤/٢٣ هـ

مركزها الرئيسي: الرياض - حي السلمانية - طريق الملك عبدالعزيز

ص ب: الرمز البريدي: هاتف:

النشاط: مقاولات إنشاء وصيانة المبانى والأعمال الكهربائية والميكانيكية وتجارة الجملة والتجزئة مواد البناء والإسمت والحديد الأدوات والمواد الصحية ومسود السباكة وتركيباتها السيراميك والخردق الأدوات والمواد الكهربائية الاخشاب

رأس المال: ٥٠٠٠٠٠ ريال سعودي

المديرون:	١ سامي محمد جميل احمد ملا
	٢
	٣
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	٦
	٧
	٨
	٩
	١٠
	١١
	١٢

سلطات المدير/المديرون: حسب ما نص عليه عقد الشركة

يشهد مكتب السجل التجاري بمدينة: الرياض بأنه تم تسجيل فرع الشركة المذكورة أعلاه بمدينة: الرياض وتنتهي صلاحية الشهادة في: ١٤٤٤/٠٤/٢٤ هـ بموجب الإيصال رقم: ٦٢٢١٩٨٩٤ وتاريخ: ١٤٤٢/٠٢/١٧ هـ

مدير السجل التجاري للشركات: عبد المحسن بن ابراهيم الحمايد

التوقيع:



يمكنك التحقق من صحة هذه الشهادة بالدخول على <http://v.mci.gov.sa> To verify the information of this certificate visit

Chamber of Commerce Certificate

شهادة اشتراك Membership Certificate	 Riyadh Chamber
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Membership No. :	164773	164773	رقم العضوية الموحد :
Date of Issue:	12/02/2006	2006/02/12	تاريخ الاصدار:
Membership Class :	Second	الثانية	درجة العضوية :
Riyadh Chamber Certifies	تشهد الغرفة التجارية الصناعية بالرياض بأن		
YBOOS FOR CONT.LTD.CO	شركة يوبوس للمقاولات المحدودة		
Commercial Registration No.	1010216055	1010216055	مفيدة بالسجل التجاري / الترخيص رقم :
Certificate Expires on	16/11/2022	2022/11/16	ينتهي سريان هذه الشهادة في

Commercial Activity License



أمانة منطقة الرياض





بلدي
balady

رخصة نشاط تجاري

Commercial Activity Licence

شركة يابوس للمقاولات المحدودة

رقم الرخصة المكون	رقم الرخصة	تاريخ انتهاء فترة الصلاحية	تاريخ انتهاء الرخصة	License Expiry Date
40031758840	1443/04/21	1444/04/21	1444/04/21	1444/04/21

Owner's Name	اسم المالك
شركة يابوس للمقاولات المحدودة - - -	
Owner's ID	رقم هوية المالك
1010216055	
ISIC Classification	التصنيف الدولي للنشاط الاقتصادي
تعميد الاسلاك الكهربائية	
Detailed Activity	النشاط التفصيلي
تعميد الاسلاك الكهربائية	
Sub-Municipality	البلدية
بلدية العليا	
Municipality	الأمانة
أمانة منطقة الرياض	
Street	الشارع
طريق الملك عبد العزيز	
District	الحي
الملك عبدالعزيز	
Shop's sign's Area	مساحة لافتة الإعلانات
1 متر مربع إعلاني 0 متر مربع إعلاني	
Shop's Total Area	مساحة المبنى الإجمالية
126 متر مربع	
 <p>موقع الترخيص</p>	
Permit Expiry Date	تاريخ انتهاء التصريح
Permit Number	رقم التصريح
Permits	التصاريح



مركز الدعم الفني
199099



saudimcmra



www.balady.gov.sa

VAT Registration Certificate



تاريخ الإصدار: 2019/01/22
الرقم المميز: 3007897028



الهيئة العامة للزكاة والدخل
General Authority of Zakat & Tax



شهادة تسجيل في ضريبة القيمة المضافة VAT Registration Certificate

نشهد الهيئة العامة للزكاة والدخل بأن المكلف أدناه مسجل في ضريبة القيمة المضافة بتاريخ 2017/08/23

Hereby, The General Authority of Zakat & Tax (GAZT) certifies that the taxpayer below is VAT registered on 23/08/2017

اسم المكلف:	شركة يوبوس للمقاولات المحدودة
رقم التسجيل الضريبي:	300789702800003
تاريخ نفاذ التسجيل:	2018/01/01
عنوان المكلف:	الرياض، السليمانية، طريق الملك عبدالعزيز، 11431



كـمـكـلـف مـسـجـل فـي ضـرـيـبـة الـقـيـمـة المـضـاـفـة، لا يـجـوز لـك تحـصـيـل ضـرـيـبـة الـقـيـمـة المـضـاـفـة مـن عـمـلـاـتـك قـبـل تـاـرـيـخ نـفاـذ التـسـجـيـل بـالضـرـيـبـة. فـي حـال تـبـيـن غـيـر ذـلـك، سـتـقـوم الـهـيـئـة العـامـة للزكاة والدخل بتنفيذ الغرامات المستحقة

هذه الوثيقة مرسلة من النظام الآلي ولا تحتاج إلى توقيع
- الهيئة العامة للزكاة والدخل -

Zakat and Income Certificate



رقم الشهادة: ١٢٠٣٠٤٥٦٠
التاريخ: ١٤٤٣/١٦/٧ هـ
الرقم المميز: ٣٠٠٧٨٩٧٠٢٨



الهيئة العامة للزكاة والدخل
General Authority of Zakat & Tax

المملكة العربية السعودية
الهيئة العامة للزكاة والدخل
General Authority of Zakat & Tax

شهادة CERTIFICATE

تشهد الهيئة العامة للزكاة والدخل بأن المكلف / شركة يابوس للمقاولات المحدودة
شركة رقم ٧٠١٥٠٨٤٧٧ وسجل تجاري رقم ١٠٢١٦٠٥٥
قدم إقراره عن الفترة المنتهية في ٢٠٢١/١٢/٣١ م

وقد منح هذه الشهادة لتمكينه من إنهاء جميع معاملاته بما في ذلك صرف مستحقاته
النهائية عن العقود.

يسري مفعول هذه الشهادة حتى تاريخ ١٤٤٤/١٠/١٠ هـ الموافق ٢٠٢٣/٠٤/٣٠ م.
(العاشر من شوال ألف و أربعمئة و أربعة و أربعون هجري)

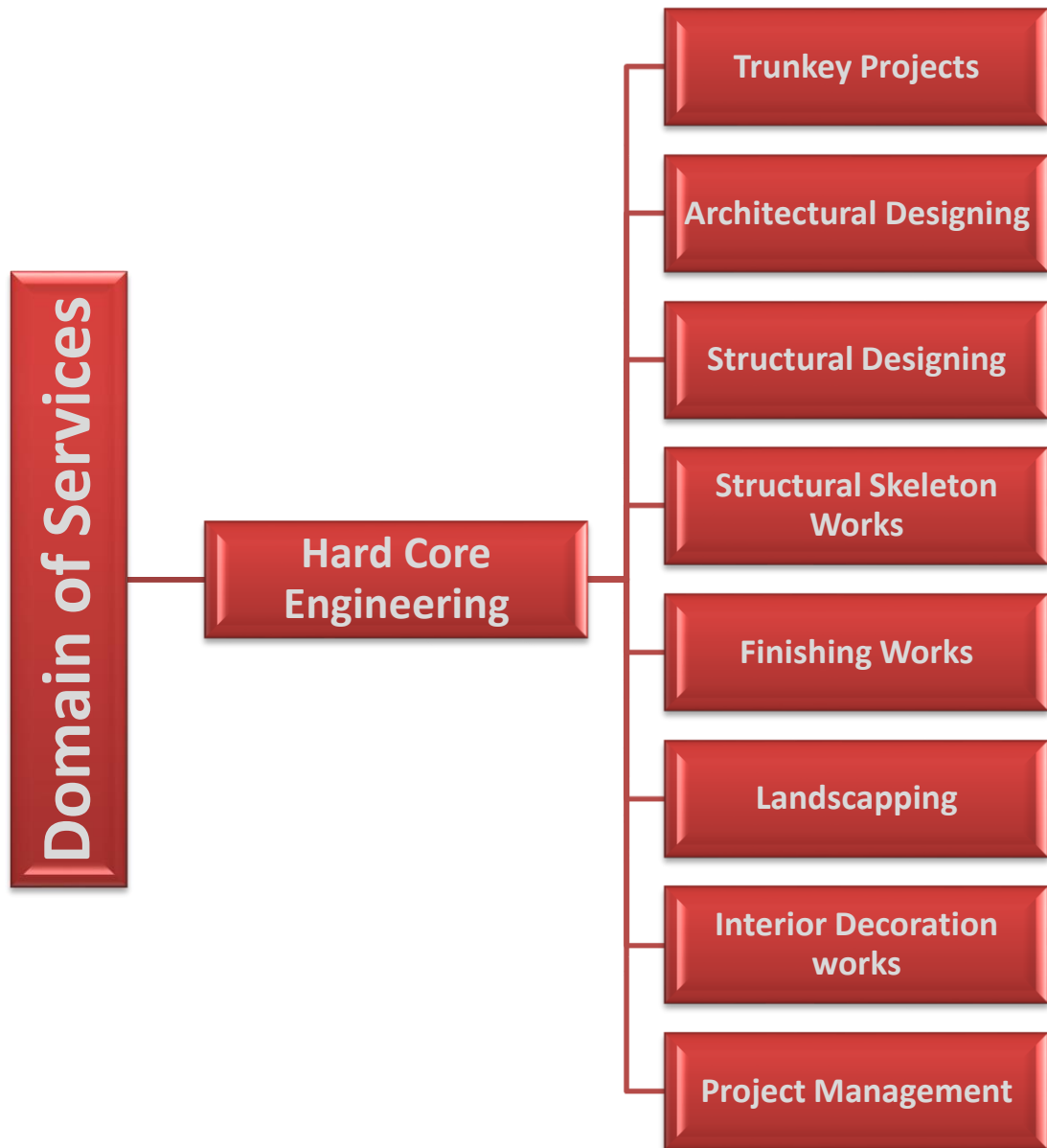


الختم الرسمي

هذه الوثيقة مستخرجة من النظام الآلي ولا تحتاج إلى توقيع
لا يعتد بهذه الشهادة إلا بعد التحقق من موقع الهيئة www.gazt.gov.sa

SECTION-03: DOMAIN OF SERVICES

Domain of Services:



Domain of Services Description:

Trunkey Project / Engineering, Procurement & Construction (EPC)

During the basic engineering stage, all the major parameters and the generalized layout of the project are identified & quantified. A schedule is produced utilizing the PERT/CPM techniques for the project in agreement with the client. Project management control procedures as derived from ***Project Management Body of knowledge (PMBOK)*** are adopted to manage the projects.

Following basic engineering, the detailed engineering phase progresses, and the project is developed to the stage when all procurement orders through vendors and suppliers are finalized.

The procurement department at Head Office places order on approved sources keeping in view any special tests that may be required through the vendor or in close proximity of the project.

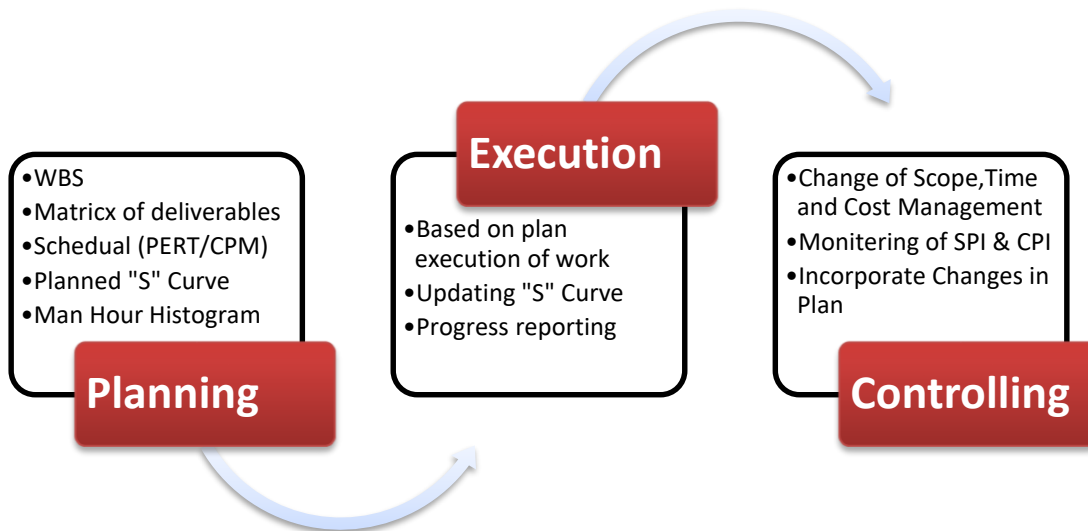
Accordingly, the logistics management and expediting systems monitor the schedule requirements and ensures timely deliveries. Construction management is the key factor in the delivery and success of our projects. Adherence to safety, quality and progress is routinely monitored and recorded by our team of engineers at site and Head Office, thus closely interfacing planning and execution activities.

Commissioning, trial runs and system startups are undertaken in accordance with established control procedures, relevant specifications and strict safety standards.

Project Management

Innovative, timely and effective planning combines to form the key to a successful project. Our planning department is committed to improve the quality of our projects by providing creative solutions and superior service to customer.

YABOOS has competitive advantage by having experienced human resource. Our planners are also conversant with professional organizations and consultants keeping themselves updated with latest planning techniques and software's like MS Project and Primavera Systems. Maintaining these connections and involvements has resulted in a group of professionals that have a wide variety of skills, abilities and tools on hand to identify and promote feasible solutions to intimate and complex engineering problems.



