

EMPOWERING STRUCTURES ENRICHING FUTURES!



SIMROX
MECHANICAL CONTRACTOR

BRINGING
Buildings→Life!



Our Goals are represented in providing the best products, services and technology in Saudi Arabia and the other markets we work in together with maintaining a distinctive partnership with our customers, employees and partners our vision to provide the customers with distinctive products and specialized services they need in our world today.





ABOUT US

SIMROX MEP CONTRACTOR has been established in the mid of 2024 to address the needs of the occupants & owners of the various commercial, industrial and residential projects, by providing them the all services like operation, maintenance and testing commissioning services, and then we provide all kind of specialized services. SIMROX MEP CONTRACTOR Company aims to enhance the comfort and convenience of every clients or owner of its commercial and residential projects.

This Company is committed to deliver its services according to the client expectations, through rigid engineering and supervision and the highest level of professionalism. This platform for excellence aims to sustain the vision of SIMROX MEP CONTRACTOR's integrated communities and uphold the Company's reputation as a trusted developer of premier Industrial, commercial and residential developments.

OUR VISION

We are dedicated to delivering sustainable, innovative solutions that improve the quality of life, safety, and well-being of communities, fostering a safer and more sustainable future.

OUR MISSION

To provide exceptional MEP services by embracing cutting-edge technologies, fostering a culture of continuous improvement, and maintaining the highest standards of safety and quality in every project. Our mission is to ensure client satisfaction through dedicated service and to contribute positively to our communities through responsible engineering practices.

OUR SERVICES

Comprehensive MEP Services: Customized Solutions for Every Need

HVAC (HEATING, VENTILATION, AND AIR CONDITIONING)

- ▶ **Comprehensive HVAC Systems:**
Including split units, duct splits, packaged units, fan coil units (FCU), chillers, and VRF/VRV systems.
- ▶ **Compressor Services:**
Overhauling and maintenance of all types of compressors.
- ▶ **Annual Maintenance Contracts (AMC):**
For all HVAC equipment to ensure optimal performance and longevity.

DUCT SPLIT TYPE

Our ducted split-type air conditioning services are designed to deliver seamless and efficient climate control for both residential and commercial spaces. This system combines discreet design and energy efficiency, with the indoor unit concealed within ceilings or walls and connected via ducts to multiple rooms. The result is a uniform and comfortable air distribution that enhances the environment while maintaining an aesthetic appeal. We specialize in the installation of ducted split systems, ensuring optimal performance and energy efficiency from day one. Our maintenance services include regular inspections, filter cleaning, and system diagnostics to keep your unit running smoothly and reliably.





SPLIT TYPE

split-type HVAC systems are an ideal choice for efficient and reliable cooling and heating in residential and commercial spaces. Designed with separate indoor and outdoor units, these systems provide superior performance while ensuring quiet operation, making them perfect for maintaining a comfortable and peaceful environment.

Our comprehensive split-type HVAC services include professional installation tailored to your specific requirements. We ensure every unit is set up with precision to maximize efficiency and performance. Regular maintenance services are also available to keep your system running smoothly throughout the year, helping to prevent breakdowns and extend the life of your equipment.



VRF & VRV

VRF (Variable Refrigerant Flow) and VRV (Variable Refrigerant Volume) are advanced air conditioning systems designed for large buildings or multi-zone spaces. They work by using a single outdoor unit connected to multiple indoor units, allowing independent temperature control in different zones. These systems adjust the refrigerant flow based on the specific cooling or heating needs of each area, providing excellent energy efficiency and flexibility.



FCU (FAN COIL UNIT)

An FCU (Fan Coil Unit) is a compact heating and cooling device used to control the temperature in individual rooms or zones. It consists of a fan and a heat exchanger coil, through which hot or cold water flows to provide heating or cooling. FCUs are connected to a central chiller or boiler and are commonly installed in ceilings, walls, or floors. They are popular in commercial buildings, hotels, and apartments due to their flexibility, easy installation, and ability to offer localized climate control in specific areas.

PACKAGE UNITS

Package units are self-contained air conditioning systems that house all components, including the compressor, condenser, evaporator, and fan, in a single unit. Typically installed outdoors, either on a rooftop or on the ground, they are connected to ductwork that distributes conditioned air throughout a building.



Package units are ideal for cooling and heating larger spaces like offices, retail stores, and warehouses, offering ease of installation, maintenance, and space-saving design. They are known for their efficiency and ability to handle high-capacity cooling and heating needs.



WATER COOLER (DESET COOLER)

Keep your surroundings cool and comfortable even in the harshest heat with our Water Cooler (Desert Cooler) services. We are committed to ensuring your cooling system performs at its best, delivering fresh and refreshing air whenever you need it. From installation to maintenance, repairs, and upgrades, our comprehensive services are tailored to meet all your cooling needs.

Our team of experts provides professional installation and setup, ensuring that your cooler is positioned and configured for optimal performance. Regular maintenance and thorough cleaning services are also available to remove dust, dirt, and mineral buildup, keeping your cooler running efficiently and extending its lifespan.



FIREFIGHTING SERVICES

Comprehensive Fire Safety Installations:
Including pipes, fire pumps, tanks, FM 200, NOVEC systems, foam systems, and fire alarm systems.



FIT-OUT SERVICE

Custom Fit-Outs for Various Environments:
Tailored for retail shops, hotels, offices, warehouses, and malls, ensuring functionality and aesthetics are perfectly matched.



TESTING AND BALANCING

- **HVAC Testing and Commissioning:**
Ensuring systems are calibrated and functioning as intended.
- **Air and Water Balancing:**
With detailed reporting to confirm system performance meets design specifications.

REFRIGERATION AND COOLING

Cold Storage Solutions:

Installation and service of cold rooms, chiller rooms, freezing rooms, display freezers, and rack systems.

