

## HTJ PROJECT MANAGEMENT BUILDING

HTJ will manage your construction project according to the mutually agreed authorisation.

We always operate as the protector of your interests, and as your representative towards the designers, contractors and other parties essential to the construction.

Our protection of interests and project management services extend from the pre-planning of an investment to the hand-over and maintenance of a completed real estate, in other words, we function as the clients trustee throughout the entire construction project. We enable our client to concentrate on his own business.

During the preparation phase for an investment decision of a construction project, we offer our project planning and cost planning services for the creation of a successful and realistic investment decision. Our staff's wide experience and up-to-date knowledge of various special features, costs, and market situation of various construction projects provide the best possible conditions for the success of the project right from the start.

We perform traditional construction management tasks with expertise, from preliminary clarifications to building start-up and maintenance. During the planning phase of a construction project and the preparation phase of the construction, we ensure that the end result matches the client's requirements, and the project is a technical, financial and schedule success with the help our planning control and the implementation form best suited to the situation. We guide the planning according to financial and technical goals, taking into consideration the building's life cycle costs

When choosing the implementation forms, the competence and experience our company's staff enable the use of any implementation form. During the construction preparation phase we arrange a bidding competition for the contractors, and prepare the contracts. We handle construction management and site supervision duties.

Our project management services include services listed in the Project Management Scope of Work RAP 95 (RT 10-10575).

A construction project consists of chronologically sequenced phases which are:

- preliminary planning,
- design preparation,
- planning,
- construction preparation,
- construction and guarantee period.