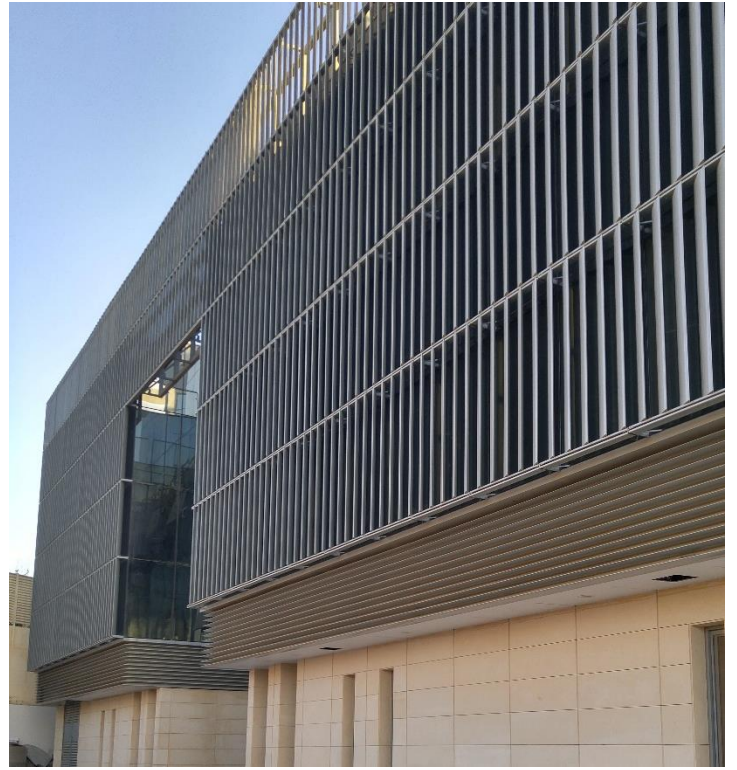
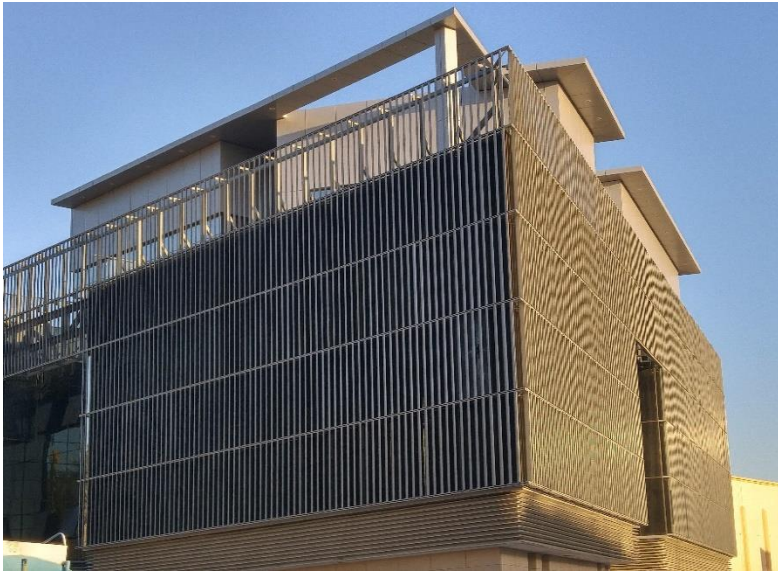
SECTION-04: PROJECTS

COMMERCIAL PROJECTS

MMR - Head office

Office Building	
Design & Built	
Project Name	MMR Head Office
Land Area	2500 m ²
Built Area	11000m ²
Location	Riyadh
Cost	24.5 Million SAR
Completion	2019





Inter-Continental Hotel

Commercial Building	
Design & Built	
Project Name	Health Club
Land Area	1750 m²
Built Up Area	1300 m²
Location	Riyadh
Cost	7.0 Million SAR
Completion	2016



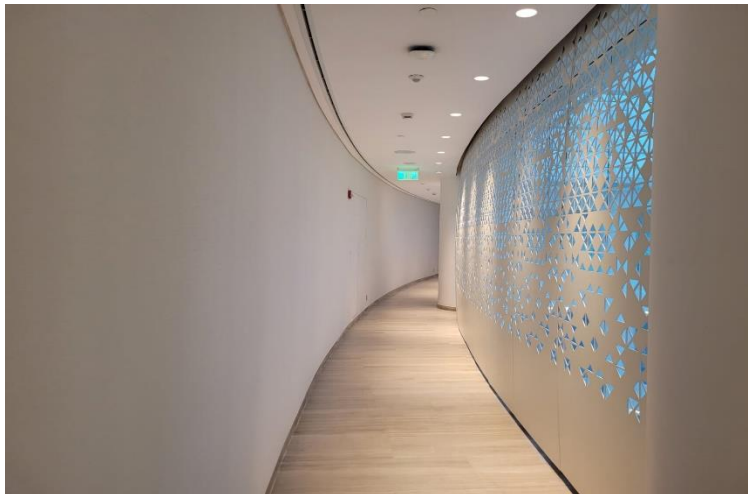
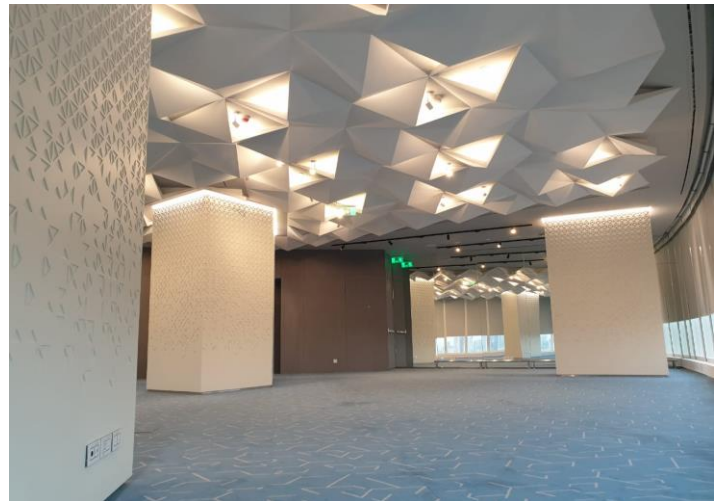


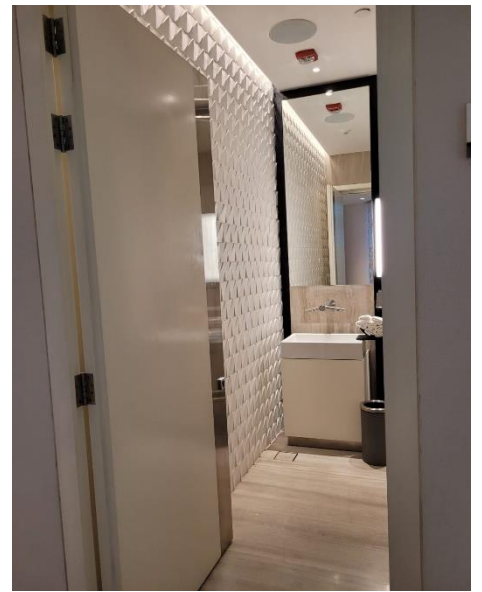




LE MERIDIEN HOTEL

Commercial Building	
Construction & Finishing Works	
Project Name	Multi-Purpose Area - 15th Floor
Land Area	450 m²
Built Up Area	450 m²
Location	Riyadh
Cost	4.2 Million SAR
Completion	2021



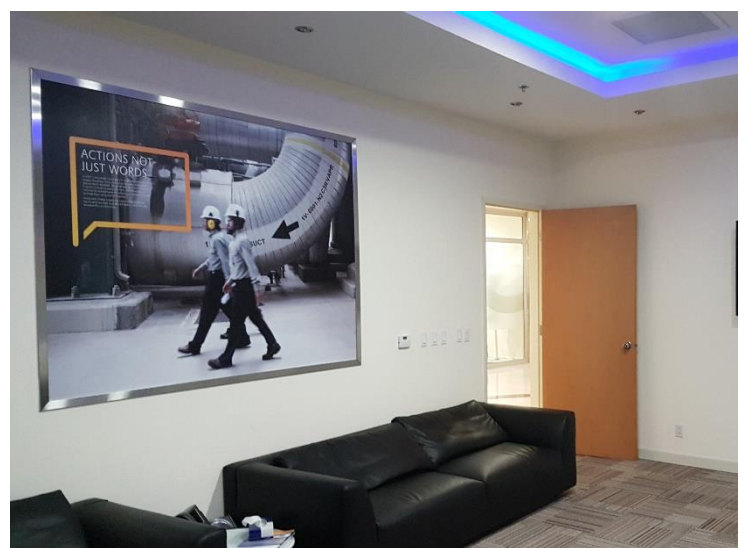
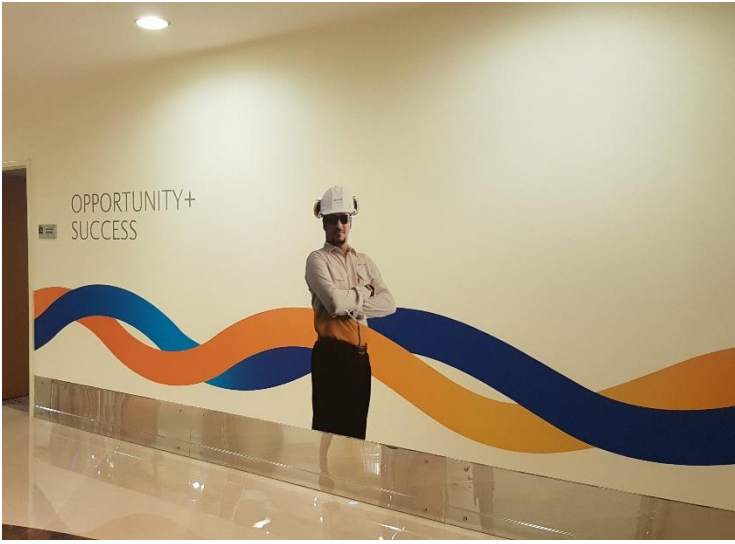


SABIC - Head Office

Office Modification	
Design & Built	
Project Name	Recruitment Office
Land Area	500 m ²
Built Up Area	500 m ²
Location	Riyadh
Cost	1.0 Million SAR
Completion	2014







LE MERIDIEN HOTEL

Offices

Construction & Finishing

Project Name

Operational
Offices

Land Area

1450 m²

Built Up Area

1450 m²

Location

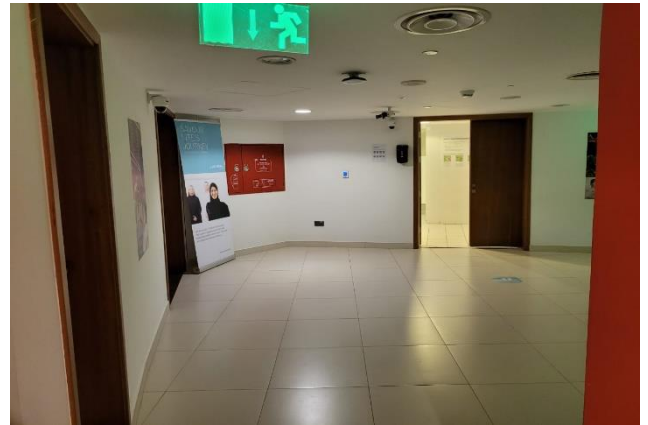
Riyadh

Cost

2.2 Million SAR

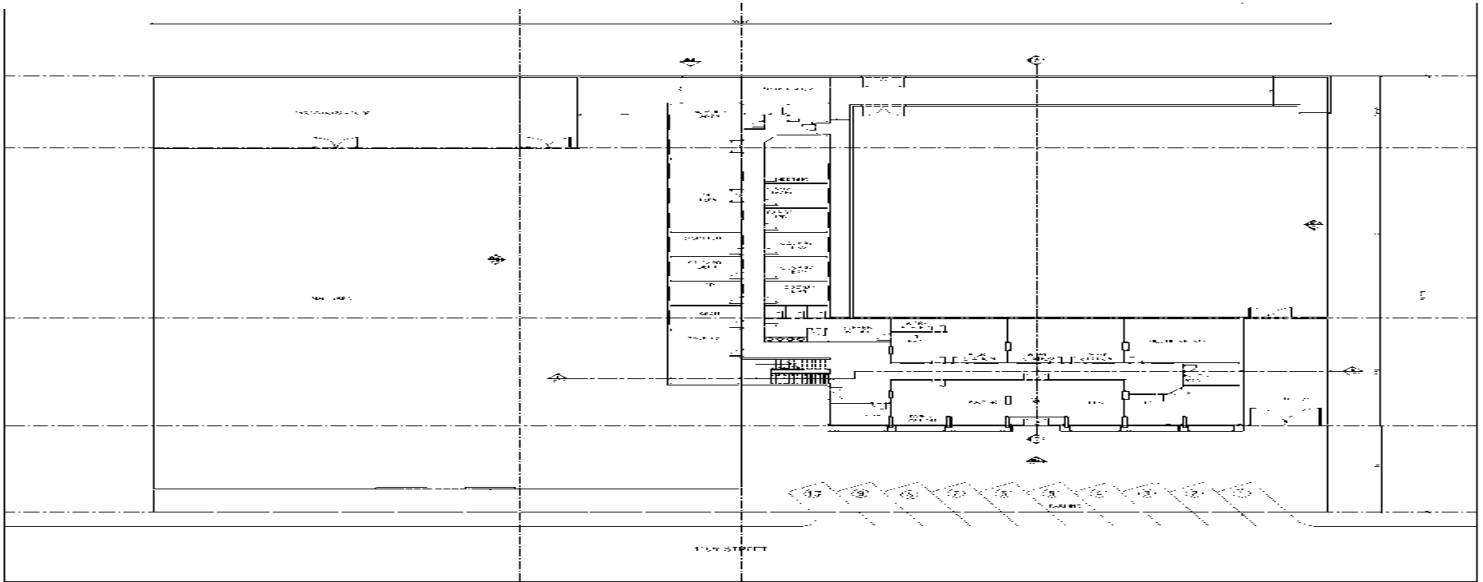
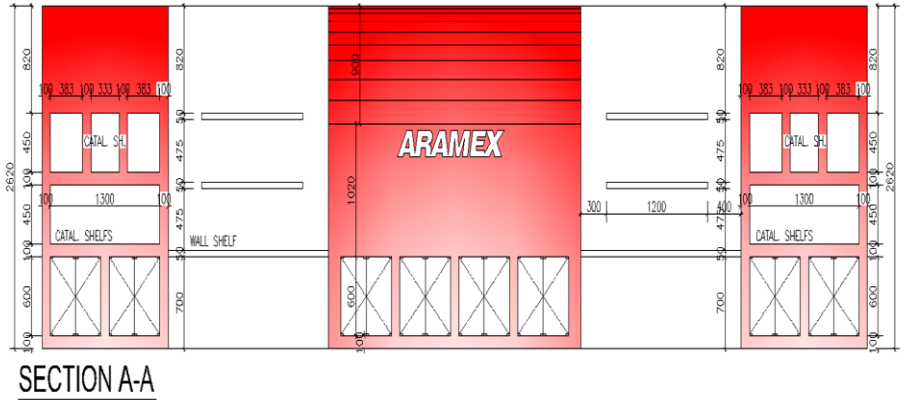
Completion

2019



Aramex Offices

Commercial Projects	
Int. Design & Built	
Project Name	Office Build
Land Area	4245 m ²
Built Up Area	2500m ²
Location	Dammam
Cost	2.0 Million SAR
Completion	2006