Specialized Panel Work:

Custom sandwich panel fabrication for varied refrigeration needs.



DUCTING AND VENTILATION

Comprehensive Ducting Solutions: Installation and maintenance of GI, PI, black steel, and spiral ducts.

Duct Cladding: Providing added protection and efficiency to ductwork.

Kitchen Ventilation Systems: Including exhaust fans, ducts, fresh air systems, ecology units, carbon filters, and custom steel hoods.

PLUMBING SERVICES

Complete Plumbing Solutions:

For residential, commercial, and construction projects.

Water Pump and System Installations:

Including service and repair.

Chemical Dosing Systems:

For precise water treatment and management.





ELECTRICAL SERVICES

Full-Scale Electrical Installations:

Handling both low and high current cabling, panel boards, transformers, and generators.

Annual Maintenance Contracts:

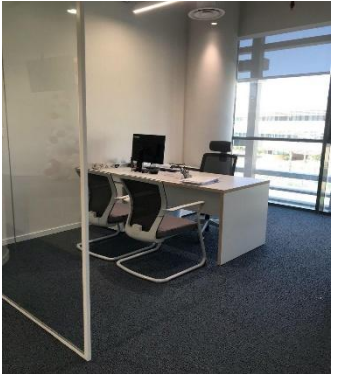
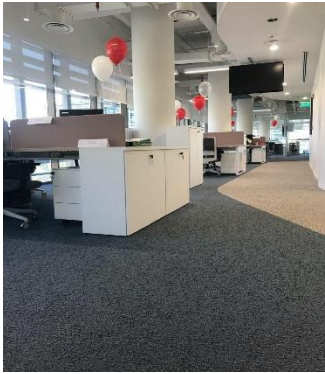
To ensure continuous and safe operation of all electrical systems.



