



PMO PROJE YÖNETİM TİC. LTD. ŞTİ.

## COMPANY PROFILE



# WHO WE ARE

PMO Management & Consultancy offer a full range of project management services in construction and real estate development industries since 2010. Today, we are expert project managers, consultants, engineers and architects who have successfully provided wide range of services for many challenging international construction projects - valued in nearly a billion euros - in Turkey, Uzbekistan, Algeria, Libya, Russia and the UK. PMO provide advice and management services at all stages of the construction process; ranging from the initial site evaluation, tender & design management, construction management, quality and close-out management. PMO offer high tech, innovative and proven solutions combined with our proactive approach in order to satisfy all your needs.



**Project  
Management**



**Inspection  
Services**



**Development  
Management**



**Construction  
Management**



**Value  
Engineering**



**Technical  
Consultancy**





# STATISTICS



1+

Billion

Total Value of  
Completed  
Projects



5+

Millions m<sup>2</sup>  
of Construction Area



1+

Million m<sup>2</sup>  
Total Area of  
Commercial Space



9010

Residential  
Units  
Completed



50+

Accessible  
Expert  
Professionals



35+

Projects  
Delivered

# SERVICES AT A GLANCE



## 01 - DESIGN & TENDER MANAGEMENT

- Site Selection & Feasibility Study
- Developing Business Case
- Concept & Final Design Management
- Budget & Schedule Planning
- Procurement Planning
- Preparing Tender Documents
- Tender Evaluation & Contractor Selection

## 02 - CONSTRUCTION MANAGEMENT

- Site Supervision & Coordination
- Site Safety Management
- Contract Administration
- Cost & Schedule Management
- Cash Flow Reporting
- Coordination / Review of Shop Drawings
- Value Engineering
- Stakeholder Management

## 03 - QUALITY MANAGEMENT & MONITORING

- On-Site Quality Assurance & Control
- Defect Detection
- Material Testing
- Change & Configuration Management
- Claims Management

## 04 - CLOSE-OUT MANAGEMENT

- Final Account Review
- Punch List Review
- Project Closure Reporting
- Handover Management
- Warranty Assistance
- Commissioning Management





# ROAD TO SUCCESS

You are in the right hands. To ensure the best outcome for your projects, we utilize our extensive project management expertise, from initial concept design to project close-out. We manage and coordinate complex construction projects to ensure that the project objectives are met on time, on budget and within the quality standards.

Our capabilities consistently exceed client expectations and our extensive background in project management services provide significant added value to our clients.

# DIGITAL PROJECT MANAGEMENT

To improve productivity and reduce the risks, we care and work hard about the digital transformation of the management processes in our projects. Together with our next generation Digital Project management tools, we offer transparent, accountable and the single version of the truth in all our projects.

## EDMS GLOBAL DOCUMENT MANAGEMENT SYSTEM

- Global Document Management System
- BIM Integration & Management
- Communication & Collaboration

## EGPS GLOBAL PROCUREMENT SYSTEM

- Global Procurement Management System
- Materials, Logistics, & Stock Management

## Power BI

- Data-Oriented Report Management
- Large Data Visualization

## **FINISHLINE** LIST MANAGEMENT SOLUTIONS

- Quality Control Management
- Punch List Management

## EGVN GLOBAL VENDOR NETWORK

- Global Vendor Network System
- Online Bidding & Tender Management

## **ORACLE** PRIMAVERA EPPM

- Schedule & Planning Management

## **GenieBelt**

- Schedule Based Real-Time Communication & Collaboration

## **SharePoint**

- Document Sharing
- Team Management



# PROJECT LOCATIONS







# BUKHARA PALACE HOTEL

Buhara - Uzbekistan



**Client:**  
• AKFA Group



**Construction Area:**  
• 33.000 m<sup>2</sup>



**Type:**  
• Hospitality



**Services:**  
• Project Management  
• Construction Management



**Completion:**  
• September 2019





# TASHKENT CITY LOT-1

Taşkent - Özbekistan



**Client:**

- AKFA Group



**Construction Area:**

- 261.000 m<sup>2</sup>



**Type:**

- Social facility
- Residential



**Services:**

- Project Management
- Construction Management



**Completion:**

- December 2020







# NIVO ATAKOY

Atakoy - Istanbul



- Client:**
- Cathay Invest
  - Liderlik Development JV.



