

**Prequalification document**  
**Prequalification document**

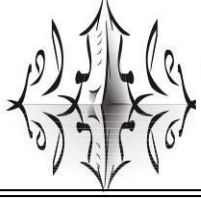


*DAR AL-KAWADER*

\*

2010





Dear Sir,

Allow us to thank you for considering *DAR AL- KAWADIR & Associates* as your communication partner; confident to serve your design needs and construction requirements for many years to come.

**What makes you choose *DAR AL- KAWADIR & Associates* Services and design solutions?**

Whether you are a sole proprietor or corporation big or small, with us your housing & business can utilize the most of space and price power of the market and soar higher than your competition.

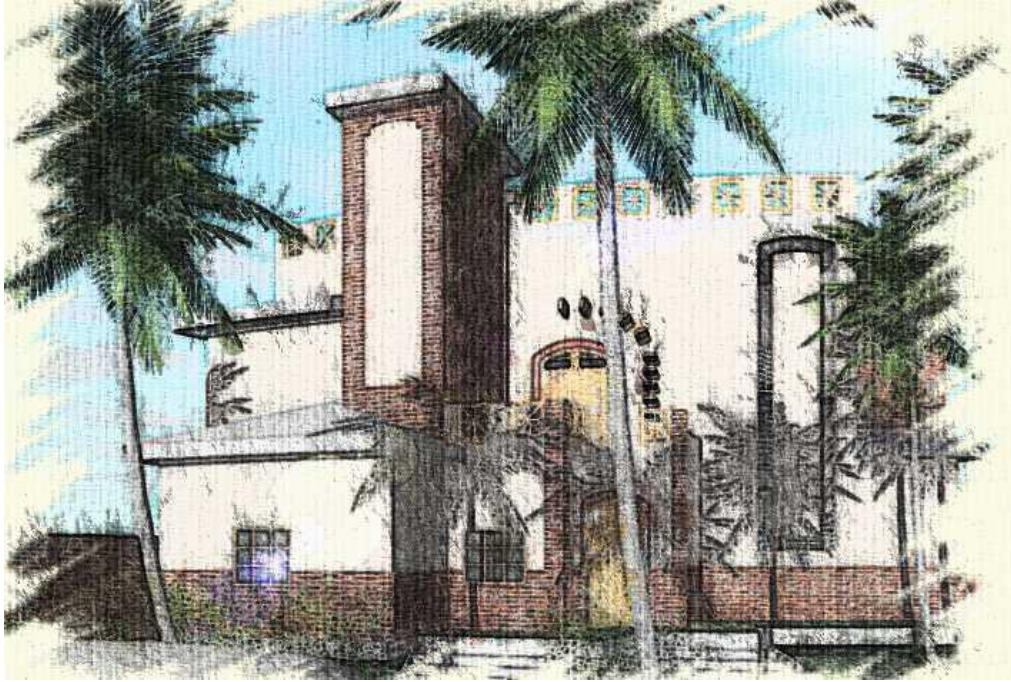
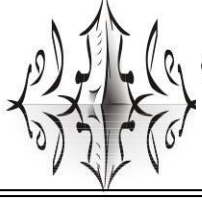
*DAR AL- KAWADIR & Associates* is a total design and construction solutions provider starting from house designing and development to corporate image solution, linking your company with top notch competitive companies, offering interior design solutions and ending with tailor made designs to ease your work flow.

We believe in partnership with our clients through extending our relationship to include complete turnkey handover and training and in having extensive experience in new technologies that can improve your business for many years to come.

Thank you.

