



design | engineer | manage



A dedicated project design, engineering  
and management service delivered by  
passionate professionals



# Prague, Mixed-use

Project Construction Value €135 million





# Malta, Bahia Restaurant

Project Construction Value €950,000

QP is driven by a dedicated team of talented and passionate professionals with a flair for designing, engineering and building standout properties that complement their environment and enrich the communities they serve.

We care about the planet, and it is our dedication to natural resources that inspires us to create structures and landscapes that are innovative, functional, sustainable and aesthetically unique.

We want our creations to evolve with their surroundings and approach every project with an unerring determination to leave the location a little better than we found it. That's how we make our mark.



## Our Mission | Our Vision

# Malta, Commercial

Project Construction Value €165 million





# Who We Are

From our humble beginnings in 1980 as a projects division to the Corinthia group of companies, QP has today established itself as a leading consultancy firm in its own right specialising in the design, engineering and management of construction, infrastructure and environmental projects.

Based in Malta but with activities in several countries, we are one of the few companies that can handle a project – no matter how big or small – from conception stage right through to handover.

Our diverse portfolio of international clients not only have access to a vast array of services through a single point responsibility, but they also benefit from an unparalleled passion for detail and commitment to deliver the highest specifications.





# Tripoli, Mixed-Use

Project Construction Value €320 million





International projects undertaken by QP over the past 40 years have been diverse in size and context – ranging from feasibility studies, master plan proposals and infrastructure projects, to individual residences and detailed design of interiors and fittings. We adopt a bespoke approach to each and every project, meaning our clients get exactly what they want, when they want it, how they want it.

We pay painstaking attention to detail and ensure that our projects are delivered on time and on budget. Our integrated set-up, combining our design, engineering and management expertise, means that the process is seamless for our clients, giving them complete peace of mind that their development is in the best hands.

**Realising any project in a successful manner, no matter the size and complexity, requires creativity, organisation and attention to detail. This is our service promise.**

We know that QP is nothing without its people, which is why we have gone to great lengths to assemble an award-winning team of skilled, experienced and motivated professionals who gel together to provide an array of multi-disciplinary professional and technical services under one roof. Our architects and engineers, supported by other technical professionals, assess project feasibilities and provide design and management direction.

Such is our client-focused and relationship-driven approach, that we become an extension of our clients' office to deliver a level of service that one might only otherwise expect from an in-house team. We also untiringly strive to innovate and design better buildings that are not simply aesthetically pleasing, but also deliver attractive returns to owners or developers. We do this by skilfully crafting design solutions to unlock the maximum potential of a project.

Collaboration is key to everything we do. By involving all disciplines – from concept design to planning to construction – we are able to tailor a project to a client's specific needs. We have the added advantage that each member of our team is certified and accredited, which means we are always at the cutting edge of the industry.