OUR PROJECTS

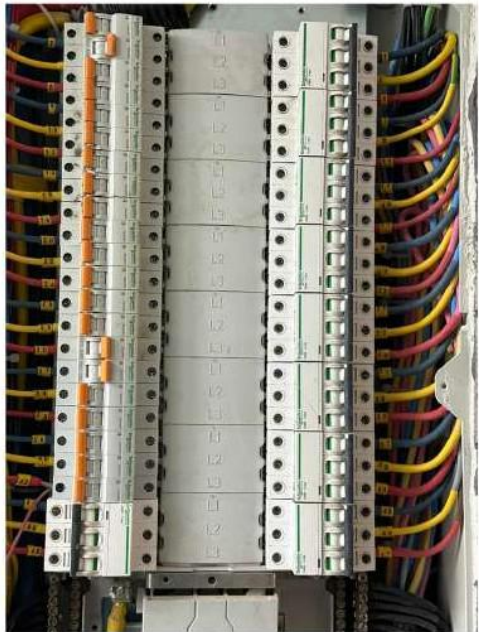
FITOUT





COMPRESSOR OVERHAULING



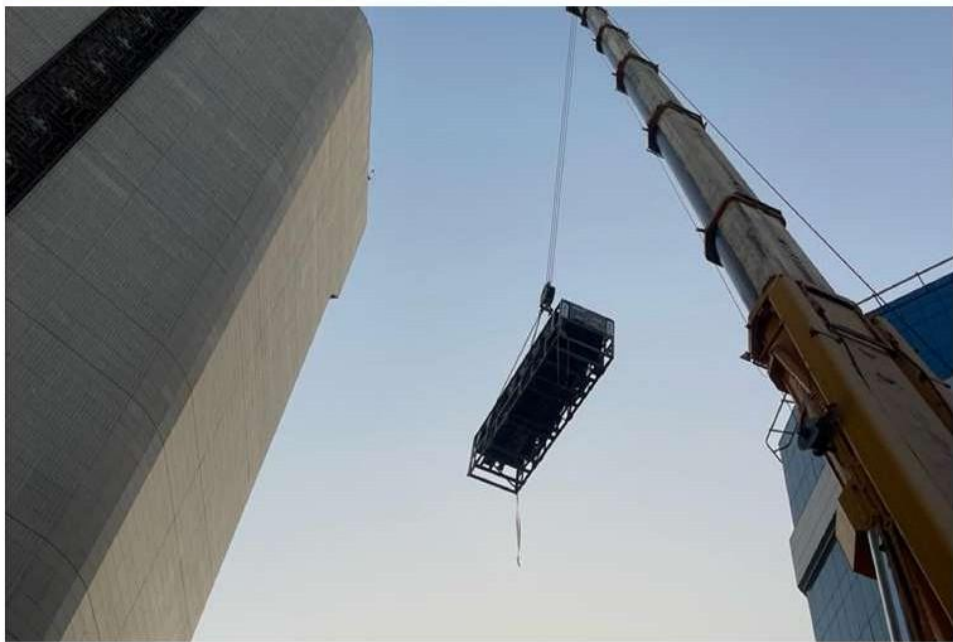




COLD ROOM UNITS



**CHILLER UNIT
INSTALLATION WORK**





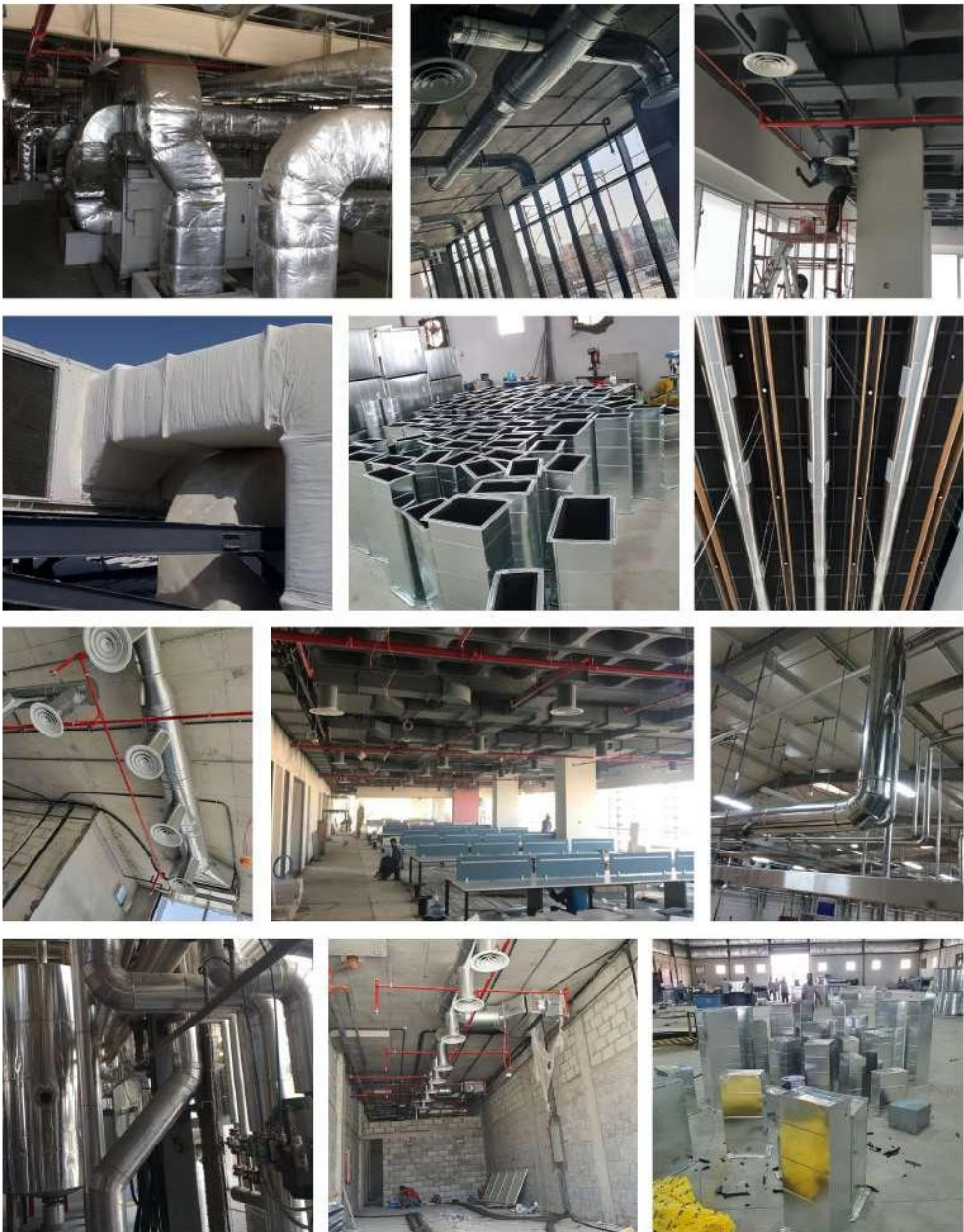
**HDPI
PIPE WORK**



SPLIT UNITS



**ROUND DUCT
& SQUARE DUCT**





SPIRAL DUCT



ALUMINIUM CLADDING



OUR CAPABILITY & SERVICE

SIMROX MEP CONTRACTOR has the capability, experience and expertise to deliver high quality of projects like HVAC, FFT, MECHANICAL, and FIT OUTs delivery and Management Solutions. We deliver a wide range of services, depending on our client's needs, from single service provision to managing various type of projects including tailor made Solutions.

SIMROX MEP CONTRACTOR aims to give service and maintain each client's projects and facility's at the highest standard of quality and cost-control.

We provide a level of quality and expertise that is a step ahead of what is expected on a foundation of strict attention to occupational health, safety, environmental, and quality Management (HSEQ) requirements.

A one supplier solution for a truly integrated and partnership approach. Each of offering greater flexibility, cost transparency and the governance of central systems, processes and reporting.

The Key Advantages :

- ▶ Reduces Projects completion and Operational Cost.
- ▶ Delivers consistent, quality and reliable service.
- ▶ Decreases liability and safety risks.
- ▶ Provides uniformed technology platform.

Each Projects and facility's has different requirements depending on its development stage, function, size and design, each of these variables creates the need for a flexible, tailored management solution.



TRAINING & DEVELOPMENT MANAGEMENT

Every team members hired into SIMROX MEP CONTRACTOR is interviewed first by our Personnel Dept and thereafter by a technical panel of at least 2 senior engineers from the Operations or Technical Departments. Having multiple experienced technical staff reviewing the candidate profile simultaneously reduces the risk of misidentifying skills and seniority which can lead to technical risks for the client and manpower frustration for the Company. With the objective of improving service delivery to its clients, enhancing customer satisfaction and developing overall personality of its service delivery and administrative staff, SHADEN MEP CONTRACTOR has put greater emphasis on the 'Centre of Excellence'.



As part of our Centre of Excellence, staff training, and development courses are organized on On-Going basis based on the Annual Training Calendar which details the training schedules for each level and designation of employees. The courses are identified based on the Training Needs. Analysis of each staff carried out by SIMROX MEP CONTRACTOR In-House Training Development section is part of the HR & Technical department.

The trainings provided to the **SIMROX MEP CONTRACTOR** staff are categorized into the following segments:

- **Technical training** eg: HVAC, Electrical, Mechanical, Toolbox management, etc.
- **Health, Safety and Environment (HSE) training** e.g. basis HSE, first aid, OSHA, etc.
- **Soft Skills Training:** customer service training, uniform etiquette, professional etiquette, communication skills, English language competency, etc
- **Systems Training.**
- Any other specific on-job trainings based on project / site requirements.