- Construction Area:**
- 60.000 m<sup>2</sup>



- Type:**
- Mixed use Residential and Shopping Mall



- Services:**
- Project Management
  - Construction Management



- Completion:**
- December 2018





# NIVO ISTANBUL

Kucukcekmece - Istanbul



**Client:**

- Neba Real Estate Inc.



**Construction Area:**

- 210.000 m<sup>2</sup>



**Type:**

- Mixed Use Residential and Retail



**Services:**

- Quality Control
- Monitoring



**Completion:**

- June 2019





# MALL OF ISTANBUL

Basaksehir - Istanbul



**Client:**  
• Torunlar GYO



**Construction Area:**  
• 670.000 m<sup>2</sup>



**Type:**  
• Mix use Residential,  
Offices and Shopping Mall



**Services:**  
• Quality Control  
• Monitoring



**Completion:**  
• June 2014





# TORUN CENTER

Sisli - Istanbul



**Client:**

- Torunlar GYO



**Construction Area:**

- 241.000 m<sup>2</sup>



**Type:**

- Mixed use Residential, Offices and Shopping Mall



**Services:**

- Quality Control
- Monitoring



**Completion:**


- May 2015








# AVRUPARK BAHCEKENT


Bahcekent - Istanbul

 **Client:**  
• Cihan Construction Inc.

 **Construction Area:**  
• 298.000 m<sup>2</sup>

 **Type:**  
• Residential

 **Services:**  
• Quality Control  
• Monitoring

 **Completion:**  
• July 2018










# AVRUPARK HAYAT


Esenyurt - Istanbul

 **Client:**  
• Cihan Construction Inc.

 **Construction Area:**  
• 160.000 m<sup>2</sup>

 **Type:**  
• Residential  
• Commercial

 **Services:**  
• Quality Control  
• Monitoring

 **Completion:**  
• January 2020





# AYMAKOOP TRADE CENTER

Basaksehir - Istanbul



**Client:**

- Aymakoop Trade Center Management



**Construction Area:**

- 30.000 m<sup>2</sup>



**Type:**

- Commercial



**Services:**

- Project Management
- Construction Management



**Completion:**

- May 2018







# BAHCETEPE ISTANBUL

Basaksehir - Istanbul



- Client:**
- Akyapı Construcion
  - Makro Construction
  - Emlak Konut GYO



- Construction Area:**
- 321.000 m<sup>2</sup>



- Type:**
- Residential



- Services:**
- Quality Control
  - Monitoring



- Completion:**
- July 2014











# TRUMP TOWERS


Mecidiyekoy - Istanbul

 **Client:**  
• Ortadogu Automative Inc.  
• Dome+Partners

 **Construction Area:**  
• 259.000 m²

 **Type:**  
• Mixed use Residential,  
Offices and Shopping Mall

 **Services:**  
• Project Management  
• Construction Management

 **Completion:**  
• December 2011







# TORUN TOWER

Esentepe - Istanbul



**Client:**  
• Torunlar GYO



**Construction Area:**  
• 92.900 m<sup>2</sup>



**Type:**  
• Office



**Services:**  
• Quality Control  
• Monitoring



**Completion:**  
• June 2014







# BENESTA BEYOGLU

Beyoglu - Istanbul



**Client:**  
• Safi Holding & Shareholders



**Construction Area:**  
• 40.000 m<sup>2</sup>



**Type:**  
• Residential  
• Office  
• Commercial



**Services:**  
• Quality Control  
• Monitoring



**Completion:**  
• August 2019







# ARTERIUM

Basaksehir - Istanbul



**Client:**  
• Cathay Invest



**Construction Area:**  
• 80.000 m<sup>2</sup>



