

The collaboration of
Capability and Confidence...



PROJE YÖNETİM A.Ş.

PROJECT MANAGEMENT SERVICES

□ **Model A:**

"Support" Project Manager

"Your right-hand man...your business confidant"

□ **Model B:**

"Executive" Project Manager

"Active support in your decision process...your delegated voice"

□ **Model C:**

"Design and Construction" Project Manager

"The impact Early Value Analysis has on your costs"

□ **Model D:**

"Development+Design+Construction" Project Manager

"Integrated services from Idea to Operation"

□ **Model Exclusive:**

"Risk Partner" Construction Manager

"Mutual trust, flawless end product"

Model A: Support Project Team



PROJE YÖNETİM A.Ş.



"Your right-hand man... your business confidant..."

Our Support Project Management services will take the workload introduced by your complex and large-scale projects off your shoulders. Our teams who undertake the responsibility of providing support to your project manager will not only provide for a fast and confident decision-making process but further contribute to the optimization of your construction times and costs as well as the quality enhancement of your project.

Our Support Team will provide professional support to your Project Manager, leading the project, in the;

- Scope Management
- Time Management
- Cost Management
- Quality Management
- Risk Management
- Contract Management
- Communication Management
- Mobilization Management
- Logistics Management
- Document Management
- Property Management
- Value Analysis and Value Engineering
- Life Cycle Cost Analysis
- Design Management

processes while collaborating within the framework of "mutual trust and respect".

To state briefly, we provide the services, which our clients anticipate, by committing to a team identity that enables us to act as the Project Manager's right-hand man and fulfill the expected services in proportion to the delegated power and responsibility.

Our Business Practice Standards:

1. Services are performed within the framework of the guidelines defined in our BVQI-ISO-9001:2000 Quality Handbook.
2. All information and documents provided by the EMPLOYER are treated strictly confidential.
3. All documents and technical information supplied by the EMPLOYER are returned upon demand and/or completion of work.
4. All members of our project team are liable of adhering to the FIDIC Code of Ethics and our Corporate Regulations.
5. An international Professional Liability Insurance will be taken out if requested by the EMPLOYER.
6. Our company provides and assumes the expenses of the computer hardware and special software to be used by the project teams.
7. All documentation related to the project is stored in a secure environment and made available to the access of the EMPLOYER on 7/24 hour basis.
8. Training on "Project Management, Quality System, Work Flow and Web-based Document Sharing System" will be delivered to all project stakeholders to be determined by the EMPLOYER.
9. The main module of the Project Planning and Control System to be used throughout the execution of the project will be Primavera P3, V6 or MS Project, depending on the requirements of the EMPLOYER.
10. Weekly, Monthly and Quarterly Reports are comprised of interpretations, recommendations and proposals in addition to numerical data, printouts, maps, tables, diagrams, drawings/illustrations/photographs. The reports are prepared in Turkish or English.
11. Reports are submitted in a visual presentation format suitable to the EMPLOYER's demand.
12. Periodic meetings are held with the EMPLOYER's Representative as scheduled.

Model B: Executive Process Project Manager



PROJE YÖNETİM A.Ş.



*"Active support in your decision making process...
your delegated voice..."*

If the Design phase of the project is already finalized by the time we join the project, then we pick up from the Implementation phase and act as a team to represent our client and their interests

Independently of the Support Project Management Model, we will undertake management responsibility at the implementation phase of the project and employ our approach of "actively committing to the delegated deeds and responsibilities" instead of the "providing support and collaboration."

While we achieve the goals that we have mutually identified with assurance of Professional Liability, you will have the opportunity to focus on your primary line of business.

In this process, we

- Prepare the detailed project plans,
- Develop the time, cost and quality plans,
- Provide our clients active decision support in services and material supply contract negotiations, and thereby introduce,
- The opportunity to outsource the short-term and extensive management workload from a reliable

Company,

- An optimized execution process,
- Advanced duration and cost stability, and
- Significant cost-saving opportunities in investment and operation costs.

