



October  
**2013**

# YARZE 3244

## Progress Report

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# 1.

## a. INTRODUCTION

The progress report is an assessment that takes place during a project or process that conveys details such as what sub-goals have been accomplished, what resources have been expended, what problems have been encountered, and whether the project or process is expected to be completed on time and within budget.

It is intended to be a proactive decision- making document; a separate section on actions and alerts has been highlighted for each action along the due dates.

This report also provides a streamlined analysis of the actual, planned and forecasted events of the project.

The executive summary will provide brief information on the project status.

The general progress overview will provide details on progress achieved to date on the project. The progress that is reported encompasses time, cost, quality, risk, scope, procurement, resources, and safety management.

## b.PROJECT BRIEF

**YARZE 3244** is beautifully located on a property with an exceptional view on Southern Beirut. It provides luxurious services as the roof is transformed to a private pool with an exceptional panoramic view.

Located in one of Beirut's high-end suburbs – Yarze - , it is a villa-like, two buildings four-storey each perfectly integrated within a high-density tree plantation area. Each RDJ benefits from a private garden and terraces on different levels.

Below are some of the project's exterior views:

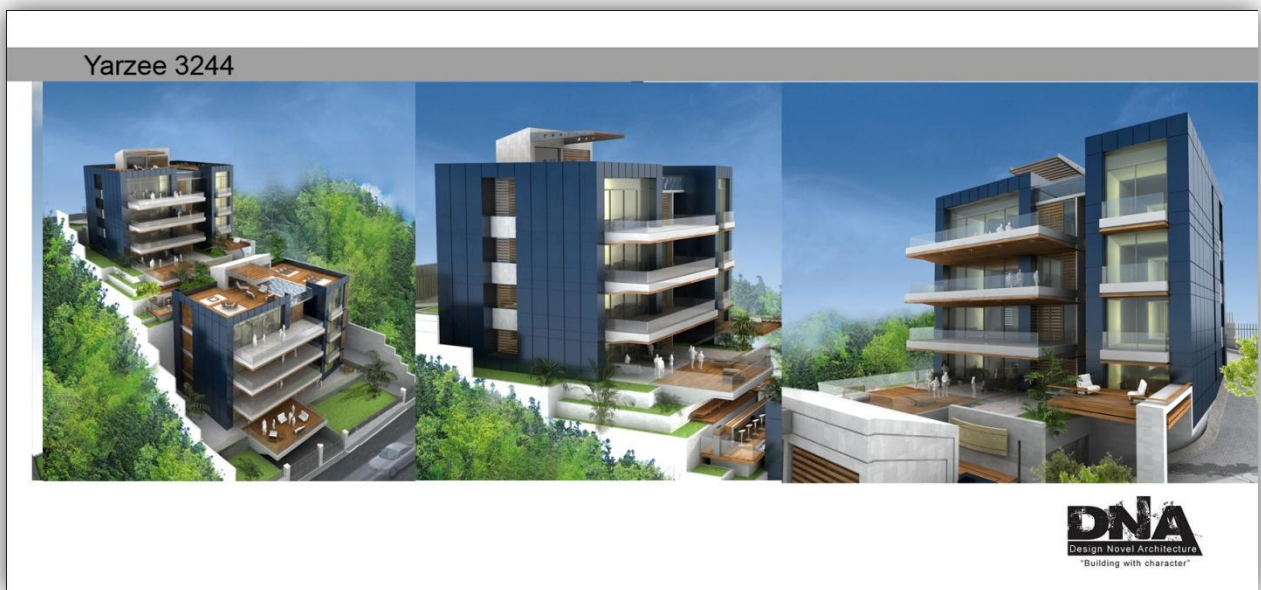




Figure 1: Yarze 3244 / Blocks A & B / Consultant: DNA



**arze**  
3244

RDJ Apartment 249m<sup>2</sup>

Terraces = 280 m<sup>2</sup>  
Cave 7m<sup>2</sup> + 3 parkings

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**DNA**  
Design Novel Architecture  
Building with Character

**B-01**

**arze**  
3244

B-02 RDJ Apartment 307 m<sup>2</sup>

Terraces = 314 m<sup>2</sup>  
Cave 10.2m<sup>2</sup> + 3 parkings

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**B-02**





**arze**  
3244

SS-01

Architecture & Consultancy  
**DNA**  
Design Novel Architecture  
"Building with character"