**Type:**  
• Residential  
• Commercial



**Services:**  
• Project Management  
• Construction Management



**Completion:**  
• December 2011










# MAVERA PALACE


Basaksehir - Istanbul

 **Client:**  
• Makro Construction

 **Construction Area:**  
• 33.750 m<sup>2</sup>

 **Type:**  
• Residential  
• Commercial

 **Services:**  
• Project Management  
• Construction Management

 **Completion:**  
• March 2015










# MAVERA RESIDENCE


Basaksehir - Istanbul

 **Client:**  
• Makro Construction

 **Construction Area:**  
• 106.980 m<sup>2</sup>

 **Type:**  
• Residential  
• Commercial

 **Services:**  
• Quality Control

 **Completion:**  
• November 2014







# PARK MAVERA

Basaksehir - Istanbul



**Client:**  
• Makro Construction  
• Akyapi Construction



**Construction Area:**  
• 229.241 m<sup>2</sup>



**Type:**  
• Residential  
• Commercial



**Services:**  
• Handover Management



**Completion:**  
• March 2018







# GRAND HYATT

Beyoglu - Istanbul



**Client:**  
• Dogus Tourism



**Construction Area:**  
• 5.500 m<sup>2</sup>



**Type:**  
• Hotel



**Services:**  
• Project Management



**Completion:**  
• December 2016







# KORUPARK RESIDENCE

Osmangazi - Bursa



**Client:**  
• Torunlar GYO



**Construction Area:**  
• 120.000 m<sup>2</sup>



**Type:**  
• Residential



**Services:**  
• Quality Control  
• Monitoring








**Completion:**  
• January 2014





# CATHAY INVEST HEAD OFFICE






Besiktas - Istanbul

- **Client:**
  - Cathay Invest
- **Type:**
  - Office
- **Services:**
  - Project Management • Construction Management
- **Construction Area:**
  - 450 m²
- **Completion:**
  - June 2018



# WELL HOTEL






Beyoglu - Istanbul

- **Client:**
  - Cathay Invest
- **Type:**
  - Hotel
- **Services:**
  - Project Management • Construction Management
- **Construction Area:**
  - 1.200 m²
- **Completion:**
  - December 2017



# TRUST COMPLEX






Algiers

- **Client:**
  - Trust Real Estate
- **Type:**
  - Residential • Office • Commercial
- **Services:**
  - Design Management
- **Construction Area:**
  - 290.000 m²
- **Completion:**
  - October 2014



# NOVARES

Gebze - Kocaeli






- **Client:**
  - Novares Group
- **Type:**
  - Office
- **Services:**
  - Project Management
- **Construction Area:**
  - 2.700 m²
- **Completion:**
  - July 2018





# HORIZON VILLAS






Sapanca - Sakarya

- **Client:**
  - QASSD Developments
- **Type:**
  - Villa Compound
- **Services:**
  - Project Management • Construction Management
- **Construction Area:**
  - 4.500 m<sup>2</sup>
- **Completion:**
  - March 2015



# VESTELCITY DATA CENTER






Manisa

- **Client:**
  - Vestel
- **Type:**
  - Commercial
- **Services:**
  - Quality Control • Monitoring
- **Construction Area:**
  - N.A.
- **Completion:**
  - April 2018



# GIRNE RESIDENCE






Atasehir - Istanbul

- **Client:**
  - PMO Managment & AYD
- **Type:**
  - Residential • Commercial
- **Services:**
  - Development Management
- **Construction Area:**
  - 1.675 m<sup>2</sup>
- **Completion:**
  - July 2018