SIMROX MEP CONTRACTOR CENTER OF TECHNICAL EXCELLENCE

The Company has set-up a high-capacity project execution Technical team Training and Development Centre that will see a good blend of training programs for employees and KSA national graduates and clients.

The SIMROX MEP CONTRACTOR Service Assurance Team includes several Subject Matter Experts: Client relationship managers, performance management analyst, technical writers, HSEQ departments, project management and customer contact center.

Technical Support Team is a multi-functional, highly qualified and experienced team who provide support across the operational activity through:

The training strategy is demarcated into training programs for internal employees and external audience. SIMROX MEP CONTRACTOR ensure a continuous source of skilled personnel through ongoing in-house training seminars and employee development programs.



SIMROX MEP CONTRACTOR CENTRE OF TECHNICAL EXCELLENCE IS DESIGNED TO PROVIDE CONTINUOUS SUPPORT TO ALL SHADEN MEP CONTRACTOR COMPANY OPERATING COMPANIES:

- Energy Management, conservation and analysis.
- Standard Operating Procedures.
- Projects Mobilization Support
- Internal Training requirements analysis and delivery.
- Audits and best practice.

SIMROX MEP CONTRACTOR TRAINING PROGRAM

SIMROX MEP CONTRACTOR ensure a continuous source of skilled personnel through ongoing in-house training seminars and employee development programs.

REGULAR "IN HOUSE" OR SPECIALIST COURSES ARE HELD FOR STAFF AS FOLLOWS:



Health and Safety all disciplines receive instructions and training in both the particular and general requirements of Safety at Work.

The internal training programs broadly cover five fundamental competencies in facility management, i.e., Operation and Maintenance, Project Management, Finance and Business Essentials, Sustainability in Project Management and Leadership and Strategy Essentials. Different modules are run, related to different topics such as Managing People and work, Interacting with Clients/Customers, Environmental Awareness, Contract Development Strategy and so on. These courses are typically conducted over the duration of two days, with assessments at the end of the training to gauge the extent of understanding and learning.

HEALTH & SAFETY TRAINING



Health & Safety training is given on a variety of topics pertinent to Project and maintenance activities. These include the assessment of risks in addition to general Health & Safety Management. Fire Safety training is given in accordance with the requirements of civil defense.

We also ensure that appropriate training on a "contract specific" is provided. This will be established following a complete audit of the premises during the mobilization period in which a Training Matrix will be established.

All operatives are given Health & Safety training applicable to their trade in addition to general Health Safety. To reinforce the message, toolbox talks are given by local management on a wide range of subjects.

QUALITY ASSURANCE POLICY



SIMROX MEP CONTRACTOR Company provides a transparent service delivery to all our clients, with high standards a priority. Therefore, SIMROX MEP CONTRACTOR Company place an emphasis on quality control throughout all our operations and services.

This emphasis is clearly used when appointing specialist or sub-contractors to work on SIMROX MEP CONTRACTOR Company' behalf.

SIMROX MEP CONTRACTOR Company sub-contract services where we believe this enables a specialist to deliver a critical service or where SIMROX MEP CONTRACTOR Company have created a commercial advantage through utilizing a sub-contractor. The quality control of our specialist or sub-contractors is fundamental to providing our clients a seamless "one stop shop".

As part of this transparent approach, SIMROX MEP CONTRACTOR Company always recommends that the Service Level Agreements and standards agreed with a client are measured via a robust performance mechanism.

This mechanism will usually entail the setting of Key Performance Indicators to accurately measure the performance of SIMROX MEP CONTRACTOR Company across several areas.

This is an opportunity for both our clients and SIMROX MEP CONTRACTOR Company to identify and measure the critical deliverables on site and to assess SIMROX MEP CONTRACTOR Company' overall performance. Where a service is delivered by a sub-contractor, SIMROX MEP CONTRACTOR Company will pass through the KPI's to the sub-contractor and expect the same standard of service delivery.

QUALITY IMPROVEMENT MONITORING & EVALUATION



The IMS system as previously explained has at its core the requirement for Continuous Improvement of both quality and processes. The SIMROX MEP CONTRACTOR Company approach has been designed around the continuous improvement, further to this we have implemented a robust internal audit program and measurement and analysis is also done constantly so being able to determine the effectiveness of the HSEQ system.

SIMROX MEP CONTRACTOR Company recognizes the importance of providing an effective quality assurance system to provide to the client with the confidence that the services are being provided as per the agreement. The quality assurance system should include processes and procedures to effectively manage and audit the service provided to projects and facility's.

SIMROX MEP CONTRACTOR COMPANY WILL FOCUS ON:

- ▶ Ensuring compliance to both legal and our corporate standards.
- ▶ Ensuring we deliver our contractual commitments and can measure our performance (KPIs).
- ▶ Customer satisfaction.
- ▶ Facilitating and supporting business improvement.

DETAILS OF ORGANIZATIONS MONITORING, AUDIT & REVIEW PROCEDURES.

IMS have established an Audit procedure that described the processes involved when doing IMS audits within SIMROX MEP CONTRACTOR Company. IMS Audits are done to ensure that the documented Integrated Management System is being adhered to and remains effective.

Audits may be first party, Second party (customer auditing SIMROX MEP CONTRACTOR Company) or third party.

It is imperative that audits are treated as an improvement mechanism that benefits the 'actual process' being audited and NOT as an opportunity for the Service Assurance Department to ridicule other departments / process owners for their failure to comply with procedures. All audits require that objective evidence be gathered and recorded to show conformance or non conformance as appropriate.

There may be valid reasons for not following procedures 'down to the line' (i.e., impractical tasks / steps in the process), hence the purpose of the audit is to highlight these reasons and to agree on possible solutions where practicable. SIMROX MEP CONTRACTOR Company will propose audits; however, at this stage we believe the information below suffices.