Our Business Practice Standards:

1. Services are performed within the framework of the guidelines defined in our BVQI-ISO-9001:2000 Quality Handbook.
2. All information and documents provided by the EMPLOYER are treated strictly confidential.
3. All documents and technical information supplied by the EMPLOYER are returned upon demand and/or completion of work.
4. All members of our project team are liable of adhering to the FIDIC Code of Ethics and our Corporate Regulations.
5. An international Professional Liability Insurance will be taken out if requested by the EMPLOYER.
6. Our company provides and assumes the expenses of the computer hardware and special software to be used by the project teams.
7. All documentation related to the project is stored in a secure environment and made available to the access of the EMPLOYER on 7/24 hour basis.
8. Training on "Project Management, Quality System, Work Flow and Web-based Document Sharing System" will be delivered to all project stakeholders to be determined by the EMPLOYER.
9. The main module of the Project Planning and Control System to be used throughout the execution of the project will be Primavera P3, V.6 or MS Project, depending on the requirements of the EMPLOYER.
10. Weekly, Monthly and Quarterly Reports are comprised of interpretations, recommendations and proposals in addition to numerical data, printouts, maps, tables, diagrams, drawings/illustrations/photographs. The reports are prepared in Turkish or English.
11. Reports are submitted in a visual presentation format suitable to the EMPLOYER's demand.
12. Periodic meetings are held with the EMPLOYER's Representative as scheduled.

Model C:

Design + Construction Process Project Manager



PROJE YÖNETİM A.Ş.



"The impact of Early Value Analysis on costs..."

"While in the "Design" process that constitutes maximum 10% of the total project cost, it is possible to influence the overall commercial success by 25%, this ratio drops to 10% in the Construction Implementation process where 85% of the project cost is spent." (*)

When we are given the management and supervision responsibilities starting from the Design phase, we guarantee times and costs in 70% of the construction work and assume the risk once the tender is finalized. In this model, implementation contracts are awarded by our project management team on behalf of the Employer, and all phases of the project implementation and all documentation are stored on ProjeOnline, our web-based project management platform which is opened to the Employer's viewing and audit from anywhere at anytime.

Our Time and Cost guarantee also comprises the inspection and risk management activities against the additional time and cost claims of contractors. While this guarantee provides our clients a planning guarantee in their investments, our "Integrated Services from Idea to Operation" approach assures them of the professionalism in project execution.

Our Business Practice Standards:

1. Services are performed within the framework of the guidelines defined in our BVQI-ISO-9001:2000 Quality Handbook.
2. All information and documents provided by the EMPLOYER are treated strictly confidential.
3. All documents and technical information supplied by the EMPLOYER are returned upon demand and/or completion of work.
4. All members of our project team are liable of adhering to the FIDIC Code of Ethics and our Corporate Regulations.
5. An international Professional Liability Insurance will be taken out if requested by the EMPLOYER.
6. Our company provides and assumes the expenses of the computer hardware and special software to be used by the project teams.
7. All documentation related to the project is stored in a secure environment and made available to the access of the EMPLOYER on 7/24 hour basis.
8. Training on "Project Management, Quality System, Work Flow and Web-based Document Sharing System" will be delivered to all project stakeholders to be determined by the EMPLOYER.
9. The main module of the Project Planning and Control System to be used throughout the execution of the project will be Primavera P.3, V.6 or MS Project, depending on the requirements of the EMPLOYER.
10. Weekly, Monthly and Quarterly Reports are comprised of interpretations, recommendations and proposals in addition to numerical data, printouts, maps, tables, diagrams, drawings/illustrations/photographs. The reports are prepared in Turkish or English.
11. Reports are submitted in a visual presentation format suitable to the EMPLOYER's demand.
12. Periodic meetings are held with the EMPLOYER's Representative as scheduled.

Model D: Development+ Design+ Construction Process Project Manager



PROJE YÖNETİM A.Ş.



"Integrated services from Idea to Operation..."

"While in the "Project Development" process that constitutes maximum 5% of the total project cost it is possible to influence the overall commercial success by 65%, this ratio drops to 10% in the Construction Implementation phase when 85% of the project cost is consumed." (*)

- Our participation in the Project Development process while the project is still at the idea phase will enable us to maximize the added value that we can create for our clients' projects.
- Our close and comprehensive collaboration with the foremost architecture and engineering groups on local and international markets distinguishes us as an independent consultant and undoubtedly contributes high advantages to the design management services that we provide.
- The in-depth Value Analysis and Value Engineering knowledge and the practical experience we use in the design phase can be extended by few management consultants and introduce significant competitive advantage to projects.
- Our Cost Management services, another significant expertise that we offer, is adapted to the specific needs of our clients' project in line with the international norms and standards.