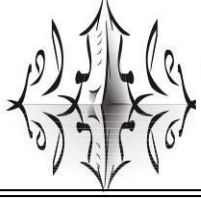
Basim Al-yousef  
Chairman





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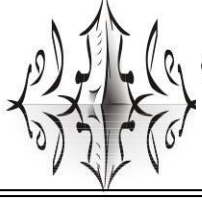




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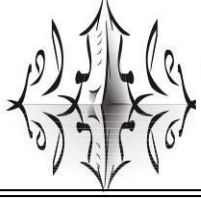
1. Introduction
2. Summary Profile
3. Resources
4. List of Recent Projects
5. TORA Company's Legal Documents in KSA
  - Commercial Registration
  - Chamber of Commerce Certificate





**INTRODUCTION:**





## INTRODUCTION:

Art, quality and unique touch are a common factor for our delivered projects. By perfecting design, construction detail, and various art crafts starting from (wood, gypsum, metal and furniture) we've shortened the distance for our clients to obtain the maximum in the shortest time possible. In short, we add our touch on the whole project in order to have a well bonded master piece.

## OFFICE IN BRIEF:

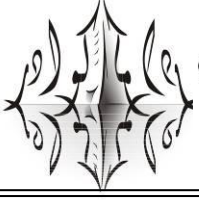
In 1424 H a small architectural office was established in Jeddah with the name of "DAR AL KAWADIR".

In order to please our customers and serve them well, we introduced interior design and construction as a major pillar in our service. Hard work, engineers and technical support companies had helped us to brand our name as one of the well known offices that serve top notch clients.

## OUR VISION:

To evolve in our profession to the highest levels of perfection and beauty tacking environmental, human, and traditional needs in consideration while using the latest techniques and construction materials in order to reflect the unique architectural image that our client sought.



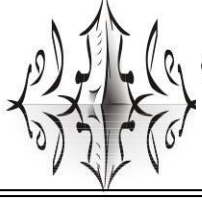


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**OFFICE UNIQUE PROPERTIES:**

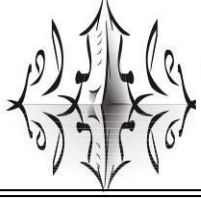
- We use primavera as a time planer in project construction
- We provide the expertise on site construction to insure the best deliverance possible.
- Shop drawing is done by engineers that have more that 8 years of expertise
- One of leading offices that uses FORM Z as a modeling and rendering program.
- One of few using REVIT as a full package architectural production program and shop drawing producer.
- The only Saudi office that is affiliated with T.Y.A, Al-Tagdeed and Tora Company.





**GENERAL INFORMATION:**





## GENERAL INFORMATION:

Name of company: DAR AL-KAWADIR  
Owner and president: Eng. Basim Al –Yousef  
Type of Business: contracting, Interior& Architectural  
design and Project management.  
Engineering license no. : 2326  
Contracting license no: 4030184532  
Year founded: 2003