**B-02**

**arze**  
3244

SS-01

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"Building with character"

**B-01**



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B-01 typical Apartment 246m<sup>2</sup>

Terraces = 57 m<sup>2</sup>  
Cave 7m<sup>2</sup> + 3 parkings

3rd Floor  
2nd Floor  
1st Floor

**B-01**

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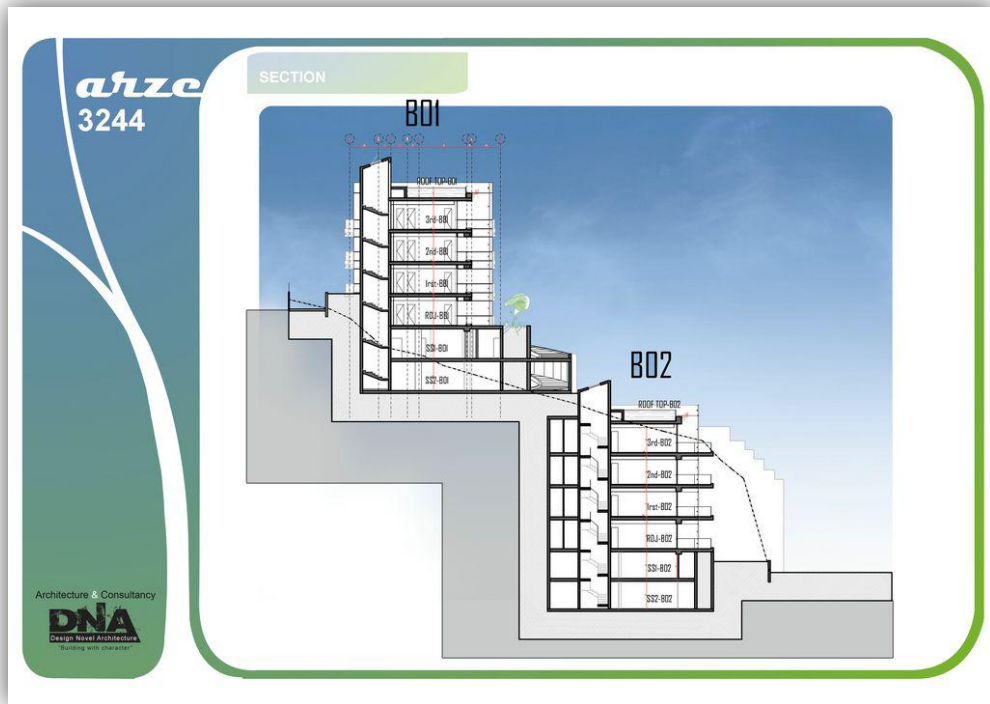
B-02 typical Apartment 310.5m<sup>2</sup>

Terraces = 55 m<sup>2</sup>  
Cave 10.2m<sup>2</sup> + 3 parkings

3rd Floor  
2nd Floor  
1st Floor

**B-02**

Architecture & Consultancy  
**DNA**  
Design Novel Architecture



## PROJECT PARTICULARS

<b>Project Title:</b>	Yarze 3244	YAR
<b>Location:</b>	Beirut, Lebanon	
<b>Owner:</b>	BA Yarze 3244	BA
<b>Developer:</b>	Ideal Development	ID
<b>Main Contractor:</b>	Dolmen Contracting	DC
<b>Consultant:</b>	DNA	DNA

## c. EXECUTIVE SUMMARY

### PROJECT CONSTRUCTION MAIN DATA

<b>Project name</b>	
<b>Project Budget</b>	3,000,000 \$
<b>Project Start Date</b>	February 2012
<b>Project Finish Date</b>	---
<b>Project Duration</b>	487 days
<b>Days Elapsed</b>	---
<b>Percentage Of days elapsed</b>	---

<b>DESCRIPTION OF WORKS DONE</b>		<b>Qty</b>
<b>No.</b>	<b>WORKS</b>	<b>.</b>
1	Block A, 80% electricity done in Basement 1 and 2	
2	Block B Concrete done except for the ceiling of last floor	
3	Block A Concrete done except for last ceiling	
4	80% of the road DST is done	

## d.PROGRESS PHOTOGRAPHS

The following section provides some indicative idea on progress of works that were conducted by the main contractor.

They are not necessarily demonstrating all activities of works that were carried out during the period of the report.