SCHEDULED & UNSCHEDULED AUDIT

Geographic Zone Managers report into the SIMROX MEP CONTRACTOR Facility Director and make scheduled visits to their sites to audit for performance. This is usually done monthly. However, for additional independence the Quality Department makes unscheduled inspection visits at any moment to a site to inspect the quality of the works performed. This may be as simple as ensuring that basic operational procedures are followed (e.g., safety measures are followed; log sheets are up to date), or it may include more rigorous technical review including interviewing technicians on specific work orders performed and double checking that an asset has indeed been worked over as explained.



Unscheduled visits usually happen quarterly unless a clear failure has been identified in which case audits may happen as often as weekly until improvement is demonstrated.

Audit reports are logged centrally, and performance criteria measured and discussed at the Technical Management meetings (Technical and Quality Departments meet monthly) as well as at the SIMROX MEP CONTRACTOR management meetings.

SIMROX MEP CONTRACTOR COMPANY'S AUDIT PRINCIPLES

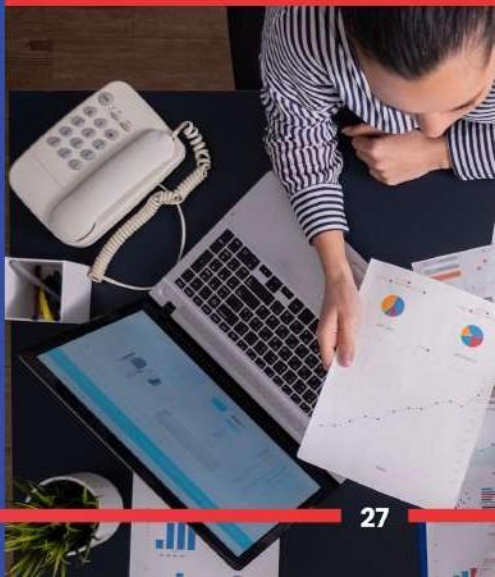


Audits are a joint effort between the supplier and the SIMROX MEP CONTRACTOR Company audit team, and adequate preparation by both is essential to gaining maximum value. As such, the process works best when all parties are well prepared and work together with the same goals in mind. The supplier's management representative is responsible for the supplier's audit preparation.

AUDIT PREPARATION ACTIVITIES



- ▶ Establish, between SIMROX MEP CONTRACTOR Company and supplier, the detailed audit agenda, and confirm the specific audit dates.
- ▶ Locate and submit all the requested manuals, records and documentation. Make certain they are available and up to date on the day of the audit.
- ▶ Ensure that relevant information is available for the auditors when they arrive (i.e., names, phone numbers and locations of the auditor's key people, maps of the site and surrounding area, and results of the self-assessment performed).
- ▶ Participate in pre-audit documentation review.
- ▶ Have thorough knowledge of policies, procedures, work instructions and records.
- ▶ Appoint responsible members of the staff to interface with and accompany the SIMROX MEP CONTRACTOR Company auditors.
- ▶ Invite appropriate participants to open and closing meetings.
- ▶ Make the appointment with individuals to be interviewed.



- Prepare management and employees to effectively participate in the audit.
- Ensure that auditors have access to the projects and facilities.
- Provide the auditors with meeting rooms, preferably with access to a telephone/internet line, and copy machine.
- Provide information on travel logistics: preferred hotels and airports, travel restrictions and any special considerations.
- Arrange for hosts as required by the schedule.
- Arrange for language interpreters, if necessary.

In order to facilitate this, SIMROX MEP CONTRACTOR Company have created a number of systems that together form the Quality Assurance System:

- Health, Safety, Environmental and Quality Management.
- Continuous Improvement Process.
- Business Continuity Process.
- Risk Management.
- Quality Management System.



BUSINESS CONTINUITY PROCESS



By focusing on the client's core business operations, SIMROX MEP CONTRACTOR Company ensures the development of tailored Business Continuity Processes. These processes will address potential risks to critical systems, assets, and operations, minimizing downtime and safeguarding facility efficiency. Moreover, this proactive approach enhances resilience and ensures seamless service delivery under unforeseen circumstances.

The document will be jointly developed to ensure each eventuality has been correctly assessed and mitigated where possible. We will set quality objectives and targets in order to focus our initiatives and stimulate continual improvement. These will be tailored to support your specific objectives where appropriate. Regular quality audits will be conducted to measure compliance, determine corrective actions, and provide appropriate management information.

Disaster recovery will be a key element to this process. This will examine the risks with most serious consequences to the client business and evaluate the role that SIMROX MEP CONTRACTOR Company will have in both the immediate aftermath of the event and in the long term recovery following the event. This can include floods, long-term power outages, earthquakes etc.

EMERGENCY RESPONSE

SIMROX MEP CONTRACTOR Company IMS & HSEQ Manager will establish the site emergency preparedness activities by being accountable for developing and maintaining emergency plans and contingency planning procedures. All initial hazard and risk assessments shall be completed by suitably qualified personnel.



ALL EMERGENCY RESPONSE PLANS SHOULD ADDRESS THE FOLLOWING:

- How to report an emergency
- Notification of site management
- Notification of outside parties, both organizational
- Location and staffing of command centre.
- Allocation of individual roles and responsibilities.

MOBILIZATION PLAN

This is a typical Mobilization which it aims to identify risks associated to the SIMROX MEP CONTRACTOR Project operations and identify a system of operational processes which will mitigate these risks prior to commencement of the contract.

It is intended that the appointed Transition team will action any recommendations within this Implementation plan prior to go- live, this will assist transition in complying with EHS, Legislation and contractual requirements for smooth transition.

IMPLEMENTATION ACTIVITY



Implementation activity will include all the resources mentioned in below content from sections (a - j) The documented Project activity start date for the new Project Management Contract will be signed.

The transition period commences after go-live and finishes when we reach steady state. Transition activities will include reviewing and agreeing SIMROX MEP CONTRACTOR processes and procedures.