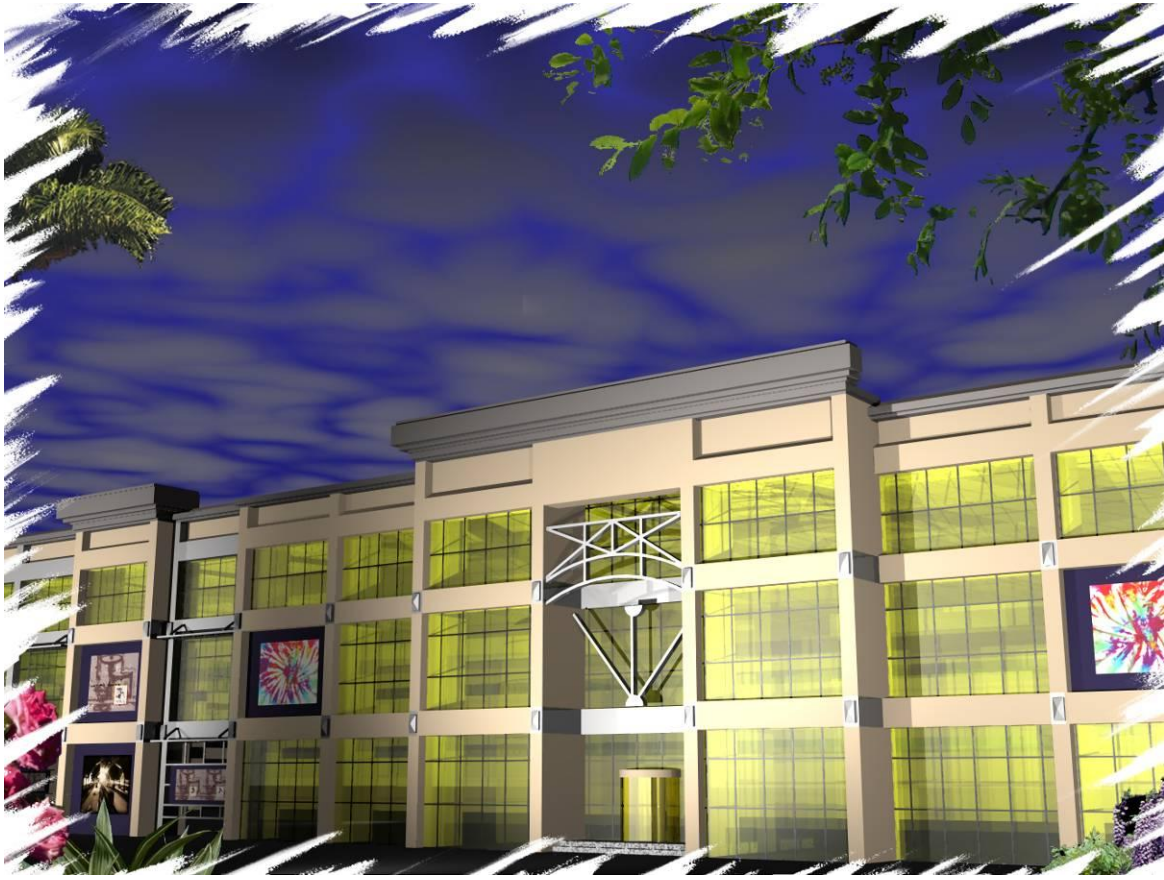
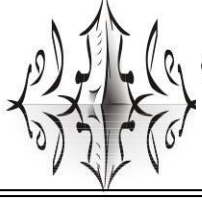
### Names of contacts:

- BASIM AL-YOUSEF:  
Mobie:0504608371  
Telephone:(966)(02)6079538-ext-102  
Facsimile:(966)(02)6079538-ext-107  
E-mail: [basimyousef@gmail.com](mailto:basimyousef@gmail.com)  
P.O.Box: 122210, Jeddah 21332  
KINGDOM OF SAUDI ARABIA
  
- LAILA JAADAN:  
MOBILE:0506725855  
Telephone:(966)(02)6079538-ext-102  
Facsimile:(966)(02)6079538-ext-107  
P.O.Box:122210, Jeddah 21332  
KINGDOM OF SAUDI ARABIA

### CAPABILITIES:

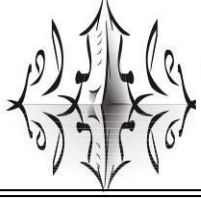
- construction.
- Architectural design
- Furniture design
- Interior design





## Resources





## Resources

The Company's primary resources are their professional engineers, skilled workers, equipment and tools, and strategic alliances.

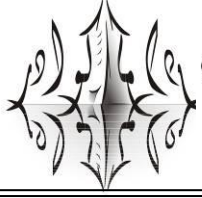
## Manpower

The overall technical manpower categories are as follows.

- Engineers :5
- Foremen / Technicians :3
- Carpenters :5
- Steel fixers :4
- Draftsmen :4
- Other / Labour : 20

Together with associated companies, the Company has all the technical manpower and financial resources to undertake and execute larger projects on time and within budget.





Selective list of projects:





Selective list of projects:

Project	Work Type	Client	Constr. Value (SR)	Year
1. Dr. sama nazer	Architectural , interior design &contracting	Dr. sama nazer	5 Million	Current
2. Dr. hasan khayat	Architectural , interior design &contracting	Dr. hasan khayat	4 Million	Current
3. Eng. Zuhair jan	Architectural design	Eng. Zuhair jan	35,000	Current
4. Eng. Hesham basaleh	Architectural , interior design &contracting	Eng. Hesham basaleh	4.5 Million	2011
5. Mr.jamal gamdy	Interior design &contracting	Mr. jamal gamdy	1.2 Million	2011
6. Henah	Construction	Al-Olaian	1.3 Million	2011
7. Space toon	Construction	Gamjoom group	45,000	2010
8. Al-huraiby fabrics	design research	Al-huraiby group	180,000	2010
9. Marble slab ice cream(al-arab mool)	design & Interiors Construction	Al-huraiby group	350,000	2010
10. Marble slab ice cream(bin hamed center)	design & Interiors Construction	Al-huraiby group	550,000	2010