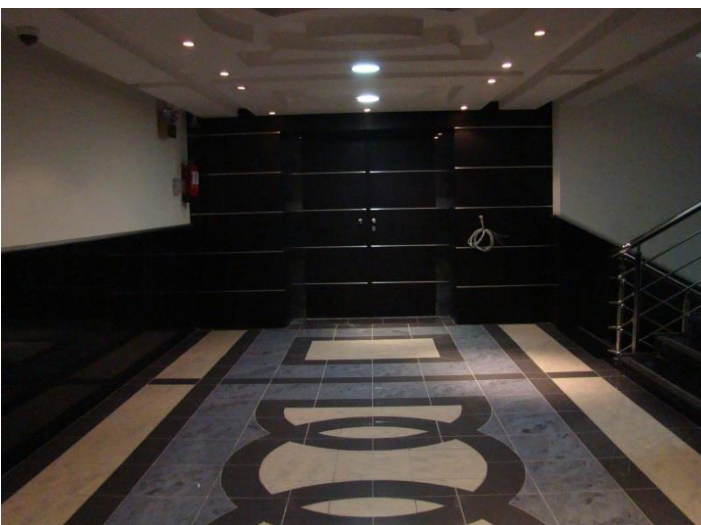
MDS Offices

Offices	
Design & Built	
Project Name	MDS Offices
Land Area	700 m²
Built Up Area	700 m²
Location	Riyadh
Cost	1.0 Million SAR
Completion	2016



Al-Rumaih Est. Offices

Offices	
Design & Built	
Project Name	Office Build
Land Area	1,485 m²
Built Up Area	1,485 m²
Location	Riyadh
Cost	2.0 Million SAR
Completion	2010



International Turnkey Systems

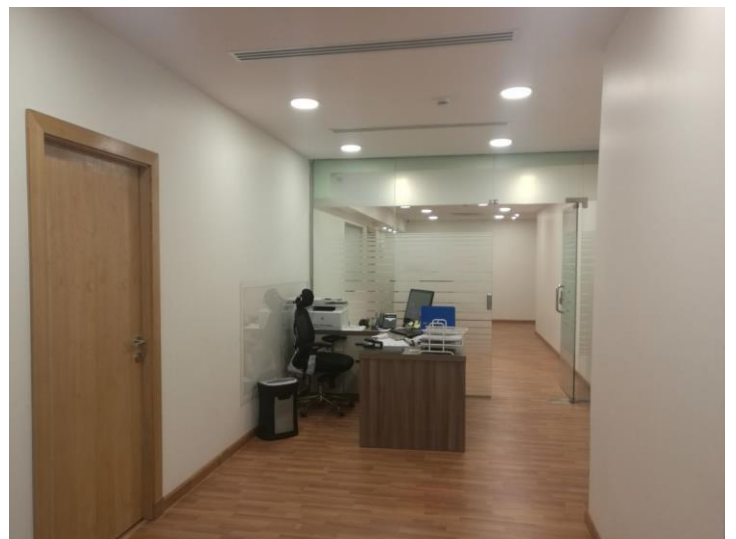
Offices	
Design & Built	
Project Name	ITS Offices
Land Area	560 m²
Built Up Area	560 m²
Location	Riyadh
Cost	0.8 Million SAR
Completion	2016



Future Network Solutions Offices

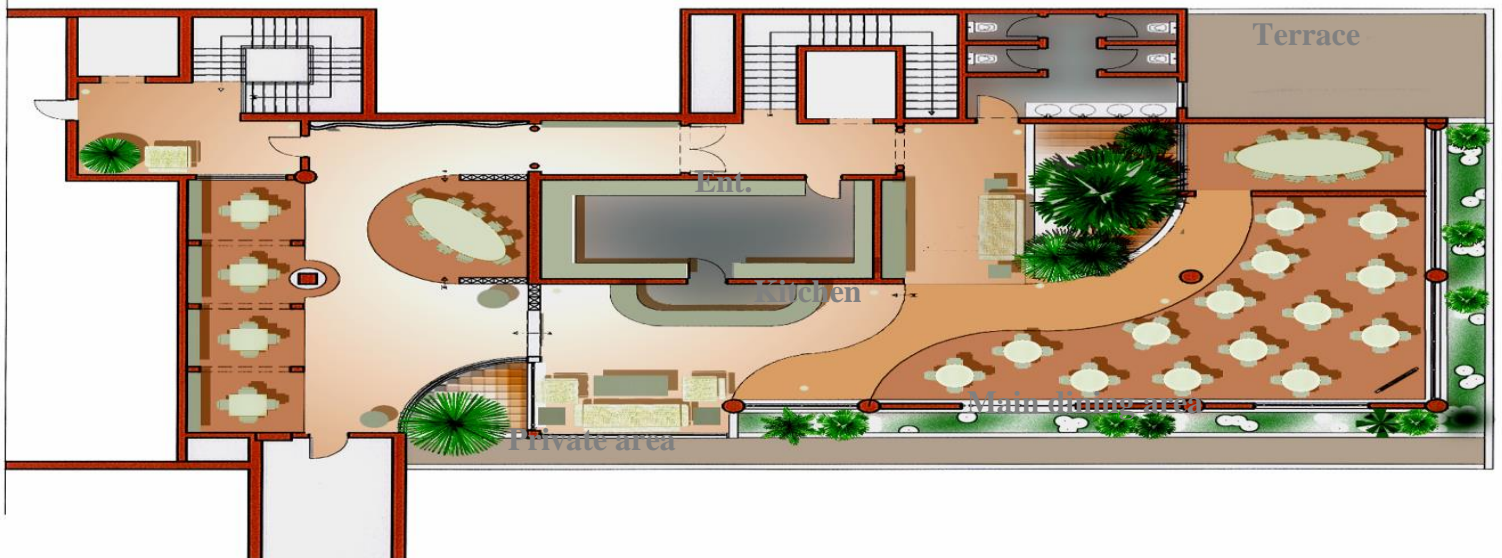
Offices	
Design & Built	
Project Name	FNS Offices
Land Area	500 m²
Built Up Area	500 m²
Location	Riyadh
Cost	0.8 Million SAR
Completion	2016





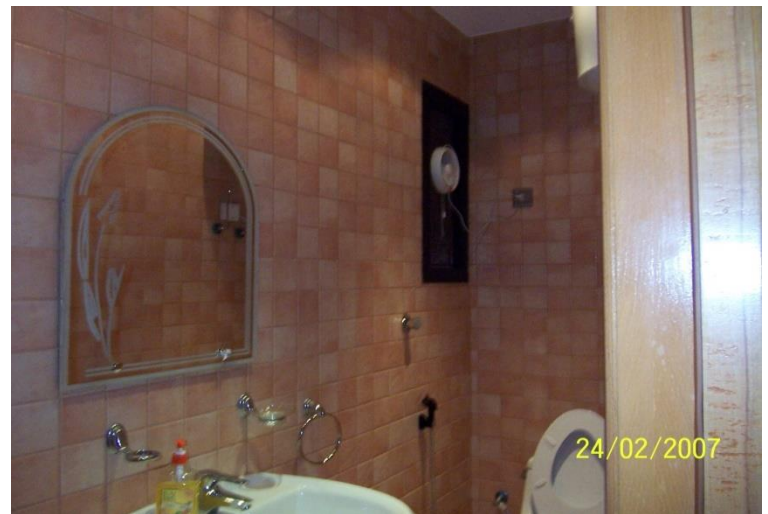
Employees Recreation Center

Commercial Projects	
Int. Design & Built	
Project Name	Office Build
Built Up Area	500m ²
Location	Riyadh
Cost	500,000 SAR
Completion	2006



COLDWELL Bankers

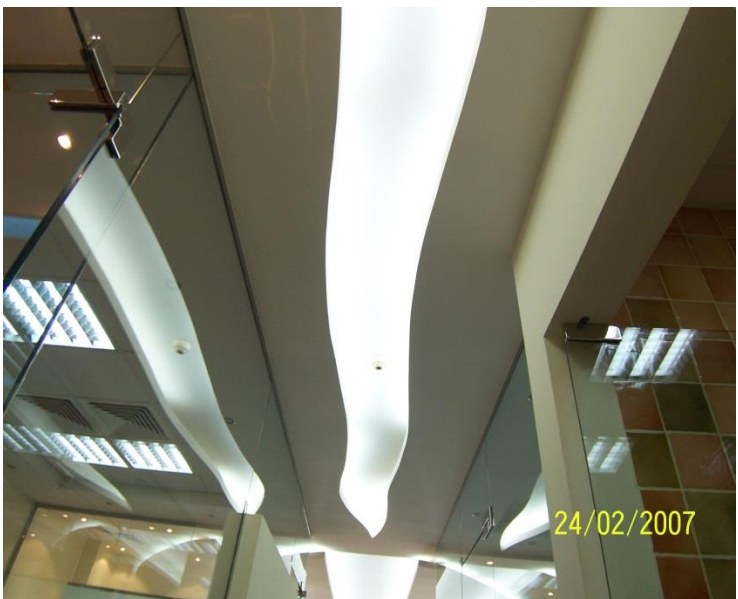
Offices	
INT. Design & Built	
Project Name	COLDWELL BANKERS
Office Area	180 m²
Location	Riyadh, K.A.R
Cost	340,000 SAR
Completion	2007



COLDWELL Bankers

Offices	
INT. Design & Built	
Project Name	COLD. BANKERS
Office Area	230 m²
Location	Riyadh
Cost	412,000 SAR
Completion	2007





AKAR BRANCH

Offices	
INT. Design & Built	
Project Name	AKAR BR.
Office Area	350 m²
Location	Riyadh
Cost	0.8 Million SAR
Completion	2007







JumJoom Showroom

Offices	
Finishing Works	
Project Name	Office Build.
Land Area	2500 m ²
Built Up Area	1000 m ²
Location	Riyadh
Cost	1.0 Million SAR
Completion	2010





Citrix

Offices	
Design & Built	
Project Name	Office Build.
Land Area	110 m²
Built Up Area	110 m²
Location	Riyadh
Cost	200,000 SAR
Completion	2010



SABIC - HEADOFFICE

Car Park Shading System

Design & Built

Project Name	Car Park Shading
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Land Area	7000 m ²
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Location	Riyadh
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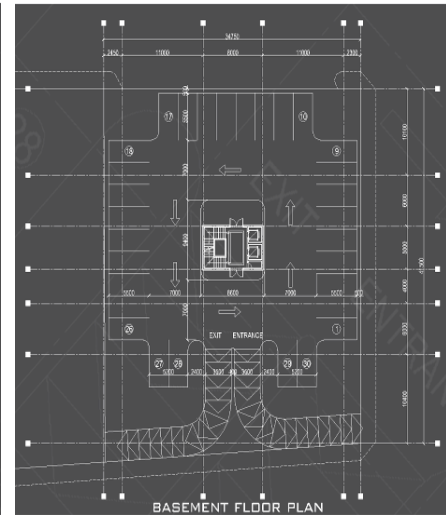
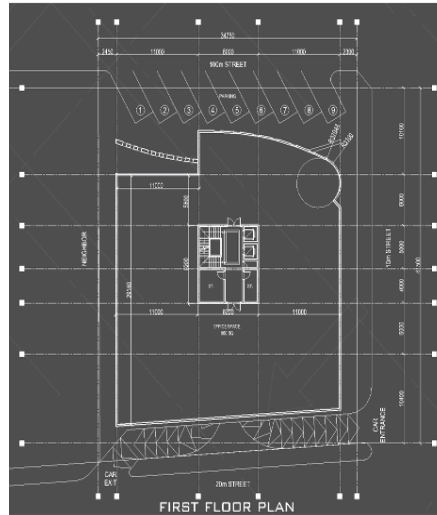
Cost	2.0 Million SAR
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Completion	2016
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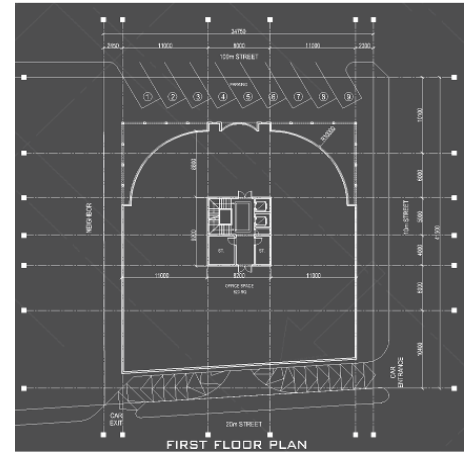
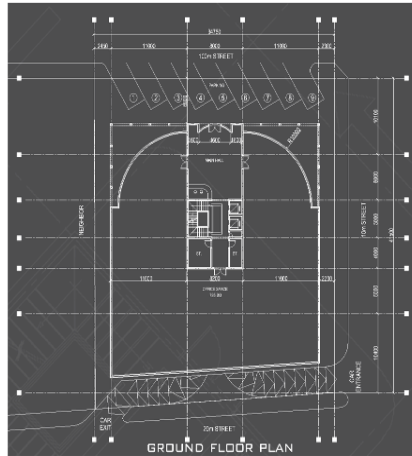
Al-Rumaih Office Building (Concept-1)

Offices	
Design Concept	
Project Name	Office Build.
Land Area	1500 m²
Built Up Area	3300m²
Location	Malaz/Riyadh
Cost	5.0 Million SAR
Completion	Design Concept.



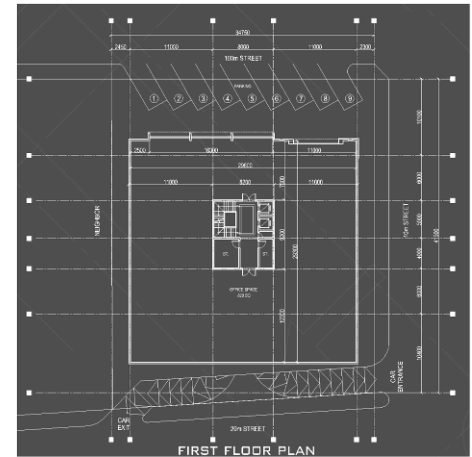
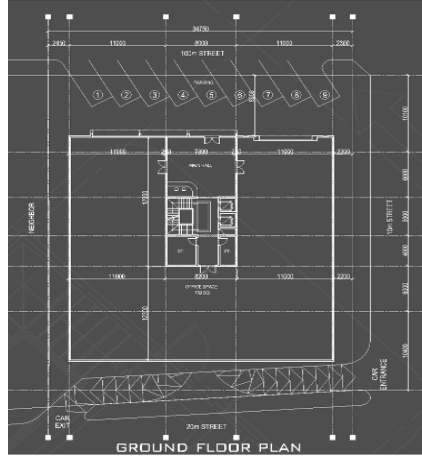
Al-Rumaih Office Building (Concept -2)

Offices	
Design Concept	
Project Name	Office Build.
Land Area	1500 m²
Built Up Area	3300m²
Location	Malaz,Riyadh
Cost	5.0 Million SAR
Completion	Design Concept.