# ZUMRUD-U ANKA RESIDENCE

Umraniye - Istanbul






- **Client:**
  - Taiba Construction • Alpea Construction
- **Type:**
  - Residential
- **Services:**
  - Technical Consultancy
- **Construction Area:**
  - 21.500 m<sup>2</sup>
- **Completion:**
  - June 2018





# CALL CENTER






Artvin

-  **Client:**
  - Confidential
-  **Type:**
  - Commercial
-  **Services:**
  - Project Management
-  **Construction Area:**
  - 600 m²
-  **Completion:**
  - December 2017



# CALL CENTER

Trabzon

-  **Client:**
  - Confidential
-  **Type:**
  - Commercial
-  **Services:**
  - Project Management
-  **Construction Area:**
  - 3.500 m²
-  **Completion:**
  - October 2017



# MESSAGE FROM OUR DIRECTOR



*"As PMO Management & Consultancy family, we are proud and happy to help you at every step of the way. Our mission is to enable our clients to meet their business objectives in construction and real estate industries with our expert professionals, up-to-date knowledge, and result-driven strategic approaches. We will always do our best to provide a workforce and solution closely matched and responsive to our customers' needs, resulting in superior performance and value."*

Şahin Atila Özkan, MSc, PMP  
Managing Director / Civil & Structural Engineer

Şahin Atila Özkan has internationally recognized 18 years of experience in project management and construction management roles. Throughout his career, Şahin has clearly demonstrated his knowledge and skills in managing multi-billion worth internationally recognized projects in various geographies around the world such as Turkey, UK, Qatar, and Libya. Şahin is a PMP credential holder since 2009 and actively practicing in Project management.



## KEY STAFF



**Doğan Midilli**  
Construction Coord. / Civil Engineer

Doğan is a qualified civil engineer with more than 25 years of construction and project management experience in various types of international construction projects. He has advanced skills in contracts, claims management and overall construction management scopes. Doğan is a part of PMO family since the start of the company and contributed his skills in many projects.



**Osman Murat Ertenü**  
Project Manager / Civil Engineer

Murat is a highly qualified civil engineer with more than 28 years of construction and project management experience in various international infrastructure & superstructure projects. He is highly proficient in both English and Russian, and he shares his experiences in construction & project management, contract management and design management.



**Emre Sungur**  
MEP Coord. / Mechanical Engineer

Emre is a highly skilled and competent mechanical engineer with more than 19 years of electromechanical project management experience in various types of international construction projects. He is highly proficient in spoken and written English and shares his experiences as an MEP coordinator.



**Arcan Özcan**  
Project Manager / MSc Civil Engineer

Arcan is a highly qualified civil engineer with more than 18 years of senior-management experience in various international shopping mall, gas station, industrial facility and office building projects. He is highly proficient in English and shares his experiences in construction & project management, contract management and cost management and design management.



**Gülseren Özgör**  
Senior Interior Architect

Gülseren is a highly skilled interior architect with more than 28 years of architectural design and practice experience in residential, office, retail and hotel projects. Gülseren is a part of PMO family since the start of the company and she offers her skills and experiences as a senior interior architect.



**Müjdat Özacar**  
Planning & Cost Control Specialist / Civil Engineer

Müjdat is a determined and motivated civil engineer with more than 12 years of construction planning and cost control experience in various types of international projects. Müjdat shares his experience in all planning and cost control stages of the projects within the full life cycle of the projects. He is highly proficient in spoken and written English and Russian.



**Sedat Mança**  
Technical Office & Process Dev. Engineer / Civil Engineer

Sedat is a civil engineer with 5 years of experience in national and international large-scale construction projects. He works on innovation, digitalization and project management methodologies in construction sector. He is involved in the development of the PMO family, technical office and business processes and leads digital transformation issues.

## KEY STAFF



**Erdem Şahin**  
Quality Control Mngr. / Civil Engineer

Erdem is a civil Engineer with more than 16 years of quality control & assurance and technical office management experience in residential housing, collective housing and recreational projects. He is an A-class occupational safety specialist, advanced skills in contracts, claims management and overall construction management processes.



