



ARIF KHATRI

CIVIL ENGINEER (GL)

CONTACT

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BASIC DETAILS

- Date of Birth : 2nd June 1975
- Marital Status : Married
- Languages : English, Hindi, Marathi
- Nationality : Indian
- Personal Strength : Hardworking,
Honest, & Experienced

KEY SKILLS / AREA OF EXCELLENCE

- Due Diligence
- Subcontractor Negotiations
- Attention to Details
- Purchase Contract
- Construction Finance Control
- Design Team Coordination
- Sales Team Coordination
- Advanced Visualization In Services
related issue during execution(MEP)
- Projects Pro Forma
- Infra Projects Visualization (Roads &
Bridges Development)

COMPUTER SKILLS

- Proficient in ERP/SAP Systems
- Advanced skills in Power Point,
MS Excel, & MS Word

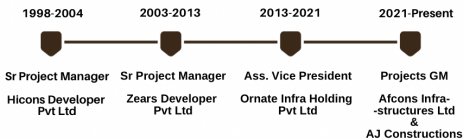
PROFILE

Results-oriented Project Management Professional with over two decades of expertise in overseeing High Rise Buildings, Shopping Malls, Commercial, Industrial, and Infrastructure projects. Demonstrated success in strategic construction plan development, efficient operations management, meticulous client coordination, and precise contract administration. Proficient in steering diverse projects, ensuring stringent quality standards, safety compliance, and timely project delivery.

EDUCATION

- Project Management Professional (PMP)** 2022
Project Management Institute
- Post Graduate Program in Project Management** 2016
UMassAmherst, Simpli learn
- Bachelor In Civil Engineering** 2012
Scholar Institute Of Management & Technology (New Delhi)
- Diploma In Civil Engineering GL** 1992
Karnataka University

CAREER TIMELINE (Recent 4 Associations)



CAREER EXPERIENCE

- I am deeply committed to fostering the growth and development of industrious and talented individuals, particularly the youth, by providing opportunities that not only benefit them individually but also contribute to the overall success of the organization.
- Furthermore, I emphasize the significance of cultivating a culture of excellence through robust teamwork. I firmly believe that a cohesive and proficient team is instrumental in achieving organizational goals in a timely manner. Through my career, I have witnessed the transformative power of collaboration, where a strong team synergy not only enhances productivity but also ensures the successful attainment of objectives.
- In conclusion, my professional philosophy revolves around the dual pillars of empowering individual potential and fostering a collaborative team environment, both of which are crucial for achieving sustainable success and growth for both individuals and the organization as a whole.

PROFESSIONAL EXPERIENCE

➤ Afcons Infrastructure Ltd & AJ Constructions: *Projects GM*

2021-Present

Overseeing the construction of bridges at Sea Wood using various methods, including precast bridge construction, cast in-situ bridge construction, balanced cantilever bridge construction, incremental launching bridge construction, cable-stayed bridge construction, arch bridge construction, advanced shoring bridge construction, and asphalt road work.

Responsibilities include:

- Ensuring successful, on-schedule, profitable, and high-quality completion of multiple projects from inception to conclusion.
- Preparing and submitting monthly progress billings, analyzing various expenses, tracking change orders, and ensuring a constant positive cash flow.
- Coordinating logistics for entire projects, including materials, equipment, and workforce.
- Liaising with site supervisors, architects, consultants, sub-contractors, and owners to maintain good relationships and healthy communication, resolving issues efficiently, and achieving project goals.
- Negotiating material/equipment price increases with suppliers and securing pricing for the entire project duration."

➤ Ornate Infra Holding Pvt Ltd *Assistant Vice President*

2013-2021

Successfully oversaw the handover of approximately 80.00 lakh sq ft of projects across various locations in Mumbai/Maharashtra. Initially jointed as a project manager, I managed the site execution of low-budget housing projects and high-rise building projects, overseeing the entire process from plot demarcation to project completion.

In 2015, I earned a promotion to Assistant Vice President, embracing the challenge of increased responsibilities. Ensuring precise project progress in alignment with targeted timelines depicted in bar charts, I coordinated effectively with contractors. My responsibilities included:

- Coordinating with structural consultants and other appointed consultants for project drawings, revisions, progress, and joint site visits for critical problem-solving.
- Overseeing the smooth functioning of the engineering division from project planning and commencement to handing over to the sales department/client, emphasizing quality and cost considerations.
- Verifying project layouts, building layouts, strata, and other survey reports, ensuring their accurate implementation on-site.
- Settling rates, bills, and final bills through written communication with contractors, with periodic reporting to concerned directors about project progress, working difficulties, budget sanction, cost economy concepts, staff requirements, contractor and consultant efficiency, suggested modifications in work and systems, departmental issues, and new system implementations.
- Advising management on new ideas, development, and economic strategies, and managing their practical implementation through project engineers.