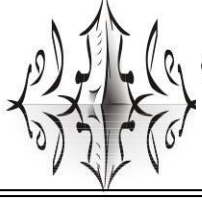
<b>Project</b>	<b>Work Type</b>	<b>Client</b>	<b>Constr. Value (SR)</b>	<b>Year</b>
11. Mr.fahad al-harby building (Jeddah)	Construction	Mr.fahad al-harby	8.4 Million	2010
12. Al naqash palace(jeddah)	Renovation & Interiors Construction	Mahdy al-naqash	8 Million	2009
13. Al majdooe palace (taif)	Interior design	Al majdooe group	15 Million	2008-current
14. Nahed sharbatly palas.	Project Management/interior& Construction	Al sharbatly group	35 Million	2008-2009
15. Al shoarbatly compound expansion	Project Management	Al sharbatly group		
16. Aqasi head quarters (alsuhaily plaza)	Interior design and Construction	Aqasi group	650,000 SR	2008
17. Self development center (jeddah)	Interior design& Construction	Al-thamarat group	1.3 Million	2007
18. Captain basodan palace	Construction & furniture	Mr. Mohamed basodan	3 Million	2006-2007
19. King Abdul Aziz University (deans & graduate studies building)	design development	King Abdul Aziz University	250 Million	2007





Project	Work Type	Client	Constr. Value (SR)	Year
20. Red sea village (VO1-A1-CLUSTER-1) in k.a.city	Design	Mubarak alauthmy&eemar		2005-2006
21. MIRADOR & EMIRATES & polo in k.a.city.	Design	turner&eemar		2005-2006
22. Mr. zainy palas (aldurrah)	Design / Engineering	Mr.hassan zainy	5.4 Million	2004-2006
23. almadhoon rec center	Construction & furniture	Dr.ibraheam almadhoon	2.2 million	2004-2005
24. selamy palace	Interior design and furniture			2004-2005
25. Conceptual design for eav city(morocco)	Design / Engineering	Al-attass company	105 Million	2004-2005
26. Al-Nahdy palace	Design / Engineering	Mr. maher alnahdy	7.2 Million	2003-2004



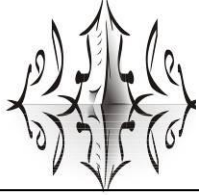


Legal documents:





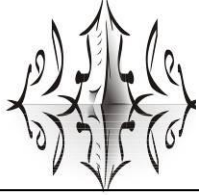




رقم الاشتراك: ١٣٢٨٧٠	تاريخ الإصدار: ١٤٣٠/٠١/١٠	الدرجة: الثالثة
<b>شهادة اشتراك</b>		
إدارة الاشتراكات والتصاديق إدارة الاشتراكات		
تشهد الفرقة التجارية الصناعية بجدة بأن مؤسسة باسم عبدالعزيز محمد اليوسف للمطارات		
باسم بن عبدالعزيز بن محمد اليوسف		
رقم السجل التجاري / الترخيص	تاريخه	مسجل لديها لعام
٤٠٣٠١٨٤٥٣٢	١٤٢٩/١١/٢٧ هـ	١٤٢٣ هـ
ينتهي سريان هذه الشهادة بنهاية العام الهجري بعاليه (انظر الخلف) وأي كسح أو تعديل بهذه الشهادة تعتبر لانيه مبطل الانتساب في حالة شطب السجل التجاري المذكور في هذه الشهادة.		
المدير التنفيذي لإدارة الاشتراكات والتصاديق: محمد إبراهيم صبيح السيلام		