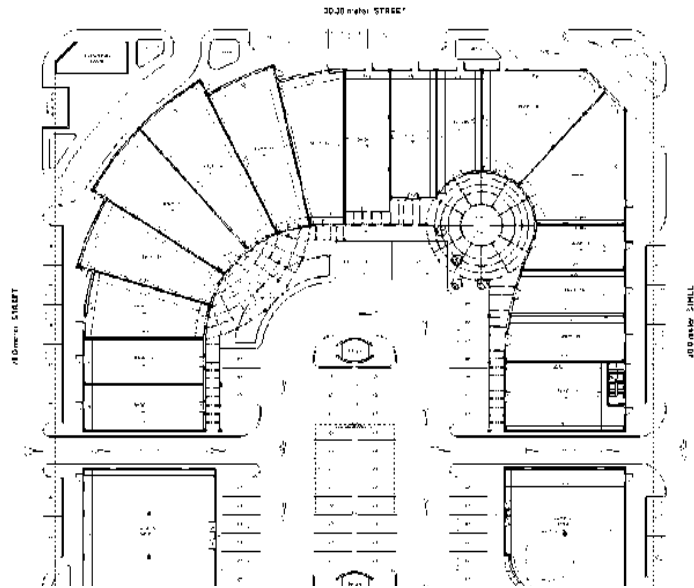
Al-Rumaih Office Building (Concept -3)

Offices	
Design Concept	
Project Name	Office Build.
Land Area	1500 m²
Built Up Area	3300m²
Location	Malaz/Riyadh
Cost	5.0 Million SAR
Completion	Design Concept.



Dammam - Food Plaza

Commercial Projects	
Design & Built	
Project Name	Dammam F. P.
Land Area	9000 m²
Built Up Area	4000 m²
Location	Dammam
Cost	7.0 Million SAR
Completion	2008



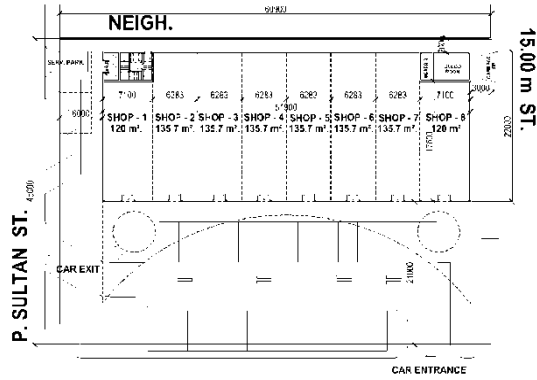






Buraidah -1 Food Plaza

Commercial Projects	
Design Built	
Project Name	Food Plaza
Land Area	2700 m²
Built Up Area	1500 m²
Location	Buraidah
Cost	2.0 Million SAR
Completion	2006



**فود
بازا**



**FOOD
PLAZA**



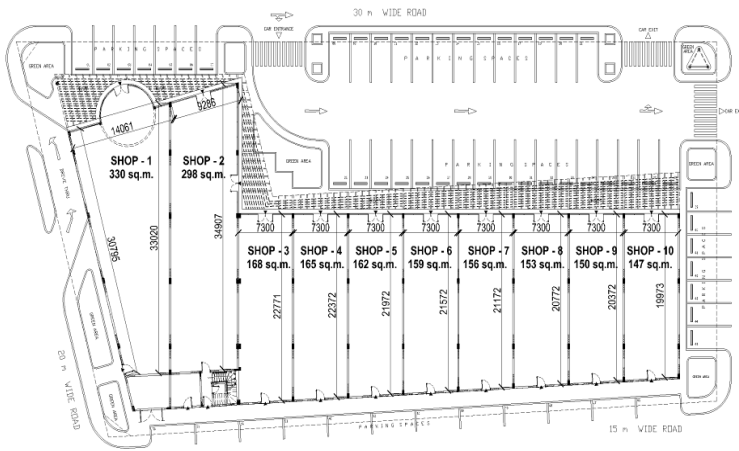
Buraidah -2 Food Plaza

Commercial Projects	
Design & Supervision	
Project Name	Food Plaza
Land Area	4415 m²
Built Up Area	2310 m²
Location	Buraidah
Cost	3.0 Million SAR
Completion	2006

فود
بلازا



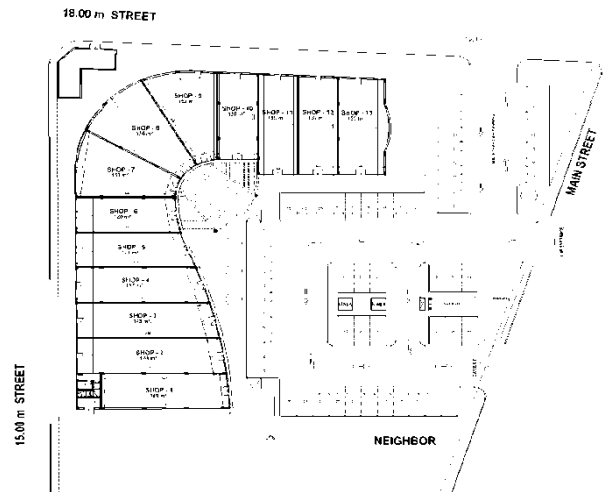
**FOOD
PLAZA**



Buraidah -3 Food Plaza

Commercial Projects	
Design & Built	
Project Name	Food Plaza
Land Area	4650 m2
Built Up Area	2322 m2
Location	Buraidah
Cost	3.0 Million SAR
Completion	2007

فود
بلازا
FOOD
PLAZA



BURGER KING

Commercial Projects

Int. Design & Built

Project Name **Fast Food**

Shop Area **400 m²**

Location **Riyadh**

Cost **450,000 SAR**

Completion **2006**



COSTA COFFEE

Offices	
Finishing Works	
Project Name	Office Build.
Land Area	180 m ²
Built Up Area	180 m ²
Location	Riyadh
Cost	0.6 Million SaR
Completion	2008





Saudi Aramco Project

Civil Works	
Walkway and Asphalt	
Project Name	Civil Works
Location	Riyadh
Cost	0.5 Million SAR
Completion	2006



RESIDENTIAL PROJECTS

Al-Rumaih Residence

Residential Villa

Design & Built

Project Name Private Villa

Land Area 4000 m²

Location Riyadh

Cost 15.0 Million SAR

Completion In Progress





Mullah Residence

Residential Villa

Design & Built

Project Name

Private Villa

Land Area

3200 m²

Location

Riyadh

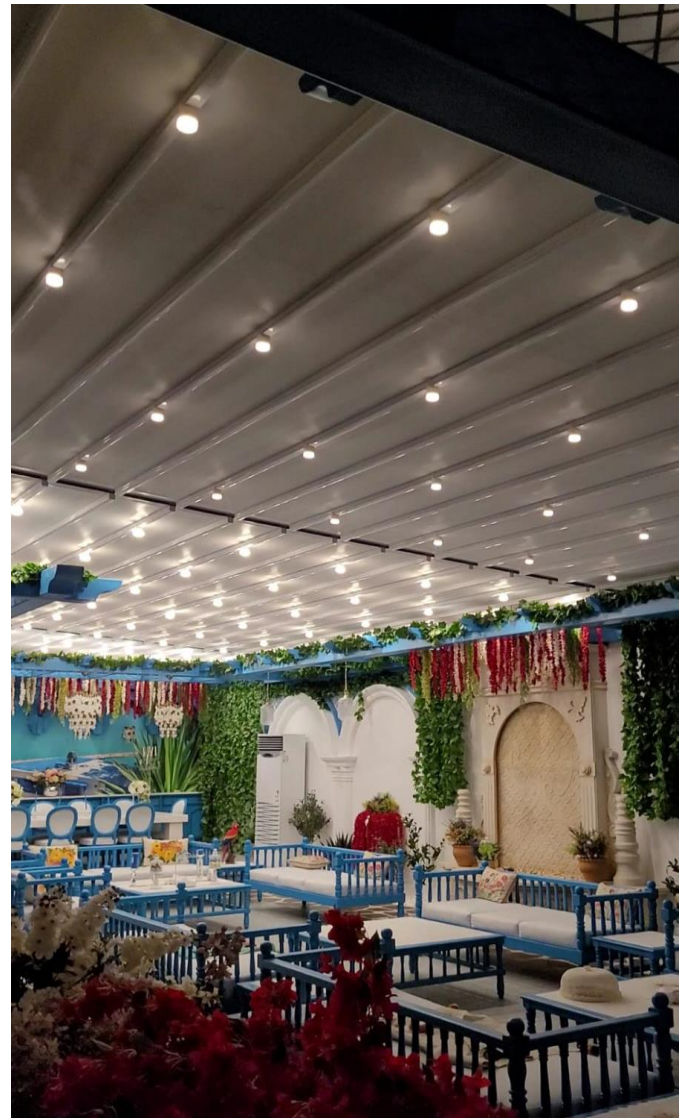
Cost

20.2 Million SAR

Completion

2018





Residential Compound

Residential Villas	
Design & Built	
Project Name	Mullah Compound
Land Area	4000 m²
Location	Riyadh
Cost	18.0 Million SAR
Completion	In Progress





Residential Compound

Residential Villas

Design & Built

Project Name Elite 1 Compound

Land Area 2500 m²

Location Riyadh

Cost 11.0 Million SAR

Completion 2016





Residential Compound

Residential Villas

Design & Built

Project Name	Elite 2 Compound
Land Area	7200 m ²
Location	Riyadh
Cost	12.0 Million SAR
Completion	2018





Residential Compound

Residential Villas

Design & Built

Project Name Elite 3 Compound

Land Area 1000 m²

Location Riyadh

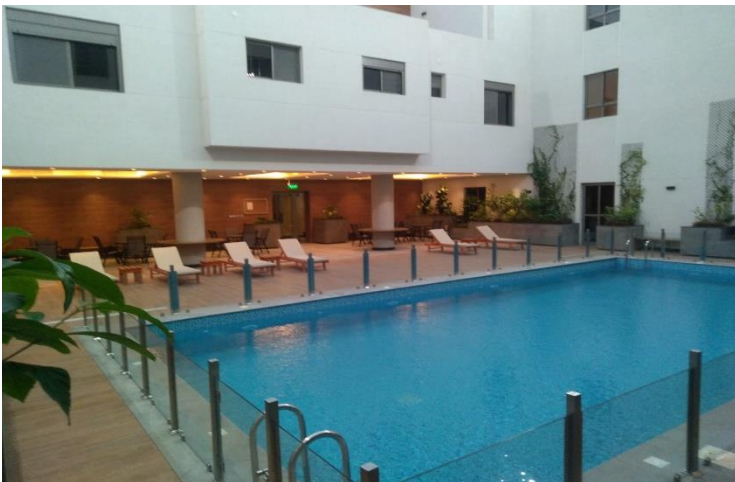
Cost 6.5 Million SAR

Completion 2019



Residential Compound

Residential Apartments	
Design & Built	
Project Name	Elite 4 Compound
Land Area	2500 m ²
Location	Riyadh
Cost	10.5 Million SAR
Completion	2021





Residential Compound

Residential Villas

Design & Built

Project Name Elite 5 Compound

Land Area 2000 m²

Location Riyadh

Cost 7.5 Million SAR

Completion In Progress



Residential Compound

Residential Apartments

Design & Built

Project Name Elite 6 Compound

Land Area 4500 m²

Location Riyadh

Cost 27.8 Million SAR

Completion In Progress





Residential Compound

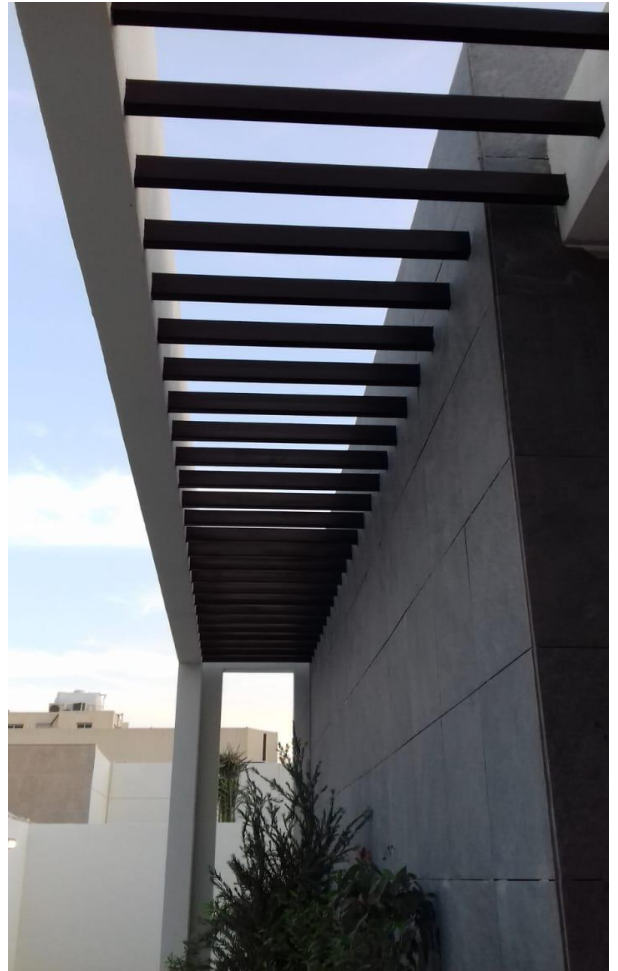
Residential Villas	
Design & Built	
Project Name	Elite 7 Compound
Land Area	5000 m ²
Location	Riyadh
Cost	18.0 Million SAR
Completion	In Progress



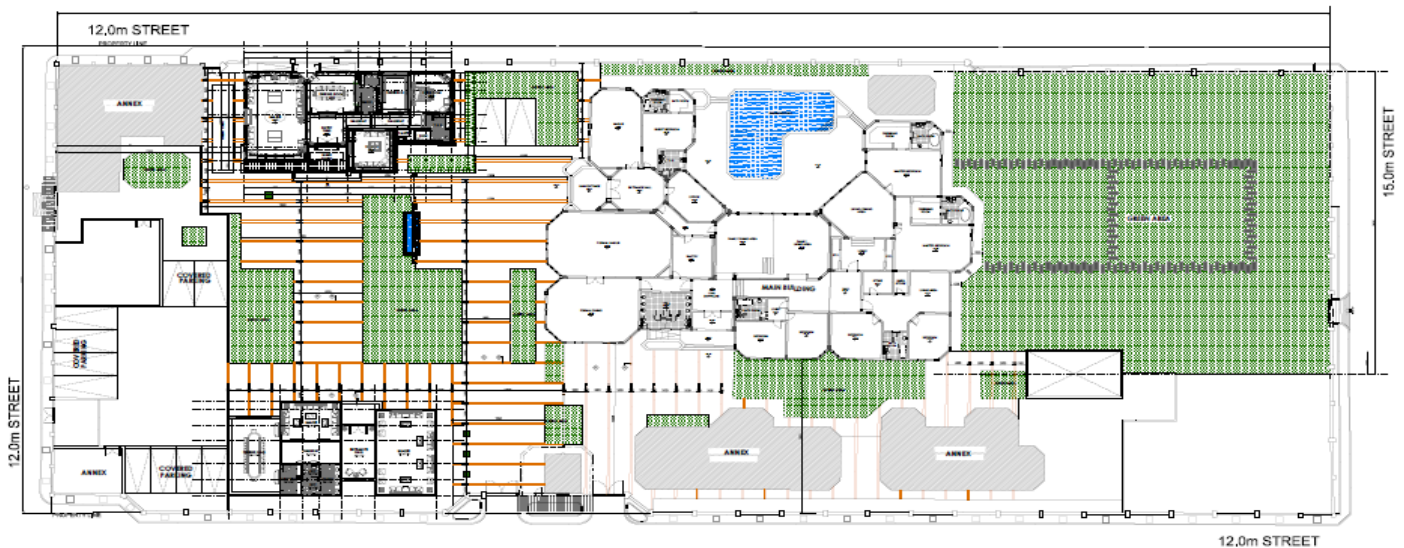


Prince Turki Palace

Residential Palace	
Design, Renovation & Int. Finishing	
Project Name	Private Palace
Land Area	8500 m²
Location	Riyadh
Cost	3.0 Million SAR
Completion	2020