- Updating documents with information and analyzing data.
- Transmitting all management decisions and information to site staff and concerned office staff.
- Maintaining overall control over the working of all engineering division staff, encouraging maximum output.
- Ensuring overall control over the quality of work in all projects.
- Approving procedures and systems proposed by project engineers to maintain testing norms for each material.
- Coordinating with all relevant departments such as Sales, Accounts, Legal, Personnel, Architecture, and all engineering divisions for quality construction and timely possession.
- Arranging preventive safety measures at all construction sites.
- Organizing regular staff meetings and conferences to discuss work programs, quality of work, new system suggestions, and efficiency evaluations of individuals and contractors.
- Extending help to site staff to avoid/resolve any misunderstandings or frictions that may develop between site staff and working contractors.

Additional responsibilities included overseeing the construction of the owner's personal farmhouse in AliBaug, Maharashtra, and the Penthouse at Lodha Bellissimo in South Mumbai, both of which were successfully completed.

Works of the Farmhouse included the construction of three different building structures with international design amenities, a home theatre, recreation area, massage room with spa, swimming pool with Jacuzzi, horticulture (plants), golf course ground, multipurpose ground, drip irrigation system, kitchen garden, and road development spanning approximately 3 km.

Work on the Penthouse with a swimming pool involved handling high-end interior work covering an area of approximately 3700 sq ft. This included coordinating with Talati Architect and the team, purchasing the finest fittings, furniture, Italian marbles, Onex marble at an international level, and checking the quality of work, vendor, and contractor bill certification.

Achievements

In 2017, I was recognized for the best leadership and for building a team of hardworking employees. I also led the team as a skipper in the Engineer Premier League (EPL) CRICKET, where we were the Runner Up in 2017 with 16 top real estate and consultant teams participating.

In 2018, our team emerged as the Final Winner in the EPL CRICKET, with a total of 18 top real estate and consultant teams participating, and I continued to lead the team as a skipper."

➤ Zears Developer Pvt Ltd *Senior Project Manager*

2003-2013

Managed projects including LINK SQUARE Shopping Mall in Bandra (W) with an approximate construction area of 2.5 lakh sq ft, featuring 3 basements, ground floor, and 3 floors with a Post-Tension Structure. Additionally, oversaw the finishing work of HVAC VRV System and Plumbing Installation, including the commissioning work for top restaurants like Global Fusion and China Gate.

Handled a 1.2 lakh sq ft Tower project at Pali Bandra, comprising 2 basements, ground floor, and 16 stored floors. Responsibilities encompassed the entire process, from purchasing the existing building allotted for demolition, evaluating the salvage value of the existing structure, and executing construction activities..

This involved shore pile usage, plot demarcation, and the construction of an R.C.C Post-Tension Structure with complete fit-out, including utilities and services

Managed Tower projects with similar scope as the mall work, ensuring seamless handover upon project completion.

Additionally, assumed responsibilities for executing farmhouse work at Karjat, including:

- Construction of a wooden LOG House with international-level amenities.
- Plot development, horticulture plant implementation, kitchen garden establishment, and the installation of a drip irrigation system.
- Construction of a pet house and domestic animal shed, providing excellent facilities for feeding systems and ensuring cleanliness in the surroundings.
- Establishment of a servant quarter."



Hicons Developer Pvt Ltd
Senior Project Manager

1998-2004

Managed various projects and successfully handed over approximately 7.00 lakh sq ft of projects, including a commercial building. Oversaw projects from initiation to handover, maintaining a similar profile as in the previous company.

Brief details of work with the organizations involving basic construction activities & roles

1. SPARC Company NGO: Working period 1996 to 1998 on PAP Projects (As a Senior Site Engineer).
2. Rajender Builder: Working period 1995 to 1995 (As a Site Engineer).
3. Maredia Developers: Working period 1994 to 1995 (As a Site Engineer).
4. Ashiyana Construction Contracting Firm: 1993 to 1993 (As a Junior Engineer).

***CURRENT CTC (15.00Lakh Per Annum)**

SUMMARY

Accomplished Construction management with a proven track record in orchestrating and optimizing operations throughout the construction lifecycle. Expertise spans strategic planning, comprehensive design implementation, and seamless project execution. A visionary leader dedicated to steering construction projects towards success by integrating innovative plans and designs into streamlined operational frameworks.

As an execution-driven project management professional, I bring extensive experience and expertise in overseeing a diverse range of projects, including High Rise buildings, Shopping Malls, Commercial spaces, Industrial facilities, School hostels, High-End Interiors fit-out, and Highway Asphalt Road or CC Road projects. With a proven track record in successful construction plan development and operations management, I excel in handling client coordination, contract administration, overall project and schedule coordination, and the design and administration of the construction process. I effectively manage contractors to ensure quality, ongoing production, and safety compliance, while also supporting high-priority projects to minimize the bottom line.

~ARIF KHATRI