Des.H.Jobah-Jcci





بسم الله الرحمن الرحيم

المملكة العربية السعودية  
شئون المهندسين  
للكاتب

لرخص مزاولة المهنة لمكاتب الإختصاص الهندسية

وزارة التجارة والصناعة  
وكالة الوزارة للتجارة الداخلية  
إدارة المهن الحرة

الهيئة السعودية للمهندسين

المهندس إستشاري المقر الرئيسي : جدة مقر الفرع : لا يوجد

رقم الترخيص : ٠/٢٣٢٦ تاريخ الإصدار : ١٤٣٠/٠٥/١٧ تاريخ الإنتهاء : ١٤٣٢/٠٥/١٧

نشهد بأن الإستشاري / باسم بن عبدالعزيز بن محمد اليوسف

الجنسية : سعودي رقم : ١٠٠١٢٢٤٣٥ تاريخ : ١٤١٣/٠١/١٢ المصدر : جدة

قد تم الترخيص له بمزاولة مهنة : إستشارات الهندسة المعمارية لإستكماله الشروط المطلوبة .

اسم المكتب : دار الكوادر الوطنية لإستشارات الهندسة المعمارية

المدير المسؤول : صاحب المكتب رقم : ١٠٠١٢٢٤٣٥ تاريخ : ١٤١٣/٠١/١٢ المصدر : جدة

بجواز الهيئة السعودية للمهندسين

في الأمم بن العمام

للمهندس صالح بن عبد الرحمن العمرو

الهيئة السعودية للمهندسين  
SAUDI COUNCIL OF ENGINEERS

وزارة التجارة والصناعة

إدارة المهن الحرة

١٤٣٠/٠٥/١٧

أني عكس أو تعديل في مدة الشهادة بأغلبها .

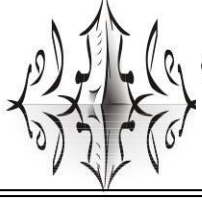
02366

حسان بن فضل عقبل

وكيل الوزارة للتجارة الداخلية

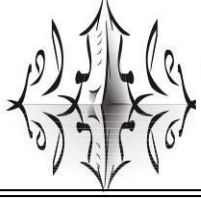
وزارة التجارة والصناعة





*ASSOCIATIONS:*





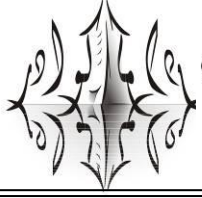
# ASSOCIATIONS



**TORA Company Ltd.**  
BUILDING CONTRACTORS • PROJECT MANAGERS  
Jeddah, Saudi Arabia

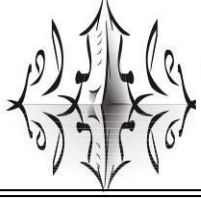






## ***1. INTRODUCTION***





## **1. INTRODUCTION**

TORA Company was constituted and established in 2006 as a construction contracting company under the Foreign Investment Laws of the Kingdom of Saudi Arabia.

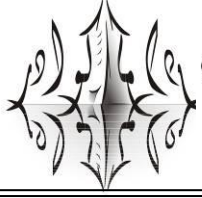
The founders and owners of TORA Company have extensive international experience in business and in the construction industry under the business name TORA Corporation.

**The license to do business in Saudi Arabia in the construction field was granted after a thorough check and verification of past and current business experience of the partners in the construction and engineering fields in the United States and Afghanistan.**

A cadre of highly qualified professional engineers with extensive local experience in building construction and project management lead and execute every aspect of the company projects.