**Arda Akyıldız**  
Senior Architect, PMP

A highly motivated and ambitious architect with more than 6 years of experience in architectural design, project management, and construction management. Arda shares his experience in all stages of design & construction management. He holds PMP, Nebosh IGC & ICC certificates and he is highly proficient in spoken and written English.




**Savaş Kurnaz**  
Construction Site Manager / MSc Civil Engineer

Savaş is a competent civil engineer with more than 9 years of planning and construction management experience in a variety of construction projects. He has an MSc degree in Construction Management and he shares his theoretical knowledge and practical experiences as a construction site manager.



# CERTIFICATIONS

G-CERTI Certificate of Registration



## G-CERTI Certificate

G-CERTI hereby certifies that

**PMO MÜHENDİSLİK VE ENERJİ YÖNETİM DANIŞMANLIĞI  
TİC.LTD.ŞTİ**

**KÜÇÜKBAKKALKÖY MAHALLESİ AYŞE HATUN ÇEŞME SOKAK ONUR PLAZA  
NO:3/11 ATAŞEHİR-İSTANBUL**

has been audited and certified as meeting the requirements < Scope of registration

**ISO 9001:2015** Quality Management Systems

**PROJE BAZLI İNŞAAT KALİTE KONTROL YÖNETİMİ HİZMETLERİ**

PROJECT-BASED CONSTRUCTION QUALITY CONTROL MANAGEMENT SERVICES

Certificate No : GCTB-0013-QC	Code : 35
Initial Date : 05. Oct. 2018	Issue Date : 05. Oct. 2018
Expiry Date : 04. Oct. 2021	Valid period : 05. Oct. 2018 ~ 04. Oct. 2019

**UIC : MSCB-113-73322**

Signed for and on behalf of GCERTI  
President LK Choi



MSCB-113

To verify the validity of this certificate please visit : [www.gcerti.com](http://www.gcerti.com)  
Remarks : During the term of registration, surveillance audits shall be conducted at least once a calendar year, except in recertification years. In order to verify that the Management Systems of this company has been improved to conform to the above. If the certified client does not allow surveillance, recertification audits, certificate should be returned to GCERTI. This certificate remains the property of GCERTI and this certificate is recognized by GCERTI.



ACCREDITED  
MSCB-113

OHSAS 9001:2015 Quality Management Systems

G-CERTI Certificate of Registration



## G-CERTI Certificate

G-CERTI hereby certifies that

**PMO MÜHENDİSLİK VE ENERJİ YÖNETİM DANIŞMANLIĞI  
TİC.LTD.ŞTİ**

**KÜÇÜKBAKKALKÖY MAHALLESİ AYŞE HATUN ÇEŞME SOKAK ONUR PLAZA  
NO:3/11 ATAŞEHİR-İSTANBUL**

has been audited and certified as meeting the requirements < Scope of registration

**OHSAS 18001:2007** Occupational Health and Safety Management Systems

**PROJE BAZLI İNŞAAT KALİTE KONTROL YÖNETİMİ HİZMETLERİ**

PROJECT-BASED CONSTRUCTION QUALITY CONTROL MANAGEMENT SERVICES

Certificate No : GCTB-0013-OHC	Code : 35
Initial Date : 05. Oct. 2018	Issue Date : 05. Oct. 2018
Expiry Date : 04. Oct. 2021	Valid period : 05. Oct. 2018 ~ 04. Oct. 2019

Signed for and on behalf of GCERTI  
President LK Choi



MSCB-113

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ACCREDITED  
MSCB-113

OHSAS 18001:2007 Occupational Health and Safety Management Systems



## POLICIES



As PMO Project Management & Consultancy, subsidiaries and affiliates, we care about ensuring business continuity, minimizing losses and risks arising from security breaches, ensuring internal integrity, and protecting all physical and electronic information assets.