NEW DESIGN





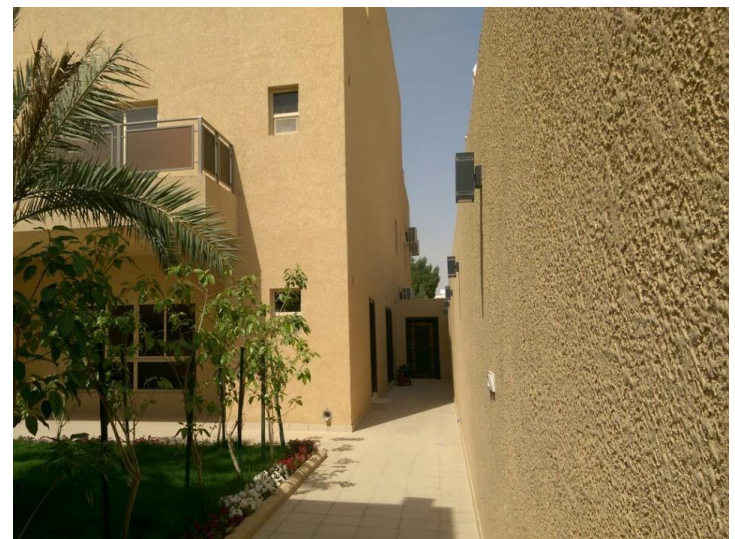
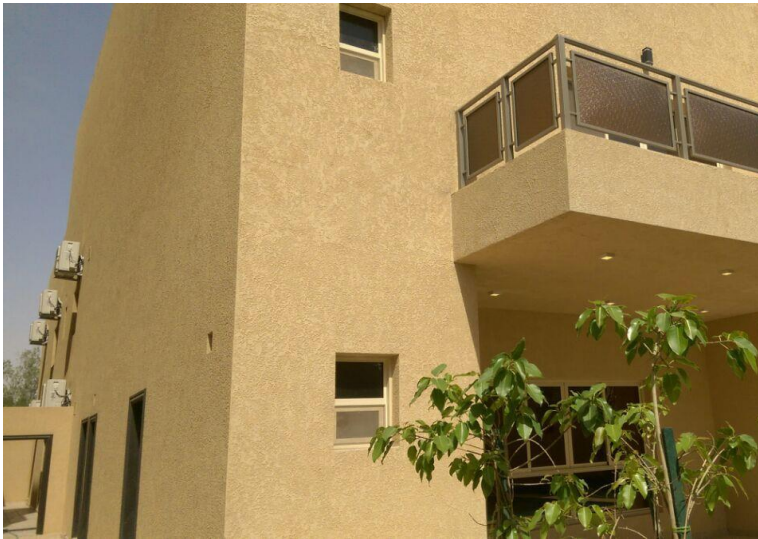
Residential Apartments

Residential Apartments	
Design & Built	
Project Name	Private Apartments
Land Area	1800 m²
Location	Riyadh
Cost	4.0 Million SAR
Completion	2017



Residential Compound

Residential Villas	
Design & Built	
Project Name	Private Compound
Land Area	1800 m²
Location	Riyadh
Cost	5.0 Million SAR
Completion	2016





Residential Compound

Residential Villas

Design & Built

Project Name Private Compound

Land Area 1600 m²

Location Riyadh

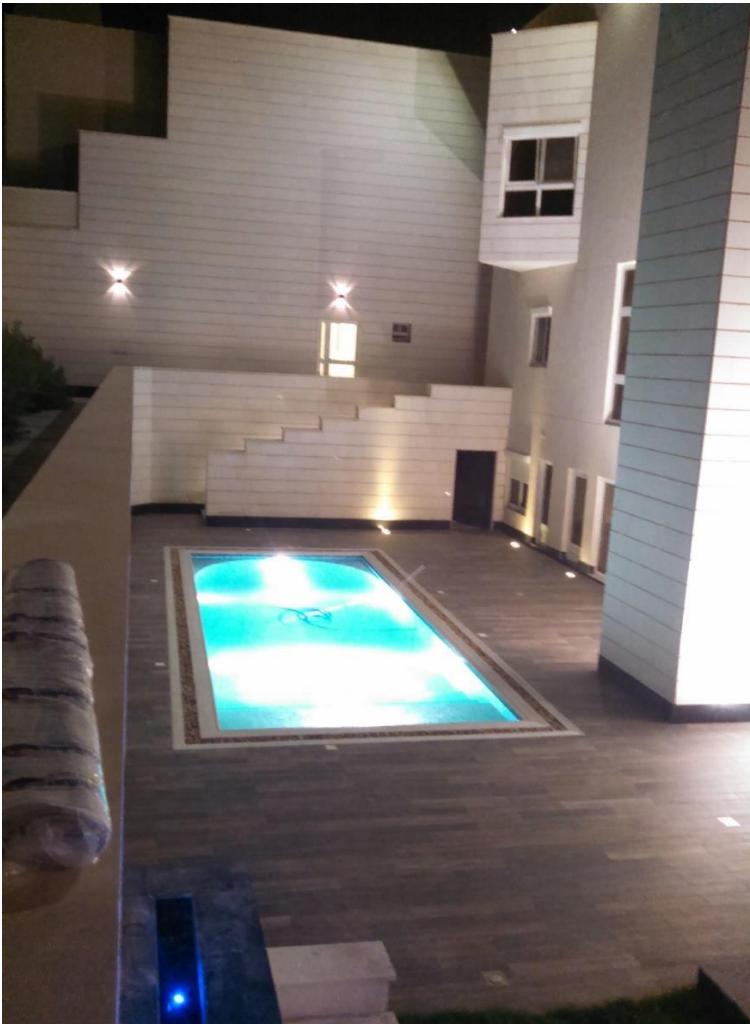
Cost 3.0 Million SAR

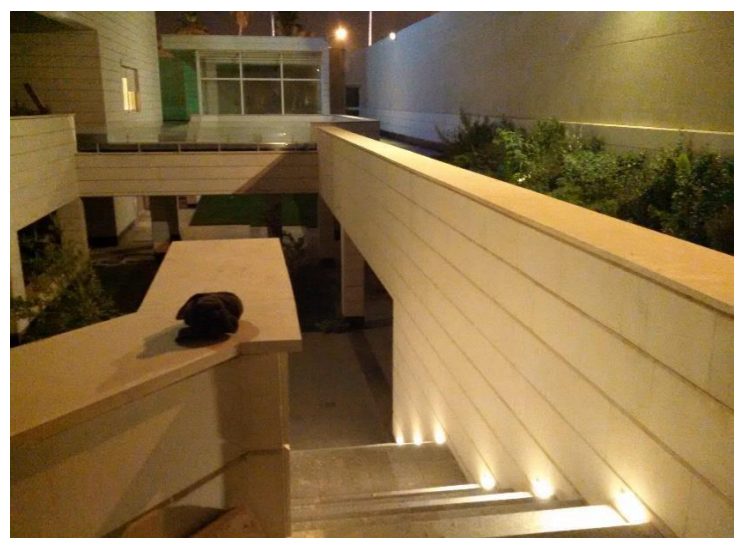
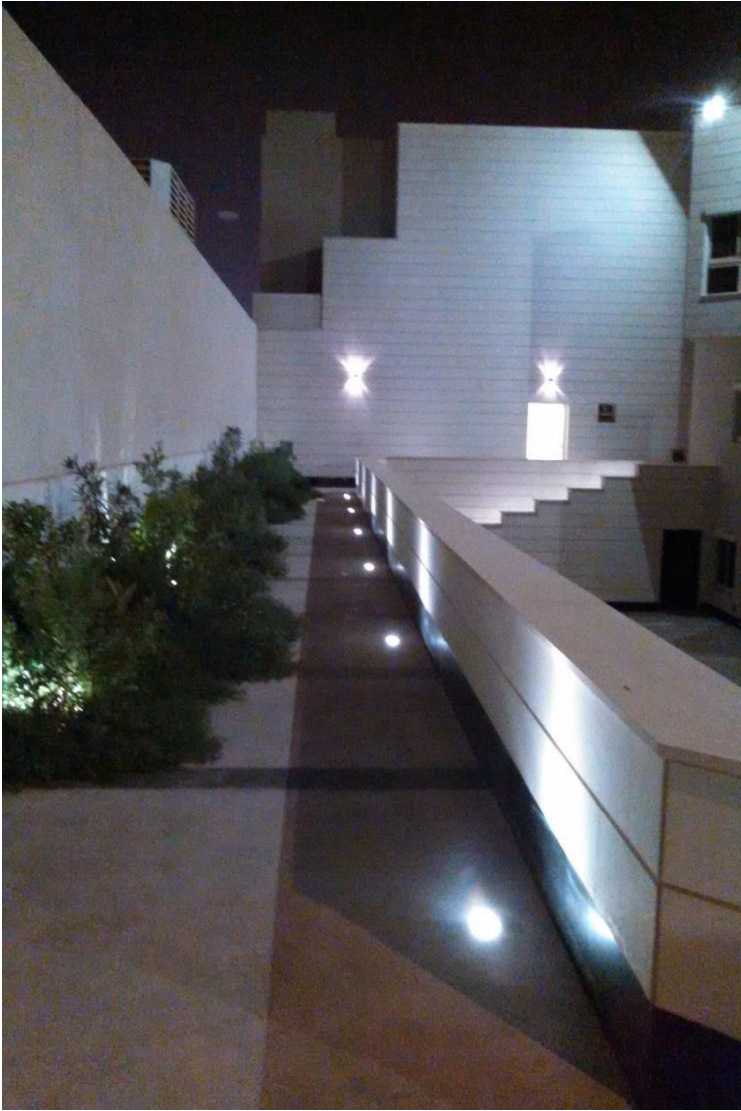
Completion 2017



Princess Al-Anoud Palace

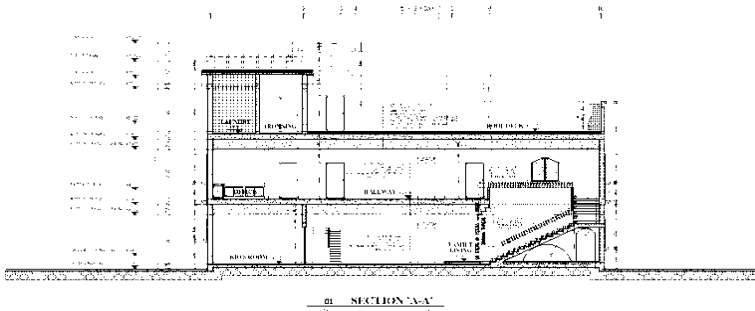
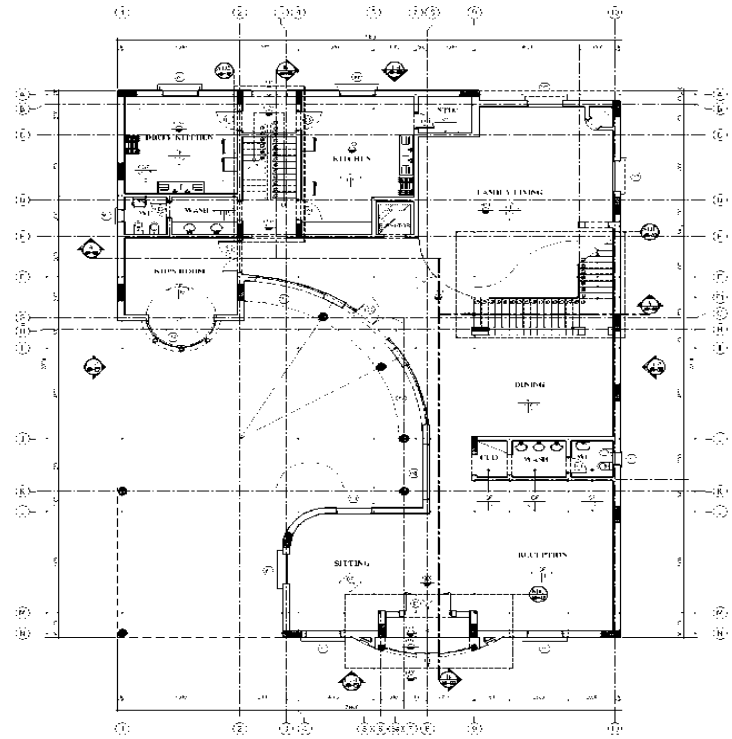
Residential Palace	
Renovation	
Project Name	Private Palace
Land Area	3000 m ²
Location	Riyadh
Cost	3.0 Million SAR
Completion	2015





Al-Otaiby Villa

Residential Villa	
Design & Built	
Project Name	Private Villa
Land Area	1750 m²
Built Up Area	1500 m²
Location	Riyadh
Cost	7.0 Million SAR
Completion	2011





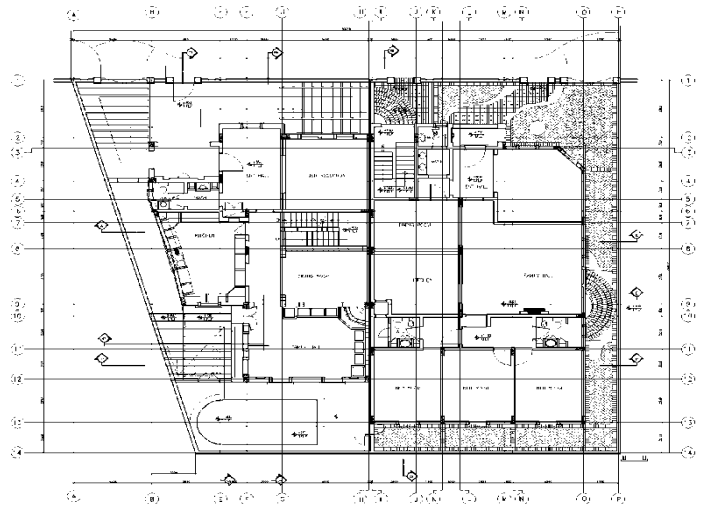




Residential Villa

Residential Villa	
Design & Built	
Project Name	Private Villa
Land Area	700 m ²
Built Up Area	1200 m ²
Location	Riyadh
Cost	1.5 Million SAR
Completion	2006