It is important at this stage of the contract that the Contracts Manager engages the client in order that all parties understand their roles and responsibilities. Effective contribution from all parties will ensure a smooth transition to steady state.

CONTRACT AWARD

Once SIMROX MEP CONTRACTOR business development team receives notification of contract award by (electronic email / letter / Fax). The process of Implementation and transition plan shall be initiated by PMD. Initial briefing meeting should be carried out with bidding team to expose all the required detail like (Structure, Services, Budget Operating Model).

PROJECT IMPLEMENTATION & ITS MANAGEMENT

SIMROX MEP CONTRACTOR transition team with will start & end the Implementation by pre agreed date with client as per RFP. SIMROX MEP CONTRACTOR transition team will dedicate the resource for each Implementation work. The same resource will be involved in liaison with other team members & to ensure the process is driven and completed.

Team will prepare a detailed Implementation plan that will include all the required resources & costing involve in completing all the work. The Implementation plan will cover key stages of the project including but not restricted to

- Identification of Associated Risks.
- Implementation Activity.
- Cut-Over Activity.
- Transition Period.
- Implementation Activity.
- Mobilization
- Project scheduled plan



HUMAN RESOURCE REQUIREMENT

SIMROX MEP CONTRACTOR central HR team to provide adequate & compatible manpower for project Team Staffing Structure will be verified by transition team also, Job description will be provided to HR Team.

HR TEAM WILL BE RESPONSIBLE FOR PROVIDING OF COMPLETE STAFFING SOLUTION BUT NOT LIMITED TO:

- Appoint HR representative to deal with implementation team
- Prepare profiles, Quantities and Budgets.
- Prepare job profiles.
- Resource identification.
- Schedule interview (if external hiring is required) with transition team and complete hiring
- Visa process, Transportation and Accommodation of Staff.
- Provide and evaluate competency trainings.
- Cover all day to day HR issues. Accumulate the staff cost within budgeted price.
- Provide and evaluate competency trainings.
- Cover all day to day HR issues.



CONTRACT MANAGEMENT

SIMROX MEP CONTRACTOR transition Team will co-ordinate with SIMROX MEP CONTRACTOR central contract management team to dedicate resource for contract management but not limited to:

- Letter of intent or acceptance preparation.
- Finalization of contract terms & conditions with client.
- Closing & Signing of the contract.
- Finalizing service level agreements.
- Finalize KPI's.
- Finalize reporting structure.
- Finalize contract commercial structure.
- SIMROX MEP CONTRACTOR Client Responsibilities.
- Obtain quotation for all specialized services & close the contracts /LOI with sub-contractors.

PROCUREMENT & SUPPLY CHAIN

SIMROX MEP CONTRACTOR central procurement team will identify the specialist supplier and vendor for specific project requirement. They will work closely with transition team to understand the project requirement and get it procured within time frame.

Procurement team will also work closely with contract management team to close all specialist sub-contracts but not limited to:

- Obtain the quotes from specialist vendors.
- Negotiation on quotes.
- Liaise with transition team to meet it's day to day requirement.
- Prepare project inventory.
- Identify site storage place & Logistics.
- Ensure smooth operation on site.

IT & TECHNOLOGY

SIMROX MEP CONTRACTOR central IT team will work closely with transition team to provide all kind of its support required for smooth transition and implementation, but not limited to:

- IT & Technology Hardware.
- Software (as required).
- IT network Access.
- SIMROX MEP CONTRACTOR Data base access. Client data base.
- Structure Training.

FINANCE

SIMROX MEP CONTRACTOR Finance team will work closely and identify the resource for upcoming project. Finance team will be responsible for dealing of all financial activity but not limited to:

- Financial control detail & Forecast report.
- Prepare Project Delegation of Authorities.
- Prepare Project Full P&L. Prepare Project Operational Budget.
- Prepare Project Cash Flow.

QUALITY & SERVICE ASSURANCE TEAM

SIMROX MEP CONTRACTOR QA & QC team will work closely and identify the resource for upcoming project. dedicated team will be responsible for dealing of all QA/ SA activity but not limited to:

- Operational risk register.
- Drive Project operating plan.
- Provide training on technical subject on request of Transition team.
- Review Contractual Compliance. Prepare SOP requirements.
- Identify Regulatory Compliance.
- Define & Implement CSC workflow & Instructions.
- Plan HSE Audits.
- Plan Compliance, Technical & Operational Audits.
- Prepare Emergency procedure.
- Risk assessment of Business.
- Site risk assessment.
- Hot work permit training. Equipment training.
- Plan Contracts Audit.
- Plan Procurement & Supply Chain
- Plan Sub Contractors Audits.
- Plan Customer Service Centre Audits.

ASSET MANAGEMENT TEAM

SIMROX MEP CONTRACTOR Asset management team will work closely and identify the resource for upcoming project dedicated team will be responsible for dealing of all asset capturing uploading in the system activity but not limited to:

- ▶ Define Project - Sites Buildings - Locations Structure.
- ▶ Prepare Assets Capturing Structure.
- ▶ Prepare Assets Capturing & Condition Survey Documentation.
- ▶ Select Assets capturing & Condition Survey Team.