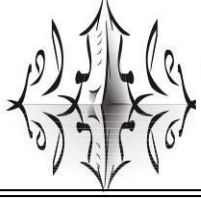
**Our experience enables us to engineer, manage and construct quality building projects within demanding time requirements and budget constraints.**





## ***2. SUMMARY PROFILE***





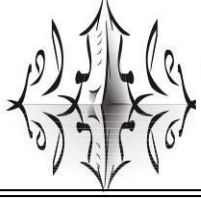
## 2. SUMMARY PROFILE

1. **Official/Legal Name** : Walillah Tora  
Contracting Company
  2. **Business Name in Saudi Arabia** : TORA Company Ltd.
  3. **Business Name in USA & Afghanistan:** Tora Corporation
  4. **Type of Business** : Building  
Construction, Project  
Management,  
Turnkey/Design-  
Build Projects.
  5. **C.R. Number** : 4030162820
  6. **Main Office** : Suite 204, Universal  
Towers, Baghdadiyah,  
Jeddah 21495
- Phone : (02) 645 2412
- Fax : (02) 645 2078
- Email Address : wtcl@yahoo.com
- Contact Person -1 : Wali Tora  
Mobile: 0557577025
- Contact Person -2 : Sayed Tora  
Mobile: 0505351021

## 7. Overseas Branches/ Representations :

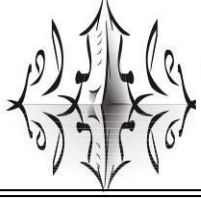
- United States of America : Suite 702E  
c/o Bauer Dermel Architects 2311 Pimmit Drive  
Falls Church, Virginia  
22043
- Phone : 703 599 9953
- Fax : 866 256 0133
- Email Address : bdermel@bauerderme  
architect.com





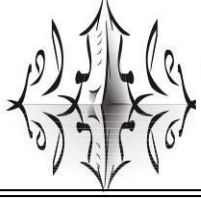
- Afghanistan : AICC Building  
TORA CORPORATION House # 91  
(LAIS Company) Shash Darak  
Kabul, Afghanistan  
Phone : 070 202054  
Fax : 070 276770





### ***3. RESOURCES***





### 3. RESOURCES

TORA Company's primary resources are their professional engineers, skilled workers, equipment and tools, and solid financial standing.

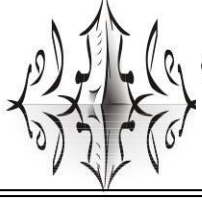
#### 3.1. Manpower

The overall technical manpower categories of TORA COMPANY are as follows.

- Engineers : 6
- Foremen / Technicians : 6
- Carpenters : 10
- Steel fixers : 10
- Draftsmen : 2
- Other / Labour : 30

Together with its associated companies, TORA COMPANY has all the requisite technical manpower and financial resources to undertake and execute large projects on time and within budget, as is demonstrated by the list of projects exhibited in the next section of this Prequalification Profile.





## ***4. LIST OF RECENT PROJECTS***





## **LIST OF RECENT PROJECTS**

TORA Company's project experience includes the company's experience in Saudi Arabia and abroad.

Additionally, the Company's top management bring with them a wealth of local construction, contracting and project management experience and expertise into the company.

Some of the recent projects by TORA COMPANY within the Kingdom and by its representation abroad are exhibited below.

<b>Project</b>	<b>Work Type</b>	<b>Client</b>	<b>Constr. Value (SR)</b>	<b>Year</b>
27. Villas and Apartments in Housing Compound, Shuaibah	Construction (In association with MMLC)	SWEC	98.4 Million	Current
28. Rajhi Bank Main Branch in Madinah	Construction	Al – Rajhi	9.8 Million	Current





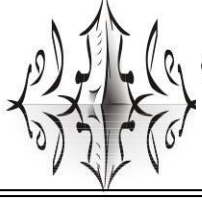
29. Extensions to Plastic Container Factory in Jeddah	Engineering & Construction	The Savola Group	1.3 Million	2007
30. Four story Office Building at Tahlia Street area in Jeddah	Skeleton Construction	(Private)	1.2 Million	2007
31. Private Villa in Mohammadiyah, Jeddah	Renovation & Extension	(Private)	0.8 Million	2007
32. Al Ammari Offices Refurbishment in Jeddah	Renovation & Interiors Construction	Al- Ammari	0.5 Million	Current
33. Workers Accommodation in Al-Khumra, Jeddah	Turnkey	Hill Metals	4.1 Million	2007
34. Warrenton Public Hospital extension in Virginia, USA	Project Management	Waranton Hospital	150 Million	2004-2005
35. GWU Hospital in Washington DC, USA	Project Management	Gorge Washington University	300 Million	2004-2006
36. Shopping Plaza in Kabul, Afghanistan	Turnkey Construction	(Private)	33 Million	2007