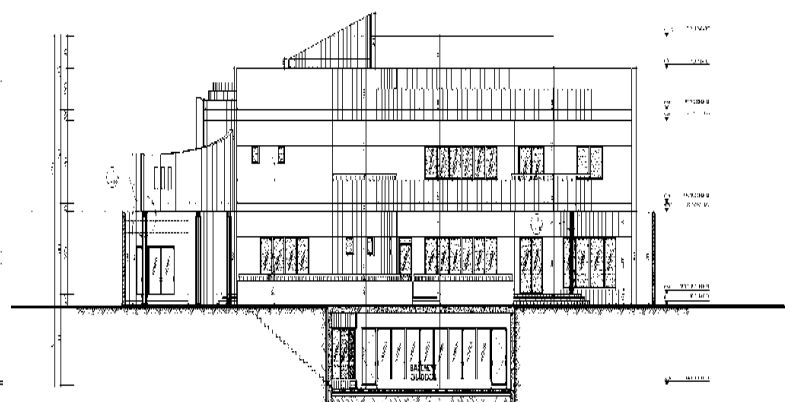
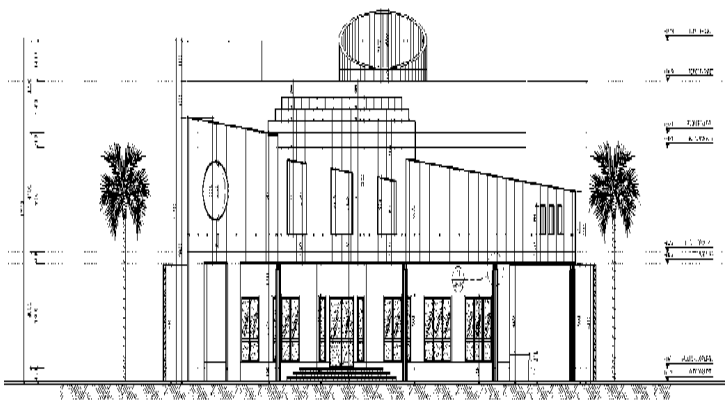
Salman Bin Al-Saidan Residence

Residential Villa	
Design & Built	
Project Name	Private Villa
Land Area	750 m²
Built Up Area	700 m²
Location	Riyadh
Cost	1.1 Million SAR
Completion	2006



Al-Hamidi Residence

Residential Villa	
Design & Built	
Project Name	Private Villa
Land Area	1500 m²
Built Up Area	2700 m²
Location	Riyadh
Cost	9.0 Million SAR
Completion	2008





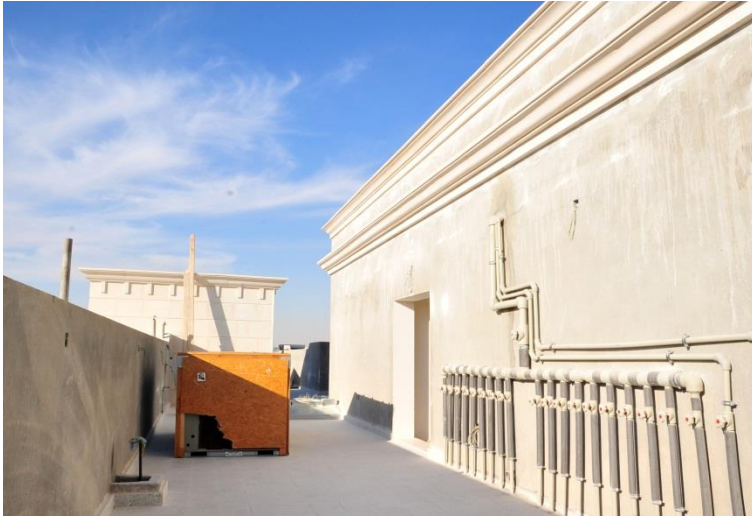


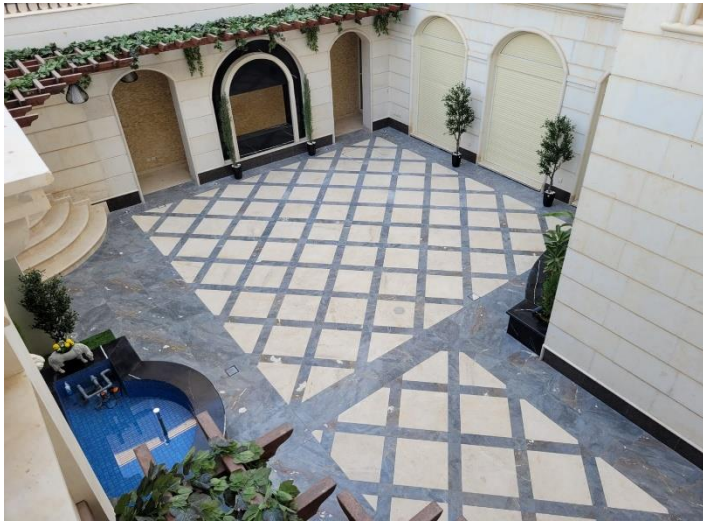
Mullah Residence

Residential Villa	
Design & Built	
Project Name	Private Villa
Land Area	2250 m ²
Built Up Area	3000m ²
Location	Riyadh
Cost	12.5 Million SAR
Completion	2013









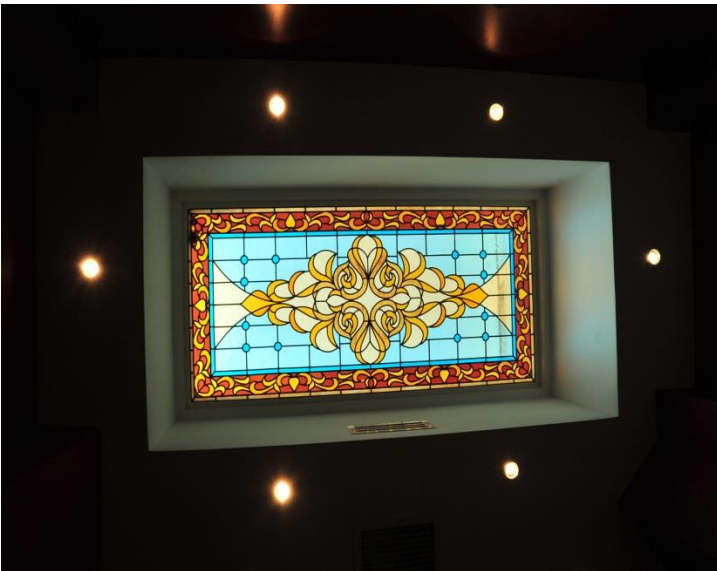
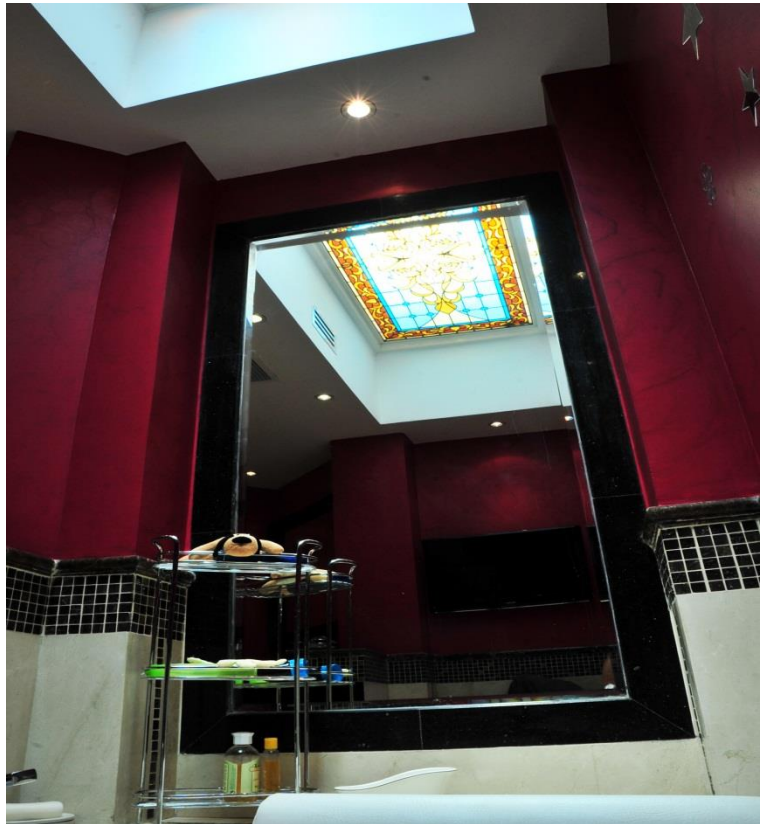
BALANSIA Compound - Villa 80

Residential Villa	
Design & Built	
Project Name	Private Villa
Land Area	540 m ²
Built Up Area	390 m ²
Location	Riyadh
Cost	1.4 Million SAR
Completion	2011









Al-Madi Complex

Residential Villas - 14 No.	
Project Name	Private Villas
Land Area	5000 m ²
Built Up Area	7500 m ²
Location	Riyadh
Cost	12.0 Million SAR
Completion	2013



GRAND VILLA (G+1) ON PLOT NO: 875, RIYADH-K.S.A.



ARCHITECTURAL DRAWINGS
SUBMISSION FOR ARCHITECTURAL DETAIL DESIGN
November, 2010

CONTRACTOR:

client :
MR. MOHAMMED AL MADI

LEAD DESIGNER:



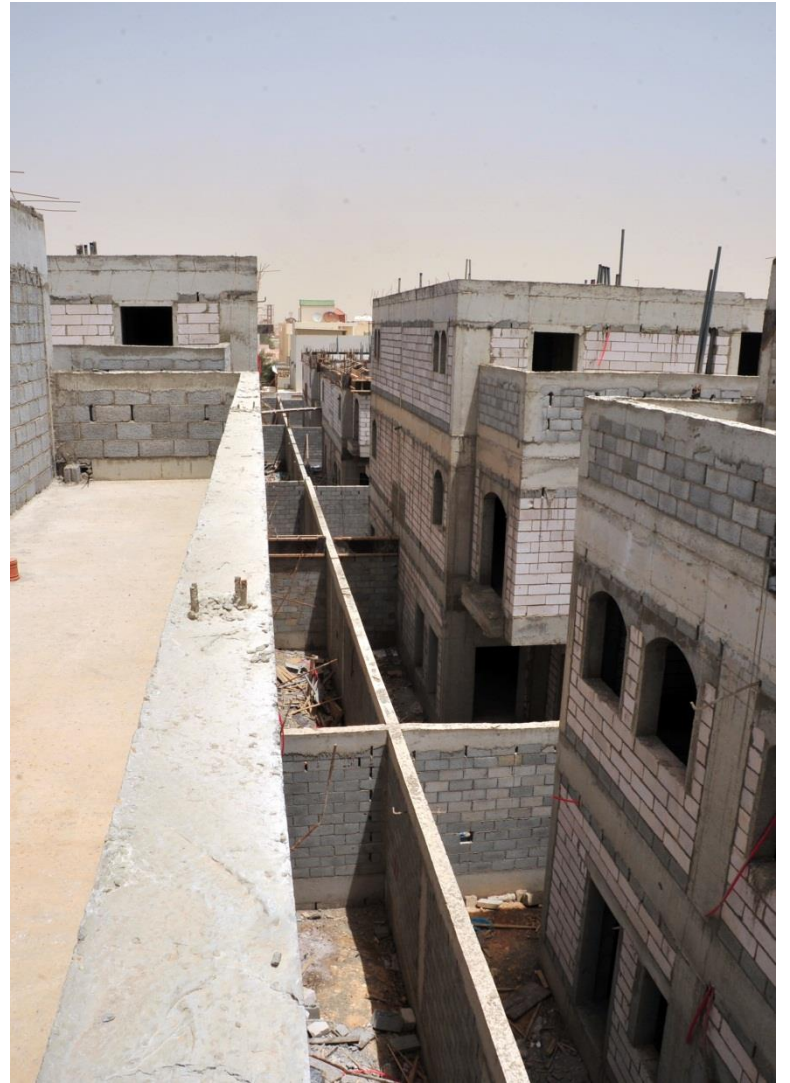
TOWN HOUSE (G+1 Attached Villa)
ON PLOT NO: 874,
RIYADH-K.S.A.

Attached Villa - Prototype



SUBMISSION FOR ARCHITECTURAL DETAIL DESIGN
November, 2010

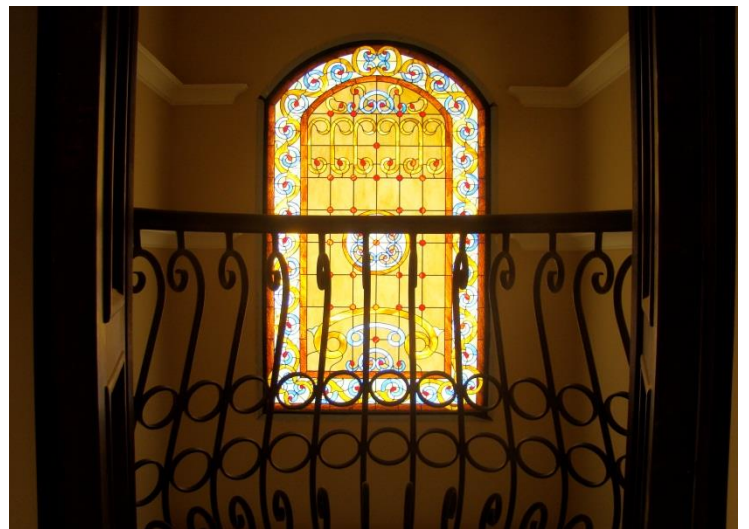
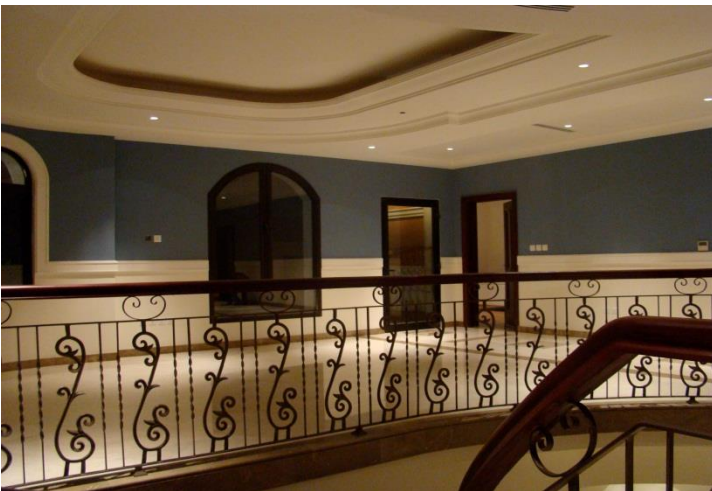