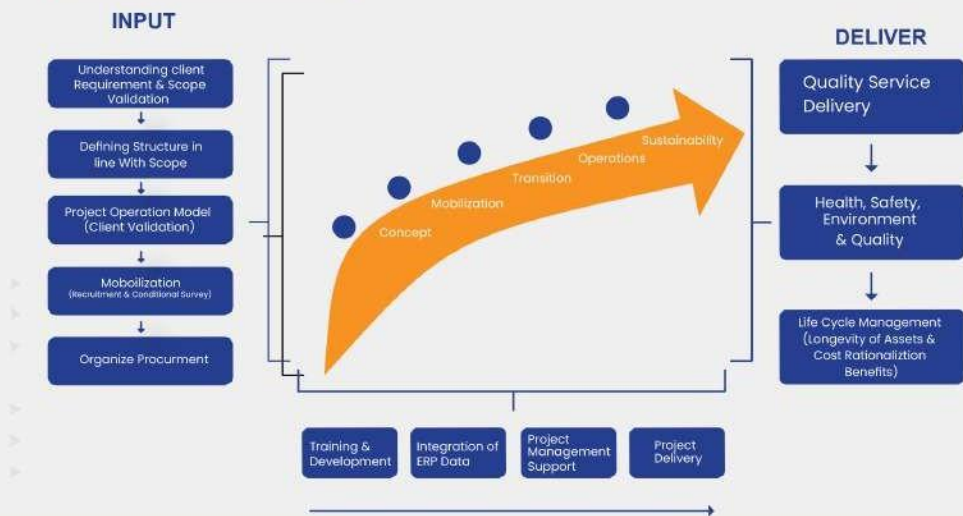
PROJECT FILE / HAND OVER DOCUMENTATION

SIMROX MEP CONTRACTOR transition team will hand over the project after the success full completion of transition & all the above mentioned documents and check lists will be hand over to operations but not limited to:

- ▶ Daily Checklist.
- ▶ Weekly Check list.
- ▶ Daily hard service check list Daily soft service check list. Daily HSE check list.
- ▶ Condition audit report. Drawings.
- ▶ Operation & Maintenance Manual.
- ▶ Risk register.
- ▶ Project operating Panel.
- ▶ Specialist Vendor detail.
- ▶ Project Contact information report.
- ▶ Equipment Life cycle report.
- ▶ Certifications & Test report history.



SERVICE DELIVERY MODEL



SIMROX MEP CONTRACTOR Company' service delivery model entails the development of a comprehensive organization that is robust enough to provide its clients with the expected value proposition whilst remaining lean and value conscious. The figure below demonstrates our holistic approach to Projects Solutions.

UNDERSTANDING CLIENT REQUIREMENTS & SCOPE VALIDATION:

During the Envisioning Stage of the projects SIMROX MEP CONTRACTOR Company convenes a project workshop wherein a detailed project plan is produced for scope validation.

DEFINING STRUCTURE IN LINE WITH THE SCOPE:

SIMROX MEP CONTRACTOR Company builds upon the learning outcomes of the scope validation exercises and defines a service delivery structure that meets the client requirements.validation.

By issuing this proposal, SIMROX MEP CONTRACTOR Company have concluded the pre-mobilization phase based on the information provided by the CLIENT.

PROJECT SERVICE MODEL:

The Project management services model that is produced as a result of aligning the scope with the structure is validated by the client and mobilization begins.

MOBILIZATION & DEPLOYMENT:

Mobilization entails recruiting and assigning key personnel, developing standard operating procedures, training staff members to deliver services that are in line with service level agreements and effectively transitioning the day-to-day operations from the current managers to SIMROX MEP CONTRACTOR Company.



WHY SIMROX?

EXCELLENCE IN ENGINEERING:

Innovative Solutions: We bring the latest in MEP technology and innovative practices to ensure that your projects are both sustainable and efficient.

Customized Service: Each project is unique, and our tailored services reflect the specific needs and challenges of your business.

COMMITMENT TO QUALITY & SAFETY:

Highest Standards: We operate under the strictest quality and safety standards, with certifications from respected international bodies to prove it.

Reliable and Safe Operations: Our rigorous testing and quality control measures ensure that every installation is safe and reliable, meeting and often exceeding client expectations.

UNMATCHED EXPERTISE:

Skilled Professionals: Our team comprises industry-certified engineers and technicians who are not only skilled but also continuously trained in the latest MEP methodologies.

Proven Track Record: With hundreds of successful projects under our belt, our expertise is proven in fields ranging from commercial buildings to industrial complexes.

SUSTAINABLE PRACTICES:

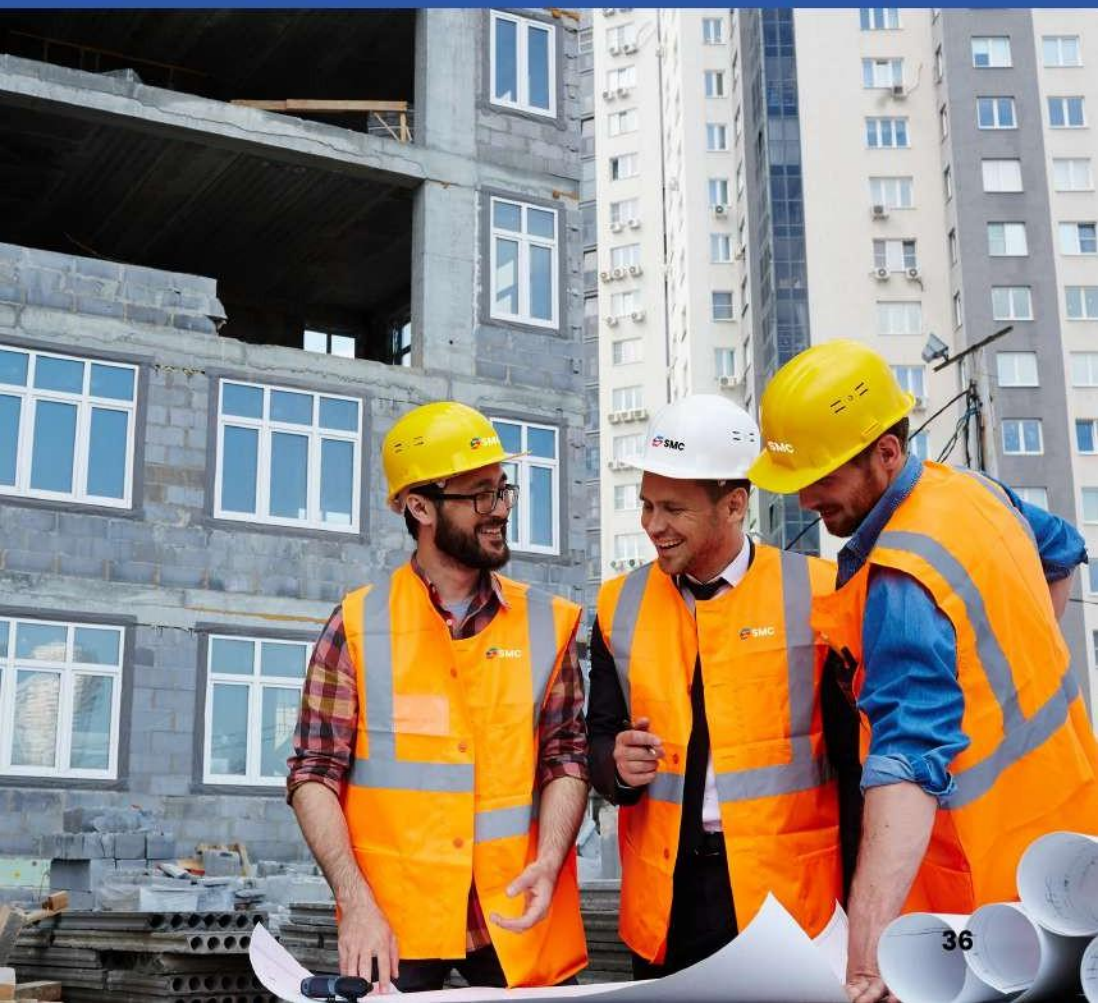
Environmental Responsibility: We are committed to reducing environmental impact through sustainable design and practices, aiming to help our clients achieve their green building objectives.