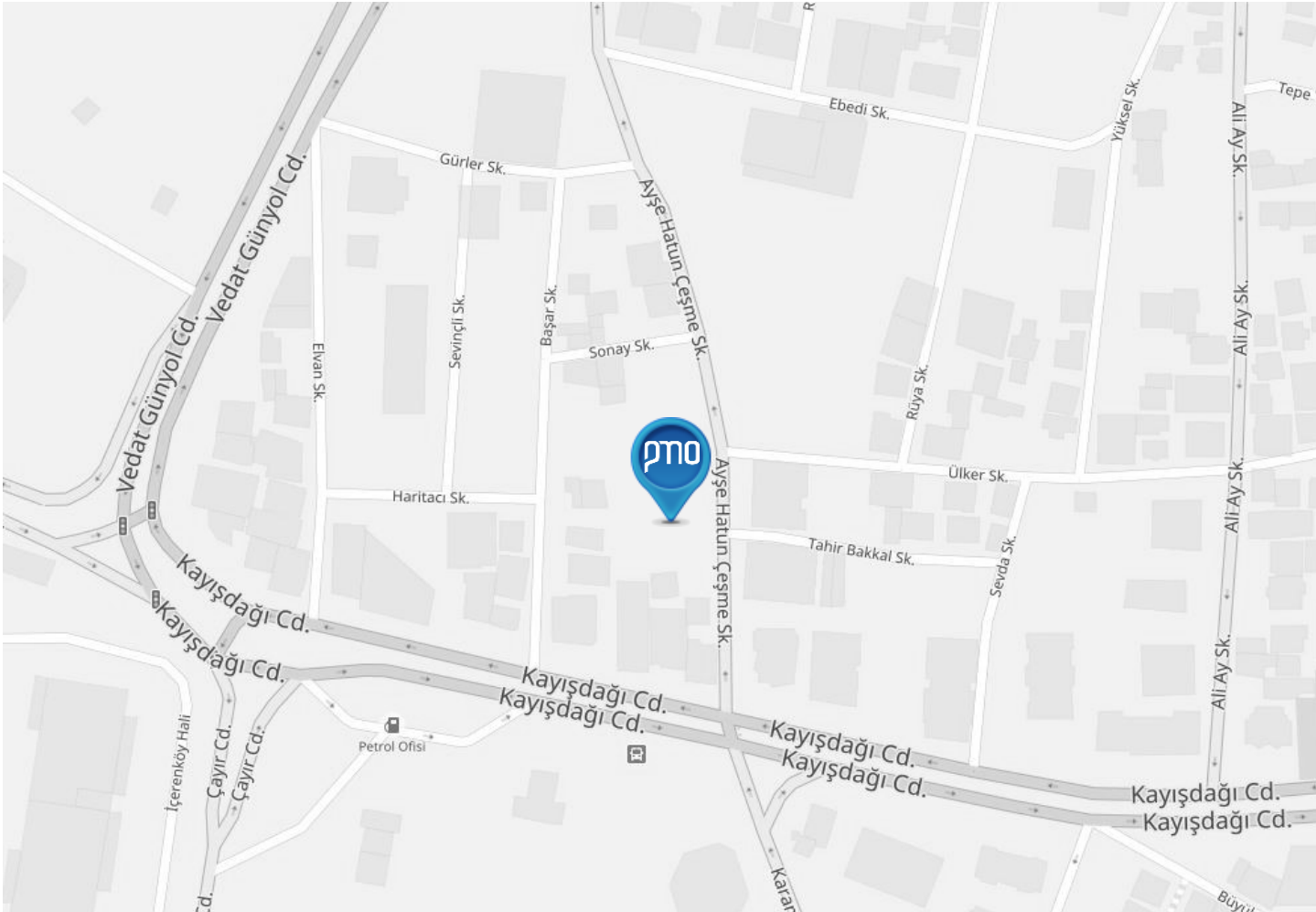


# CLIENTS



# WHERE WE ARE

Head Office







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