Noura Al Sayegh

Construction Project Director

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Live campus delivery outcomes

SAR 420m expansion — Programme and package accountability across four occupied buildings.

Six weeks recovered — Utilities work resequenced with two client-approved shutdown windows.

Three buildings handed over — Accepted before term with witness tests and handover records.

Summary

Contractor-side construction director for live campus, healthcare and mixed-use developments in the Gulf. Owns programme, package interfaces and client reporting from mobilisation to phased handover. Leads critical-path decisions where occupied operations and essential services must continue.

Experience

2020-04 – Present **Construction Project Director**
Darbline Construction

- Directed phased delivery of a SAR 420m campus expansion, accountable for programme, package interfaces and client reporting across four occupied buildings.
- Recovered six weeks on the utilities path by resequencing civil and mechanical packages and securing client approval for two planned shutdown windows.
- Handed over three buildings ahead of the teaching term after coordinating witness tests and release of fire, accessibility and asset records.
- Governed six long-lead packages. Agreed decision dates with package managers and commercial leads, working back from installation through logistics, fabrication, submittals and design release.
- Separated student and delivery routes. Met client facilities fortnightly and moved two disruptive activities outside examination weeks.
- Reported approved baseline changes and forecast risks separately to client leadership each month. Assigned package leads to substantiate proposed mitigations.
- Led readiness reviews with commissioning, facilities, quality and safety. Agreed the witness-test sequence and identified exceptions requiring explicit client acceptance.

2013-06 – 2020-03 **Senior Project Manager**
Sandspan Projects

- Delivered a six-storey healthcare shell. Coordinated contractor access around the adjacent operating clinic and resolved service diversions with site and client teams.
- Led the contractor team for a mixed-use podium and service yard. Coordinated design, tracked material approvals and distinguished unresolved interfaces from installed quantities in weekly reviews.
- Replanned steel erection when connection revisions affected a shared lifting area. Tested changes with the logistics lead and structural consultant before agreeing the revised sequence with affected trades.
- Led a facade mock-up review with client and consultant. Assigned corrections for sealant interfaces, access points and adjoining waterproofing.
- Used package drawing and change logs to resolve design decisions before the six-week programme review. Kept unapproved work in a separate register for instruction and measurement.

Experience (continued)

2009-09 – 2013-05 **Construction Manager**
Amber Span Civil Works

- Supervised daily operations for substructure and infrastructure works across two compounds. Coordinated concrete production, inspections and haulage around site access constraints.
- Reviewed temporary works and lifting documents with the engineers responsible for approval. Coordinated the booking of independent inspections before planned work fronts could be released.
- Maintained a combined register of concrete pours, test results and quality observations. Confirmed actions with the site engineer before closing each week's progress report.
- Planned package information for site engineers and foremen. Identified requests for information that affected material release and escalated them before they reached the fabrication stage.

Education

2009 **MEng Civil and Structural Engineering**
Red Sand Institute of Engineering

Project study examined construction phasing and temporary access planning for a site adjoining an operating public building.

Professional training

Project controls leadership programme · Gulf Project Controls Institute · 2021
Critical-path analysis, package change control and executive reporting.
Live construction safety leadership workshop · Sandspan Projects · 2018
Internal training in plant and pedestrian separation, outage planning and escalating control failures.

Skills

Project leadership: Programme recovery, Package interface management, Project risk and governance, Client and consultant reporting

Delivery and handover: Live-site phasing, Utility shutdown planning, Commissioning coordination, Witness testing, Asset and handover records

Commercial coordination: Long-lead package procurement, Change and instruction tracking, Subcontractor reviews, Programme and cost reporting

Project recognition

Delivery team recognition · Darbline Construction · 2025
Internal project recognition for coordinating acceptance and maintenance records ahead of occupation while maintaining the agreed separation of students and construction traffic.

Projects

2023 **Campus utility outage and handback plan**
Campus expansion programme

Prepared the client decision pack after evaluating three outage options with the utilities team. Defined temporary coverage for essential services, witness testing and what would trigger restoration to the existing system.

2025 **Handover evidence and defect ownership**
Darbline Construction

Linked remaining acceptance points to zone, system and owner with supporting test evidence. Agreed a weekly closure review with facilities and documented items to monitor after occupation.

Languages

Arabic · English