## Our People.



Our team members are recognised

Royal Institute of  
British Architects

Institute of  
Structural Engineers

Chartered Institute of  
Building Services Engineers

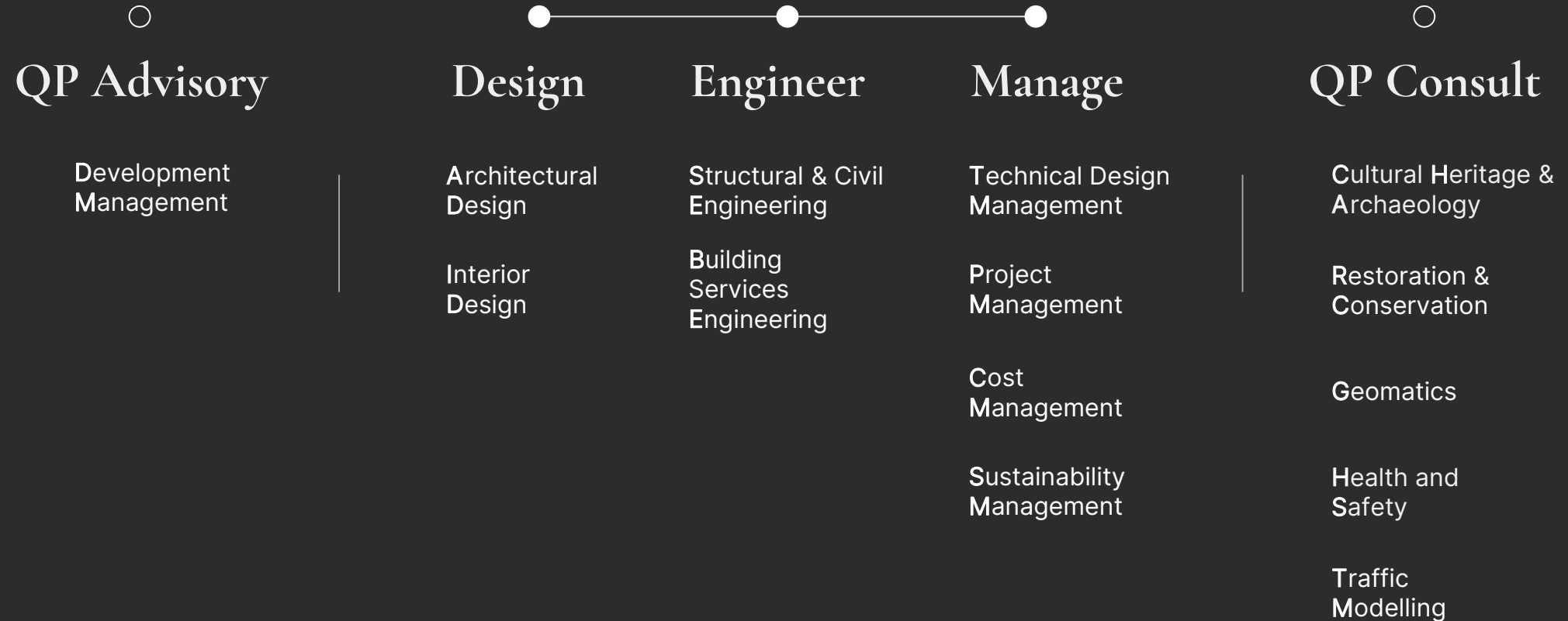
Royal Institute of  
Chartered Surveyors

An architectural rendering of a modern, multi-story building complex. The main building is a curved, multi-story structure with a prominent curved facade and balconies. It is surrounded by a landscaped area with palm trees, other greenery, and a large, shallow water feature in the foreground. The sky is clear and blue. The text 'SmartCity Malta, The Shoreline' is overlaid in the top right corner, with a small circle icon to its left. Below the main title, the text 'Project Construction Value €200 million' is displayed.

# SmartCity Malta, The Shoreline

Project Construction Value €200 million

# Broader Capabilities



Bespoke and integrated solutions



# Management Systems

## Electronic Document

Construction, infrastructure and development projects invariably generate a huge amount of information and documentation. Since interdisciplinary collaboration is key to our success, QP implements an electronic document management system to streamline our workflows more efficiently guaranteeing compliance with global standards.

## ISO 9001:2015

Since quality is everything, we have developed a structured management system in accordance with the requirements of ISO 9001:2015 Quality Management System Standard. This governs our operations in design, engineering and management activities. Setting up an appropriate quality management system through which products, services, processes and systems are managed in-house allows us to ensure consistently high quality across the board.

## Building Information Modelling

We generate and manage a digital representation of the physical and functional characteristics of a building from the earliest conceptual stages so that our clients are able to make informed decisions that save time and money as well as track the project against predicted and measured performance objectives.

## Environmental Classification

As a licensed BREEAM organisation with certified staff, QP uses this assessment method to evaluate the environmental performance of buildings. We also work alongside LEED accredited professionals to offer an internationally recognised certification system that measures how well a building performs across all assessment metrics, including resource efficiency, CO2 emissions reduction, improved indoor environmental quality and wellness.





Malta,  
Aviation Maintenance  
Centre

Project Construction Value €5 Million

# Critical Success Factors

## Value Engineering

Quality, reliability and safety are paramount. To produce the best product at the lowest possible cost, we carry out a detailed analysis at the outset of every project focusing on design, structure, systems and equipment. We get involved at an early stage with key decision-makers to ensure that potential delays to our clients' projects are eliminated or kept to an absolute minimum.