Mohammad Ghazal Residence

Residential Villa	
Design & Built	
Project Name	Private Villa
Land Area	750m²
Built Up Area	1200 m²
Location	Riyadh
Cost	2.8 Million SAR
Completion	2010





Amjad Shakir Residence

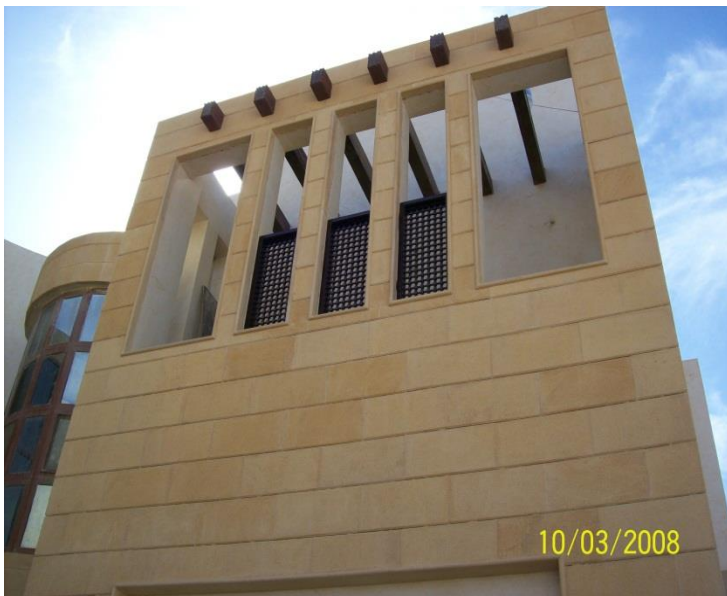
Residential Villa	
Renovation Works	
Project Name	Private Villa
Land Area	500 m²
Built Up Area	780m²
Location	Riyadh
Cost	1.1 Million SAR
Completion	2009



Fahad Subaiy Residence

Residential	
Construction & Finishing	
Project Name	Private Villa
Land Area	780 m²
Built Up Area	1390 m²
Location	Riyadh
Cost	3.2 Million SAR
Completion	2008

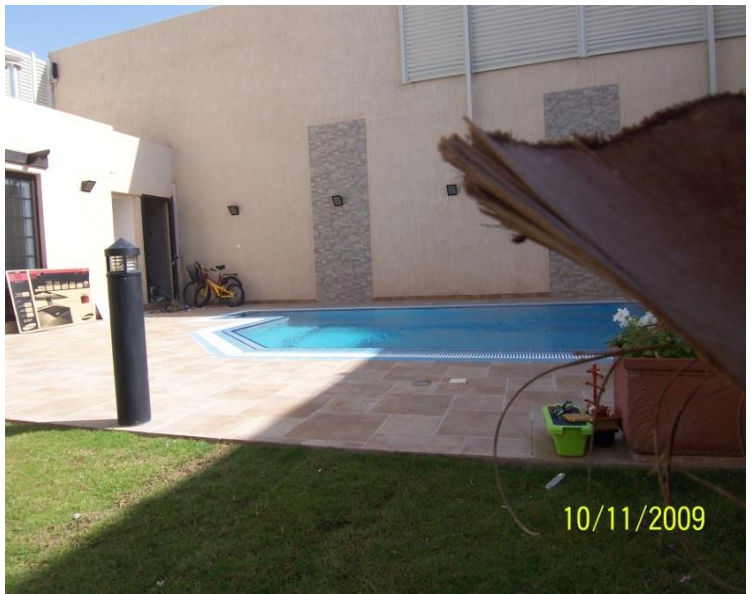




Fawaz Abu Nasir Residence

Residential Villa	
Renovation	
Project Name	Private Villa
Land Area	900 m²
Built Up Area	630 m²
Location	Riyadh
Cost	0.88 Million SAR
Completion	2009





Guest House

Residential Villa	
Skeleton works	
Project Name	Private Villa
Land Area	2000 m ²
Built Up Area	660 m ²
Location	Riyadh
Cost	0.87 Million SAR
Completion	2009







Al-Saqer

Residential Villas - 3 No.

Skeleton work

Project Name Private Villas

Land Area 2500 m²

Built Up Area 3200 m²

Location Riyadh

Cost 1.7 Million SAR

Completion 2010



SECTION-05: LIST OF KEY PERMENANT STAFF

Summary of Employees:

Total Employees	15
Total Engineering / Technical Staff:	
Engineers / Architects	05
Supervisors	04
Other Staff	06

List of Employees:

NO. #	Name of Employees	Designation
1	Eng. Sami Mullah	CEO
2	Eng. Hassan Mattar	MD / Projects Manager
3	Eng. Mohammad Al-Amoudi	Civil Engineer
4	Eng. Usman Khalid	Civil Engineer
5	Eng. Saif Azzam	Civil Engineer
6	Muhannad Manasrah	Manager HR & Accounts
7	Osama Al Samara	QHSE Officer
8	Jawad Abu Al Dehin	Senior Supervisor
9	Rama Nathan	Plumbing Technician Supervisor
10	Durrey Sami	Electrical Technician Supervisor
11	Baskaran	Electrician
12	Khaled	Plumber
13	Zuhrawar	Supervisor
14	Thabeeh Ulla	Labor
15	Shahrazad	Labor

SECTION-06: TOOLS & EQUIPMENT LIST

Tools & Equipment

Category	Civil	Sub-Category	Surveying
----------	-------	--------------	-----------

❖ Electronic Digital Theodolite:

Used for Setting out and triangulation networks to measure both horizontal and vertical angles with extended precision.

SALIENT FEATURES:

- Operating time up to 200 Hours
- Capable of IACS (Independent Angle Calibration System)
- Compensate both vertical and horizontal by measuring tilt In 'X' and 'Y' directions
- Beeps at each of the four right angle directions to assist in squaring
- Automatic Dual Axis Compensator



Brand	Type	Year of Manufacturing	Qty.
Sokkia	DT 520 A	2009	01
Sokkia	DT 220	2010	01

Tools & Equipment

Category	Civil	Sub-Category	Surveying
----------	-------	--------------	-----------

❖ Automatic Leveling Instrument:

Used for transfer, measurement and setting of Horizontal angles

SALIENT FEATURES:

- 20-32x Telescope magnification
- 2.5mm standard deviation for 1 km
- Compensator for magnetic damping system



Brand	Type	Year of Manufacturing	Qty.
Sokkia	C410	2010	01
Pentax	AFL320	2011	01

Tools & Equipment

Category	Civil	Sub-Category	Surveying
----------	-------	--------------	-----------

Laser Distometer:

Used for measuring horizontal, vertical and angular distances with high precision.



SALIENT FEATURES:

- Digital Point Finder (4x zoom)
- 45-degree tilt sensor
- Target Range up to 200 meters
- Trapezium function for simple and quick measurement of roof slopes and façade areas
- Pythagorean function for measurement of indirect height and width at inaccessible points
- Accuracy $\pm 0.5\text{mm}$
- Addition and subtraction and calculation functions for area and volume measurements
- Integrated Spirit Level
- Continuous measurement and storage capacity

Brand	Type	Year of Manufacturing	Qty.
Leica	D5	2010	03

Tools & Equipment

Category	Civil		Sub-Category	Construction Equipment
No. #	Equipment Description	Manufacturer	Year of Manufacturing	QTY
1	Mixer Machine (Full bag)	Local	2004-2005	02 Nos.
2	Mixer Machine (Half bag)	Local	2005-2007	01 Nos.
3	Hand Concrete Vibrator (Petrol Operated)	China (1", 2")	2005-2008	05 Nos.
4	Concrete Vibrator (Electric Operated)	China (1", 2")	2005-2008	03 Nos.
5	Trolleys	Local	2004-2006	12 Nos.
6	Hand Vibratory Plate Compactors	Dynapac, China	2005-2008	04 Nos.
7	Steel Shuttering	Local	2005-2007	9600 Sft.
8	Marine Ply Shuttering	Malaysian	2006-2009	6600 Sft.
9	Wooden Shuttering	Local	2004-2008	16000 Sft.
10	Chisels	Local	2005-2008	3 lot.
11	Measuring Tape 100 ft.	Local	2004-2009	12 Nos.
12	Measuring Tape 3 - 7 mtrs	Local	2004-2009	38 Nos.
13	Hand Level Set	Local	2004-2009	12 Nos.
14	Tri Set	Local	2005-2007	02 Nos.
15	Grinding Machine for Mosaic	China	2005	01 No.
16	Scaffolding Pipes With joints	Local	2004-2007	40,000 Rft.

No. #	Equipment Description	Manufacturer	Year of Manufacturing	QTY
17	Pumps for Dewatering	China	2005-2006	02 Nos
18	Block Masonry Machine	Local	2006	01 no.
19	Water Bowser	Local	2007	01 No.
20	Cube Mould / Cylinder Sets	Local	2004-2008	08 Sets
21	D.D. Moisture Tester	China	2005	01 No.
22	Sand Cone / Bottle	China	2005	01 No.
23	Sieve Analysis Set	China	2005	01 Set

Tools & Equipment

Category	Office Assets	Sub-Category	Vehicles
----------	---------------	--------------	----------

No. #	Equipment Description	Manufacturer	Year of Manufacturing	QTY
1	Mazda CX-9	Mazda	2022	01
2	Nissan X trail	X trail	2022	01
3	Nissan X trail	X trail	2020	01
4	Wingle 5 - 2.2L Single Cabin	Great Wall	2022	01
5	Nissan 160Hp double door Pickup	Nissan	2015	01
6	Isuzu double door Pickup	Isuzu	2009	01
7	Nissan Navara Double Door Pickup	Nissan	2012	01

Tools & Equipment

Category	Office Assets	Sub-Category	Printer / Photocopier / Fax
----------	---------------	--------------	-----------------------------

NO. #	Equipment Description	Manufacturer	Year of Manufacturing	QTY
1	Photocopying Machine	Ineo 210 Develop	2009	01
2	HP Laser Jet 1600	HP	2010	01
3	HP Laser Jet 1102	HP	2011	02
4	HP Photosmart 3183	HP	2010	02
5	HP Design jet T520	HP	2014	01
6	HP LaserJet M252	HP	2015	03
7	Fax Machine	Panasonic	2008	01
8	Desktop computer P4	HP	2010	05
9	Laptops	HP	2014	03
10	DELL I 7 – All In One Server	DELL	2022	01
11	DELL - I 7	DELL	2022	01
12	Lenovo – I 7	Lenovo	2020	01
13	HP Laser Jet 7740	HP	2020	01
14	Lesar Jet MFP M436nda	HP	2020	01
15	HP Office Jet Pro 9023	HP	2022	01

SECTION-07: QUALITY & SAFETY POLICY

Quality Policy

Our quality commitment is to achieve "Leadership through quality". The company is working towards:

1. Right First Time
2. Quality first, speed every time
3. Ensuring customer delight
4. Be a world class service provider in our category

Our Human Resource policy

We wish to create an environment which would help to:

1. Build an excellent company of which all are proud, through the willing efforts of self-motivated Employees I.e. Employer of Choice
2. Facilitate all employees to reach their optimal potential and achieve professional and personal fulfillment.
3. Establish a transparent system which links rewards to performance and provides Opportunities for growth to employees who are willing to learn & excel.
4. Create conditions, through proper appraisals, to ensure that only performing employees are encouraged to be a part of YABOOS.

Our human resource values

1. Respect for individual
2. Commitment
3. Professional aggression.
4. Human sensitivity
5. Transparency
6. Team Work
7. Accountability

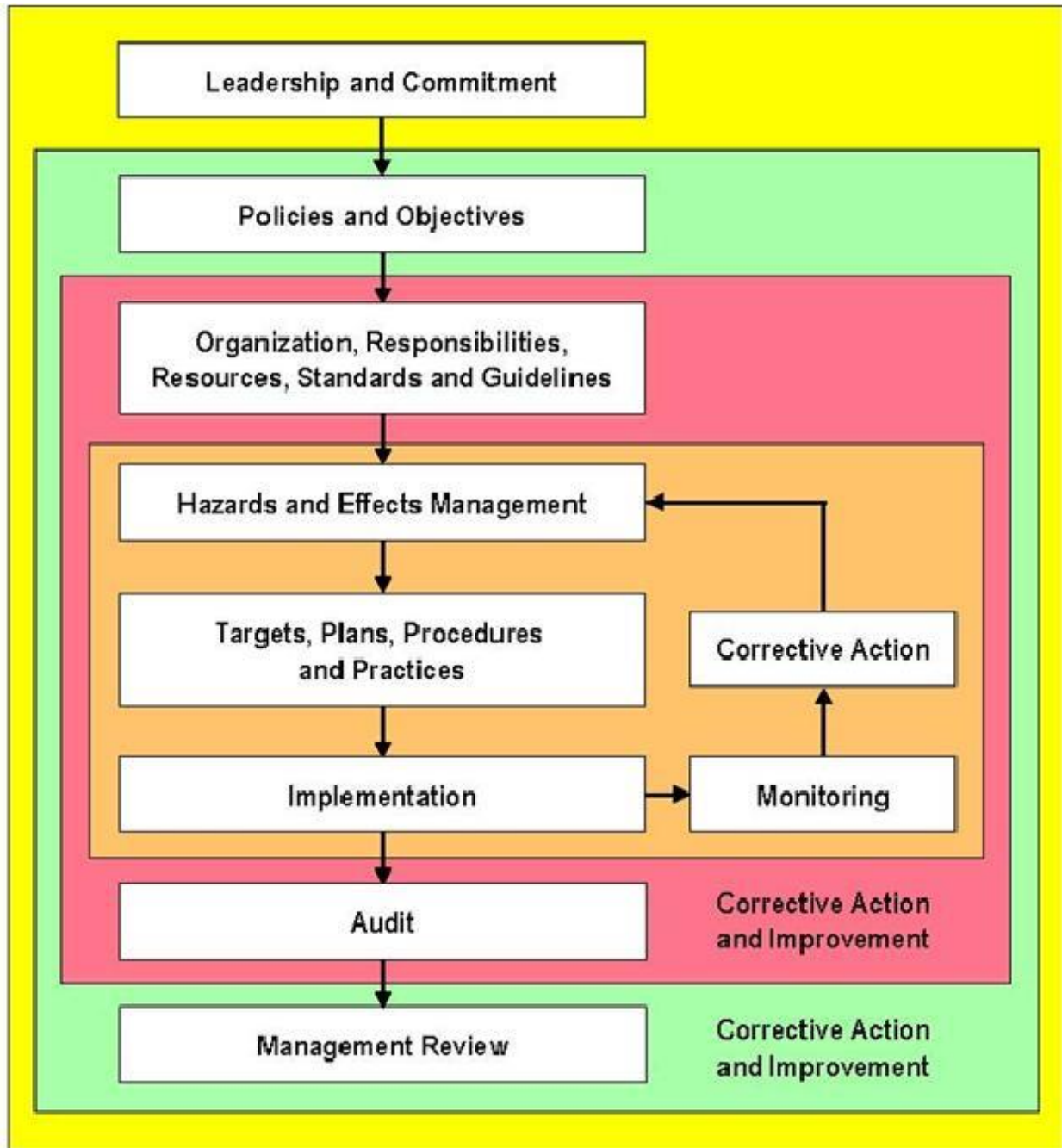
Environmental Policy:

YABOOS is committed to use energy judiciously, efficiently without affecting environment. We conserve water, papers, electricity and waste are properly destroyed to conserve and save earth resources in our day to day working.