Our Business Practice Standards:

1. Services are performed within the framework of the guidelines defined in our BVQI-ISO-9001:2000 Quality Handbook.
2. All information and documents provided by the EMPLOYER are treated strictly confidential.
3. All documents and technical information supplied by the EMPLOYER are returned upon demand and/or completion of work.
4. All members of our project team are liable of adhering to the FIDIC Code of Ethics and our Corporate Regulations.
5. An international Professional Liability Insurance will be taken out if requested by the EMPLOYER.
6. Our company provides and assumes the expenses of the computer hardware and special software to be used by the project teams.
7. All documentation related to the project is stored in a secure environment and made available to the access of the EMPLOYER on 7/24 hour basis.
8. Training on "Project Management, Quality System, Work Flow and Web-based Document Sharing System" will be delivered to all project stakeholders to be determined by the EMPLOYER.
9. The main module of the Project Planning and Control System to be used throughout the execution of the project will be Primavera P.3, V.6 or MS Project, depending on the requirements of the EMPLOYER.
10. Weekly, Monthly and Quarterly Reports are comprised of interpretations, recommendations and proposals in addition to numerical data, printouts, maps, tables, diagrams, drawings/illustrations/photographs. The reports are prepared in Turkish or English.
11. Reports are submitted in a visual presentation format suitable to the EMPLOYER's demand.
12. Periodic meetings are held with the EMPLOYER's Representative as scheduled.

Model Exclusive: Risk Partner Construction Project Manager



PROJE YÖNETİM A.Ş.



"Mutual trust, flawless end product..."

We offer our Risk Partnership Model as an exclusive service to our clients who work with our company based on strategic collaboration and mutual confidence: While we collaborate with our Business Partners, who are named among the most qualified of the design and building markets, to translate the construction process into a physical product, our clients find the opportunity to focus on determining their goals in terms of the functions, performances and costs, such as expected rental incomes.

Our approach in this model comprises the following phases:

- We verify the quality and comfort standards anticipated by our client's priority goals of function and architecture, calculate the project costs accordingly and compare with the budget.
- We define the project as a product in line with the project objectives and propose a flat fee for the services.
- Our business partners of design and construction work together under our supervision to create-with a completion period guarantee-an integrated system design from the defined product specifications.
- The integrated construction process we conduct provides for a virtually flawless implementation that uses optimized interfaces and soft transitions. Moreover, we assume the responsibility of the entire project until the project that our client has approved is delivered in a timely manner.

Our Business Practice Standards:

1. Services are performed within the framework of the guidelines defined in our BVQI-ISO-9001:2000 Quality Handbook.
2. All information and documents provided by the EMPLOYER are treated strictly confidential.
3. All documents and technical information supplied by the EMPLOYER are returned upon demand and/or completion of work.
4. All members of our project team are liable of adhering to the FIDIC Code of Ethics and our Corporate Regulations.
5. An international Professional Liability Insurance will be taken out if requested by the EMPLOYER.
6. Our company provides and assumes the expenses of the computer hardware and special software to be used by the project teams.
7. All documentation related to the project is stored in a secure environment and made available to the access of the EMPLOYER on 7/24 hour basis.
8. Training on "Project Management, Quality System, Work Flow and Web-based Document Sharing System" will be delivered to all project stakeholders to be determined by the EMPLOYER.
9. The main module of the Project Planning and Control System to be used throughout the execution of the project will be Primavera P3, V6 or MS Project, depending on the requirements of the EMPLOYER.
10. Weekly, Monthly and Quarterly Reports are comprised of interpretations, recommendations and proposals in addition to numerical data, printouts, maps, tables, diagrams, drawings/illustrations/photographs. The reports are prepared in Turkish or English.
11. Reports are submitted in a visual presentation format suitable to the EMPLOYER's demand.
12. Periodic meetings are held with the EMPLOYER's Representative as scheduled.