## Quality

We never compromise on quality, and our rigorous processes leave no stone unturned to ensure quality is present and checked at every stage of the project cycle. We consistently aim to deliver the best service possible and benchmark our performance against a set of established quality principles. Clients can set their minds at rest that they are getting nothing but the very best in every possible aspect of their project.

## Compliance with Brief

We are acutely aware that a project's success or failure often depends on market conditions, which is why we research and evaluate a development long before putting pen to paper. Our proposals, therefore, take account of the particular characteristics of a site's location and are supported by a feasibility study on the cost and potential return. This enables our clients to make an informed decision on their investment.

## Minimisation of Claims

Managing risk is a strategic exercise. We believe it is important to involve our key stakeholders as early as possible in identifying risks and analysing the probability of occurrence. In every project we undertake, we continuously seek to minimise threats to acceptable levels and to implement a set of rigorous standards for the project team to follow in order to ensure a successful and safe outcome.







# Malta, International Logistics Hub

Project Construction Value €65 million



# Our Reach

## Europe and Asia

Belgium | Czech Republic | Hungary | Italy  
Malta | Poland | Portugal | Romania |  
Turkey | Ukraine | United Kingdom

## Gulf

United Arab Emirates | Jordan | Oman  
Saudi Arabia | Qatar

## North Africa

Algeria | Egypt | Morocco | Libya  
Tunisia

## Sub-Saharan Africa

Ethiopia | Gambia | Ghana | Kenya  
Nigeria | Sudan





○ London,  
Corinthia Hotel

Project Construction Value  
€150 Million



○ Athenaeum Spa,  
Malta

Project Construction Value €6 million



# Added Value Proposition



We provide a  
**Single-Point  
Responsibility**



We work with  
**Tailor-Made  
Project Scoping**



We are bespoke and have the  
**Flexibility to  
Collaborate**



We provide adequate  
**Professional  
Indemnity**





Work Stream #1  
Building a design process



Work Stream #2  
Building an engineering process



Work Stream #3  
Building a management process





# Our Process

Stage 0  
**Strategic  
Definition**



Stage 1  
**Preparation  
and brief**



Stage 2  
**Concept  
Design**



Stage 3  
**Developed  
Design**



Stage 4  
**Technical  
Design**



Stage 5  
**Construction**



Stage 6  
**Handover and  
Close out**



Stage 7  
**In use**



Our professional and technical teams will work together with you across all phases in specific work streams to ensure specific tasks are carried out seamlessly and in a coordinated manner and in the context of your wider project objectives.



Tigne Point  
Mixed-Use, Malta

Project Construction Value €400 Million





# Optimising Real Estate

Our involvement on real estate development management is one which focuses on the business needs of the project and aims to deliver a cost-effective proposition which enables the real estate stakeholders to make informed decisions on the technical, commercial and financial aspects of the project.

We have acquired vast experience in supporting the development of real estate for investment and are able to offer high-level strategic development management. This enables organisations to manage their real estate in a sustainable manner, optimise property use and minimise risk and expenditure during the course of their ownership, maximising the return on investment.



## Land Owner

INITIATE



## Developer

IDEATE



## Financer

FUND



## Operator

UTILISE





# Our approach to Design and Engineering

Aligned with the master programme of works and forming part of wider design management plan, the immediate initial objective is for the project design team to establish and agree on defining tangible deliverables.

Where the ultimate objective remains that to complete a fully detailed and coordinated design.

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Collaboration

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Strategy

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Programme

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Clash detection

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Buildability and risk mitigation