Energy Efficiency: Our solutions focus on energy conservation, reducing operational costs and supporting our clients' sustainability goals.

CLIENT-CENTRIC APPROACH:

Partnership Philosophy: We view each client relationship as a partnership, working closely to ensure every project's success.

Satisfaction Guaranteed: Our proactive approach to client service includes ongoing support and maintenance, ensuring satisfaction long after project completion.



OUR CLIENTS



SAUDI ROYAL GUARD



MINISTRY OF
HAJJ & UMRAH



SAUDI PORTS
AUTHORITY



PALACES OF PRINCE
NAYEF BIN ABDULAZIZ



KAUST



PETROMIN



ADVANCED GENERATIONS
SCHOOLS



MINISTRY OF
FOREIGN AFFAIRS



FRINEDS TIME



PRESTIG MALL



CRUZ LOUNGE



THE ROOF LOUNGE



EL-KHAYYAT RED
BRICKS FACTORIES



OVVI LOUNGE



ASCOTT RAFAL
OLAYA RIADAH



PATCHI



AL-BASHAWAT
CENTER



OFF WHITE



HOTEL GORASH



SPARKS ACADEMY



CHILL CAFE



ASCOTT RAFAL OLAYA
RIADAH

CERTIFICATIONS

وزارة التجارة
Ministry of Commerce

شهادة السجل التجاري

شركة سهام منسي الزهراني التجارية

الرقم الوطني الموحد: 7041467783

تاريخ الإصدار: 25/08/2024

نوع الكيان: شركة ذات مسؤولية محدودة

صفات الشركة: (شخص واحد)

حالة السجل: نشط

البيانات الأساسية للسجل التجاري



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TIN: 3042973608 رقم التسجيل

Contribution No: 3042973608 رقم المساهمة

Contribution date: 14/09/2024 تاريخ المساهمة

هيئة الزكاة والضريبة والجمارك
Zakat, Tax and Customs Authority

المملكة العربية السعودية
Kingdom of Saudi Arabia

شهادة تسجيل في ضريبة القيمة المضافة

VAT Registration Certificate

نقدم هذه الشهادة والضريبة والجمارك بأن المالك أدناه مسجل في هيئة الضريبة المضافة بتاريخ 2026/06/01 م
The Zakat, Tax and Customs Authority certifies that the taxpayer below is VAT registered on 01/06/2026 AD

Taxpayer Name	شركة سهام منسي الزهراني التجارية	اسم المالك
VAT Registration Number	314797365800003	رقم التسجيل الضريبي
Effective Registration Date	2026/06/01	تاريخ بدء التسجيل
Taxpayer Address	حي عاتق العبد 1, 22343, Jeddah	عنوان المالك
CR National Number / Usermer Contact / ID No.	7041467783	الرقم الوطني الموحد / الترخيص / الهوية
Tax Period	ربع سنوي / Quarterly	الفترة الضريبية
First Filing due date	2026/07/31	تاريخ استحقاق أول إقرار ضريبي

ملاحظة: يمكن للشخص مسجل في هيئة الضريبة المضافة أن يوزع أكثر من عملية ضريبة القيمة المضافة من مستلمين قبل تاريخ إلغاء التسجيل في الضريبة، وفي حال إقرار ذلك ستعاقب هيئة الزكاة والضريبة والجمارك بتأخير العقوبات المستحقة.

Note: As a VAT registered taxpayer, you are not allowed to collect VAT from your customers prior to the effective date of the tax registration. If otherwise approved, The ZAKAT, Tax and Customs Authority will impose the applicable penalties.

الهيئة العامة للغذاء والدواء
VAT

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معلومات إضافية: يمكن للشخص مسجل في هيئة الزكاة والضريبة والجمارك أن يوزع أكثر من عملية ضريبة القيمة المضافة من مستلمين قبل تاريخ إلغاء التسجيل في الضريبة، وفي حال إقرار ذلك ستعاقب هيئة الزكاة والضريبة والجمارك بتأخير العقوبات المستحقة.

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