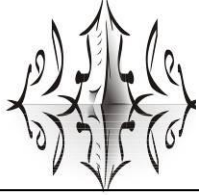
37. Housing Compound in Kabul, Afghanistan	Turnkey Construction	Chamber of Commerce & Industries	22 Million	2005-2006
38. Military Vehicles Parking Facility in a military base, north of Kabul, Afghanistan	Turnkey Construction	Afghan National Army	1.3 Million	2004-2006
39. Rehabilitation of Main Airport Road in Kabul, Afghanistan	Construction	Ministry of Public Works	10.8 Million	2006-2007
40. McDonalds Stores in the Western Region, KSA	Design / Engineering	Reza Food Services	4.7 Million	2006-2007





## ***5. TORA Company's LEGAL DOCUMENTS IN KSA***





رقم : ( ١١٢٠٢١١٣٣٥ )  
تاريخ : ١١/٣٧/١٤٤٢ هـ  
الموافق : ٢٥/١١/٢٥ م

مدة الترخيص سنة واحدة قابلة للتجديد

تاريخ الترخيص : تعديل للترخيص رقم ( ١/١٨٥ ) وتاريخ ( ١٢/٢/١٤٣٦ هـ ) .  
اسم المشروع : شركة ولي الله سيد توره وشركاه لمقاولات المباني . ( ٦٠١٠٨٦ )

الو.ج : جدة  
ص.ب : ٢٢٤٨٧

الكيان القانوني : شركة ذات مسؤولية محدودة  
الرمز البريدي : ٢١٤٩٥

رأس المال : [ ٥٠٠.٠٠٠ ] خمسمائة ألف ريال .  
البانك : ٠٥٥٧٥٧٧٠٢٥/٦٤٥٢٤١٢ الفاكس : ٦٤٥٢٠٨٧

اسم صاحب / اصحاب الترخيص  
ولي الله سيد توره  
حميد الله سيد توره  
سيد فضل الله توره

الجنسية  
الولايات المتحدة الأمريكية  
الولايات المتحدة الأمريكية  
أفغانستان

الحصة  
٪ ٤٠  
٪ ١٥  
٪ ١٥

اسم صاحب / اصحاب الترخيص  
عبد الله سيد توره  
سيد جنيد الله توره

الجنسية  
أفغانستان  
أفغانستان

الحصة  
٪ ١٥  
٪ ١٥

الشروط : تنفيذ عقود مقاولات إنشاء وصيانة المباني . الرمز ( ٥١٢٥٢١ ) .

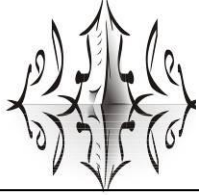
جديد بتاريخ : ١١/٣٧/١٤٤٣ هـ  
ينتهي بتاريخ : ١١/٣٧/١٤٤٣ هـ

هاني موفق حافظ  
002



[illegible]





رقم الإستراك:	١١١٢٨٨	رقم الإستراك والتصاديق	٤٠٣٠١٦٢٨٢٠
تاريخ الإصدار:	١٤٣١/٠٢/١٢	تاريخه	١٤٣٧/٠٦/١٣
الدرجة:	الثانية	مستجلاً لديها لعام	١٤٣١
شركة ولي الله سيد تورة وشركاه لمقاولات المباني المحدودة		رقم السجل التجاري / الترخيص	
محدودة اجنبية		٤٠٣٠١٦٢٨٢٠	
تشهد الغرفة التجارية الصناعية بجدة بأن		المدير التنفيذي لإدارة الإستراكات والتصاديق	
مختصة		محمّد إبراهيم عبد السلام	
ينتهي سريان هذه الشهادة بنهاية العام الهجري بمآليه (نفس الخلف) ولي كشطاً أو تمصيل بهذه الشهادة تعتبر لاغية		يختم الإنساب في حالة شطب السجل التجاري المذكور في هذه الشهادة.	