HSE MANAGEMENT SYSTEM OF YABOOS CONTRACTING CO. LTD

1.1.1 HSE MANAGEMENT SYSTEM

YABOOS's Health, Safety and Environment (HSE) management system (see Figure 1-1) provides the framework for managing all aspects of the development.



The management system is a systematic approach, which is designed to:

- ensure compliance with the law
- demonstrate that all hazards are adequately managed
- achieve continuous improvement in HSE performance

This framework facilitates the structured management of HSE hazards and effects associated with the business, and ensure that mitigated methods are in place for properly controlling the hazards.

1.1.2 ISO BASIS

The management system is structured around the ISO standard framework of:

- plan
- do
- check
- provide feedback

Currently YABOOS doesn't possess the ISO Certification but the organization is preparing for the ISO Certification by end of 2012.

1.2.1 SCOPE:

An HSE plan for the life of the project field will be developed as the development progresses. The plan will include all activities that are within the context of the HSE management system.

1.2.2 LEADERSHIP AND COMMITMENT

YABOOS believes that strong and visible management leadership is critical for promoting a culture conducive to reducing risks. YABOOS requires that senior management provide a leading role towards constant HSE improvement through:

- visible leadership
- communicating the importance of HSE considerations in all business decisions
- communications with stakeholders

Management is expected to foster the active involvement of employees and contractors in improving HSE performance by encouraging a positive HSE culture through the following key beliefs in safety:

“The health and safety of people has first priority in achieving YABOOS’s excellence goals. All injuries and occupational illnesses can be prevented. “

Top management must be committed to safety excellence through visible personal involvement. Safety is an integral part of every job and every employee has a responsibility for safety.

YABOOS conducts annual employee surveys, and requests feedback on the company’s ability to provide a safe and healthy workplace.

A solidly implemented HSE management system is an essential foundation for HSE performance. Continuous improvement will only be achieved when management fosters a culture in which business is conducted safely.

1.2.3 POLICIES AND OBJECTIVES

1.2.3.1 Policies

Management uses policies to communicate its intentions and expectations to employees, contractors and stakeholders. Policies and commitments to the policies are mandatory for all YABOOS business. The Strategy will be universally applied over all projects. The policy includes YABOOS's:

- Business Principles and Code of Ethics
- Commitment to Sustainable Development and HSE Policy
- Drug and Alcohol Policy
- Corporate Security Policy
- Respectful Workplace Policy

Within YABOOS, these policies are reviewed annually as part of the formal HSE management review.

1.2.3.2 Objectives

YABOOS establishes and maintains documented HSE objectives to reflect the company's short and long-term aspirations. These objectives provide direction for setting targets and are articulated each year in the annual sustainable development report. The HSE objectives visualized for the forthcoming year includes:

- obtaining ISO 9001 and ISO 14001 registration for the organization
- avoiding adverse HSE impacts on communities through careful management

1.2.4 PLAN ADMINISTRATION

1.2.4.1 Organization and Resources

The organization and associated resources will be developed to align with the requirements for each stage of the development. Any change to resource levels will be managed as part of the required change control procedure.

1.2.4.2 Responsibilities and Competency

Within all project lines, all HSE responsibilities will be clearly indicated and all personnel will have adequate training to fulfill their responsibilities. HSE will be a sub project and operations organizational responsibility, with corporate HSE professionals providing support and advice.

HSE competency for all workers will be developed through a structured process that covers a broad range of requirements. The project will use many of YABOOS's existing management and assurance processes that have been developed for similar assets, and worker competencies will be periodically reviewed to identify gaps. YABOOS's Operations Training System will be the foundation for training and managing competency during the Operations Phase.

1.2.4.4 Standards

YABOOS's HSE management system possesses a number of standards that are mandatory to be followed during the execution at project sites. Those include:

- incident management
- emergency preparedness
- journey management
- task analysis
- risk management
- HSE safeguarding
- system integrity

1.2.4.5 Document Control

YABOOS's HSE management system requires that document management and control be followed in implementing the plans. The critical documents essential for maintaining the HSE cases and performance data are as follows:

- specified review cycles
- job hazard analysis
- emergency drills
- inspections
- incident analysis
- a change in control or procedure
- proactive safety measures

1.2.5 HAZARD AND EFFECTS MANAGEMENT

The HSE management system centers on identifying and managing all HSE hazards. The risk assessment process requires:

- the systematic identification of hazards
- an assessment of the associated risks
- an explicit determination of the controls necessary to manage those hazards and reduce the risks

YABOOS's hazard and effects management process (see Figure 1-2) is composed of the following steps:

1. Systematically identify hazards, threats and their effects.
2. Assess the risks against specified screening criteria and ensure that it is as low as reasonably practicable (ALARP).
3. Record the significant hazards and effects in a risk register.
4. Implement suitable measures to reduce and control risks.
5. Plan for recovery if control is lost.
6. Assessing the risks associated with these hazards:
 - is fundamental to the management system
 - will be addressed throughout the HSE plan
 - will continue throughout the life of the project

YABOOS uses different risk tools, depending on the phase of the project and the information available. The emphasis in applying these tools is on adopting, where practicable, an inherently safe and minimal environmental impact approach. Some typical assessment tools that YABOOS will apply to the projects universally are:

1. HSE&SD assessments
2. hazard identification (HAZID)
3. environmental impact assessment (EIA)
4. socio-economic impact assessment (SEIA)
5. safeguarding analysis and review
6. hazard and operability review (HAZOP)
7. HSE cases



Figure 1-2: Hazard and Effects Management Process

For any hazards assessed as significant, a detailed analysis of the risk will be undertaken. This will include identifying and assessing the controls necessary to reduce the risk to a level that is tolerable and ALARP.

The final step of managing hazards and effects is identifying and implementing any recovery measures required if a control does not function as planned. Although the focus is to implement necessary controls to adequately reduce the risk, contingency planning for recovery measures is a critical step in the management system.

A key deliverable of the HSE plan is the HSE case. The HSE case demonstrates that:

- there is an effective HSE management system in place
- the hazards and effects have been fully identified and are properly managed
- the asset has been designed and is being operated to meet specific health, safety and environmental standards
- the methods used to control hazards and manage the risks have been systematically identified, and appropriate knowledge, experience, controls and verification processes have been applied

- the identified controls and recovery methods are continually assessed and improved by a systematic program of performance monitoring, auditing and reviewing
- There is documentary evidence of all previous points Figure 1-3 provides an example framework for an HSE case.

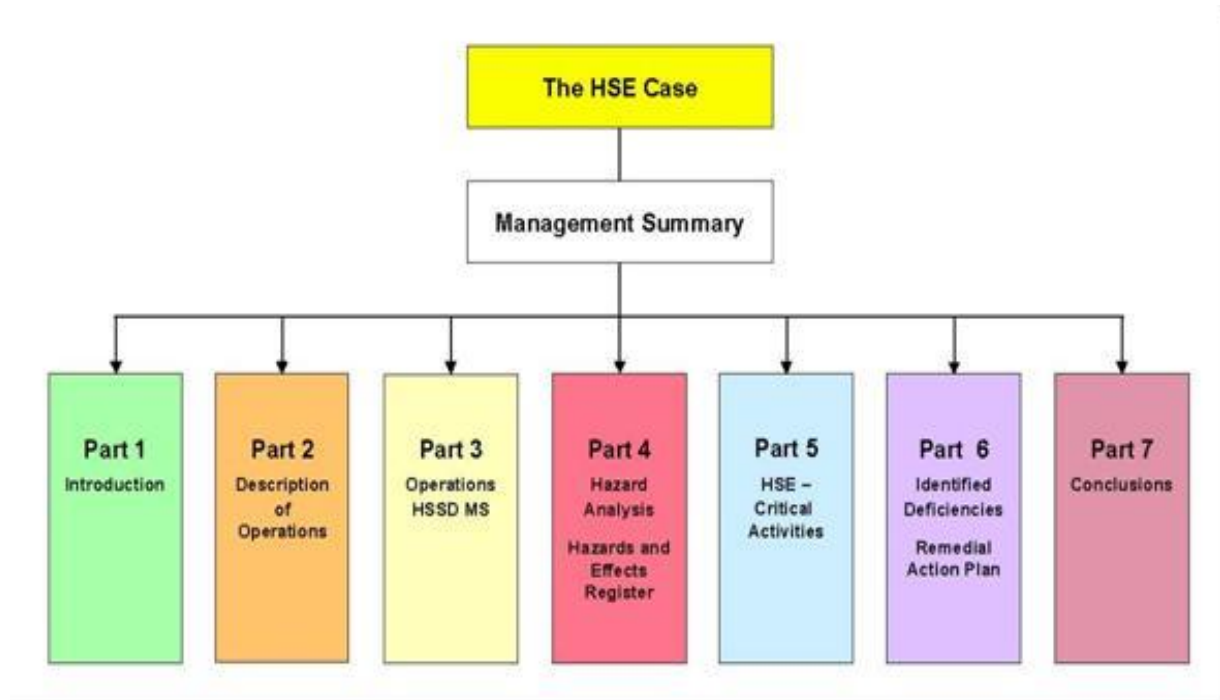


Figure 1-3: HSE Case Structure

1.2.6 PLANS AND PROCEDURES

1.2.6.1 Purpose

As a part of the controls and recovery measures identified during the hazards and effects management process, specific plans and procedures will be developed.

These plans and procedures include process-related and management-related activities to address such items as:

- organization, roles and responsibilities
- communication requirements
- competence and training
- change management
- engineering controls

They will also include task-related activities to address such items as:

- adequacy of personnel resources to do the work
- adequacy of equipment, tools and services for the work
- adequacy of time available to perform the work safely
- specific procedures and methodologies for performing the work safely

Many task level control requirements will be identified during the hazard assessments. The controls will be developed using knowledge and experience that YABOOS has developed for similar applications, and the best practices of the proven procedures used for other assets.

1.2.6.2 Contingency and Emergency Planning

Emergency response plans and procedures will be developed as part of the recovery step. YABOOS has a fully functioning system in place, for all its assets, that uses the following guiding principles to ensure effective emergency management:

- Create awareness of emergency situations,
- what hazards exist
- what consequences can be expected
- what level of response might be required
- how operations can be returned safely to normal as soon as possible
- Develop an organization of teams and individuals that have clearly defined responsibilities for implementing an emergency response.
- Develop and define procedures that will deliver an effective and appropriate level of response, including mobilization and contingency plans for specific response situations.

The emergency response plan by YABOOS will include the following:

- Organization, responsibilities, authorities and procedures for emergency response and disaster control, including maintaining internal and external communications
- systems and procedures for preventing, reducing and monitoring environmental effects of emergency actions
- procedures for communicating with authorities, communities, relatives and other affected parties
- systems and procedures for mobilizing third-party resources for emergency support
- arrangements for training response teams and for testing emergency systems and procedures through developed scenarios and drills

The specific emergency response plans for YABOOS will consider all emergency situations, including:

- fire and explosion
- failure of key controls, such as loss of well control
- structural failures
- work-site injuries
- aviation incidents
- person overboard
- spills and loss of containment
- security breaches
- floods

Incorporated in the built in design will be emergency response measures and equipment, such as:

- emergency shutdown systems
- fire-fighting devices
- spill clean-up systems and services
- specialist medical treatment available for remote locations
- emergency evacuation procedures
- rescue craft
- first aid equipment, and trained personnel available

1.2.6.3 Security Planning

For construction and operations, YABOOS will implement a site security system that conforms to YABOOS's corporate security policy and procedures. This system will include the security of people and physical and intellectual property, and will be part of the site construction and operations procedures.

Once the facilities are operational, they will be equipped with a security and surveillance system, and with appropriate remote monitoring and alarm capabilities.

1.2.7 MONITORING AND PERFORMANCE REPORTING

1.2.7.1 Monitoring

YABOOS will develop and maintain procedures for monitoring relevant aspects of HSE performance and for establishing and maintaining records of the performance results.

Monitoring includes:

- active monitoring
- information in the absence of any incident
- progress against plans
- reviewing the effectiveness of the HSE management system
- proactive safety measures
- job observation
- reactive monitoring, which provides information on incidents, including near miss incidents, and insights for future prevention

The monitoring aspects of the HSE plan include:

- regularly monitoring progress towards objectives and targets
- regularly inspecting, according to specific performance criteria, the facilities, plant and equipment
- regularly analyzing discharges, emissions and waste disposal
- systematically observing the work practices and behaviors of workers to assess compliance with procedures and instructions
- monitoring the health and medical condition of workers
- monitoring HSE critical activities and processes in alignment with the HSE cases

1.2.7.2 Incident Reporting and Investigation

YABOOS will maintain an incident database on HSE performance in alignment with YABOOS standards. The project will contribute to and use a database that will share relevant information from YABOOS and industry incidents to help avoid recurrences. All workers will be required to follow incident reporting standards and procedures. All HSE incidents and near misses with significant actual or potential consequences will be thoroughly investigated and reported. Any unsafe conditions or unsafe practices that are identified will be immediately stopped until corrected.

The immediate circumstances of the incident and the underlying management system's failures that caused, or contributed to, the incident will be identified in the incident investigation. The procedures for incident investigation are well developed within YABOOS. All incidents and high-potential-consequence near misses require an appropriate investigation and report to:

- ensure that the full requirements for investigating and reporting are met
- establish the root cause, and identify the required actions to reduce the chance of recurrence
- enable the action plan to be monitored to ensure that it is completed promptly
- provide a factual record of the incident and the recommended actions
- ensure that key findings are shared to prevent recurrence

1.2.8 AUDIT, MANAGEMENT REVIEW AND CORRECTIVE ACTION

Corrective action and improvement are critical components in verifying that the management system is working and identifying areas for improvement. The HSE plan will schedule formal audits, regular monitoring and measurement, and structured management reviews to ensure the continuing suitability, adequacy and effectiveness of the management system. These reviews and audits will incorporate any HSE concerns of employees, contractors and external stakeholders.

YABOOS will be scheduled in the regular internal HSE audit cycle for YABOOS, as these audits are valuable in providing input on key areas for improvement, leading to progressively better HSE management. A protocol exists within YABOOS for documenting audit results and remedial action plans that will be followed for YABOOS.

As with all YABOOS operations, YABOOS will have the environmental management system component of the HSE management system registered under ISO 14001. External auditors will verify compliance with the ISO 14001 requirements for environmental management systems. In addition, external auditors will periodically verify HSE data.