# Hotel Astoria, Brussels

Project Construction Value €65 Million





THIRD PARTY PROPERTY

# Manoel Island Master Plan, Malta

Project Construction Value €450 Million





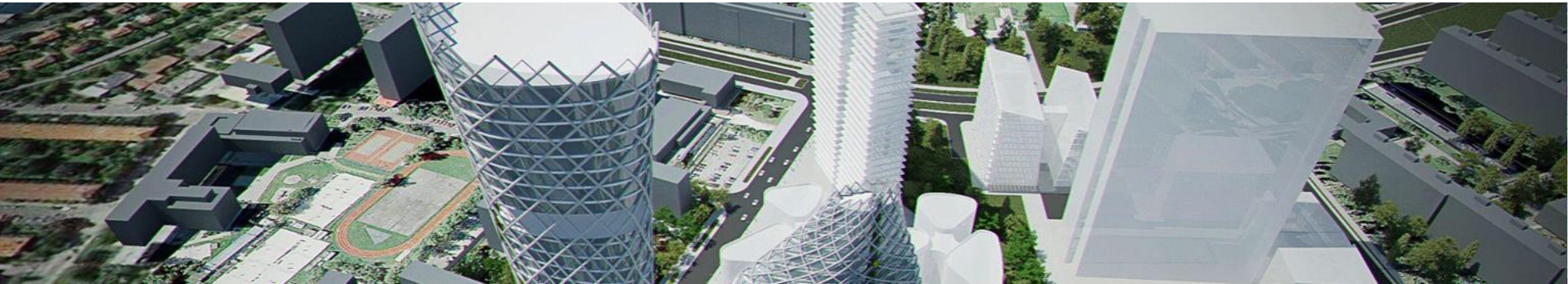
# Project Procurement Methodology

In assisting the client to meet his specific needs, we adapt a macro overview of the development scheme that constantly seeks to appreciate the project within its wider organisational context.

**Project  
Concept**  
RIBA Stage 1-2

**Design &  
Procurement**  
RIBA Stage 3-4

**Project  
Delivery**  
RIBA Stage 5





# The Oasis, Malta

Project Construction Value  
€110 Million



# Development Management

We have acquired vast experience in developing real estate for investment and are able to offer high-level strategic development management. This enables organisations to manage their real estate in a sustainable manner, optimise property use, and minimise risk and expenditure during the course of their ownership. Our customised approach to designing, engineering and implementing development management also enables owners to maximise the return on their investment.

We carry out a strategic assessment of real estate and infrastructure development proposals and create a framework for funding through instruments that include private equity as well as public private partnerships (PPPs). Our aim is to establish long-term collaboration between the land owner, developer and investor.

INVESTMENT AND BUSINESS STRATEGY  
DEVELOPMENT MANAGEMENT STRATEGY  
DEVELOPMENT FEASIBILITY STUDIES  
HIGHEST AND BEST-USE ANALYSIS  
BUILD-TO-SUIT DEVELOPMENT STRATEGIES  
MASTER PLANNING AND PROJECT BRIEFS  
DEVELOPMENT AND CONSTRUCTION FINANCING  
ADVISORY SERVICES AND MANAGEMENT



*New Cairo Development, Egypt.  
In response to in-depth market  
and opportunity analysis an  
optimised development scheme  
was produced for a private  
client seeking to maximise  
returns from their real estate  
investment.*

# ○ Architecture

For us, architecture is about creating distinctive environments inspired by innovative design. We offer sophisticated, sensitive and timeless solutions that complement the environment and reflect our distinct understanding of form and function. Our architectural design team may be involved with a diverse array of international urban and building projects, but our ultimate goal remains the same: to create iconic buildings and spaces.

By pooling their creative and practical thinking at the outset of a project, our architects and engineers come up with individual, integrated and sustainable solutions. The locations we operate in, and their individual cultures, are hugely important to us and enable QP Management to create inspirational environments.

- ACCESS AND INCLUSIVE DESIGN
- BUILDING DESIGN
- BUILDING INFORMATION MODELLING
- CHANGE MANAGEMENT
- DEVELOPMENT INFRASTRUCTURE
- ERGONOMICS AND HUMAN FACTORS
- HERITAGE AND RESTORATION
- LANDSCAPE DESIGN
- MASTER PLANNING DESIGN
- ORGANISATIONAL DESIGN AND DEVELOPMENT
- PLANNING AND ECONOMICS
- POLICY PLANNING
- URBAN PLANNING



*Waterfront Development, Malta. Driven by a significant growth in tourism, the foreshore along one of Malta's most commercially active coastlines has grown to accommodate a number of high-end developments to cater for such needs. Within this context, and mindful of the urban and environmental setting, QP took part in a design competition for a 10,000 square metre mixed-use food-&-beverage development creating stunning architecture to the backdrop of a UNESCO world heritage site.*



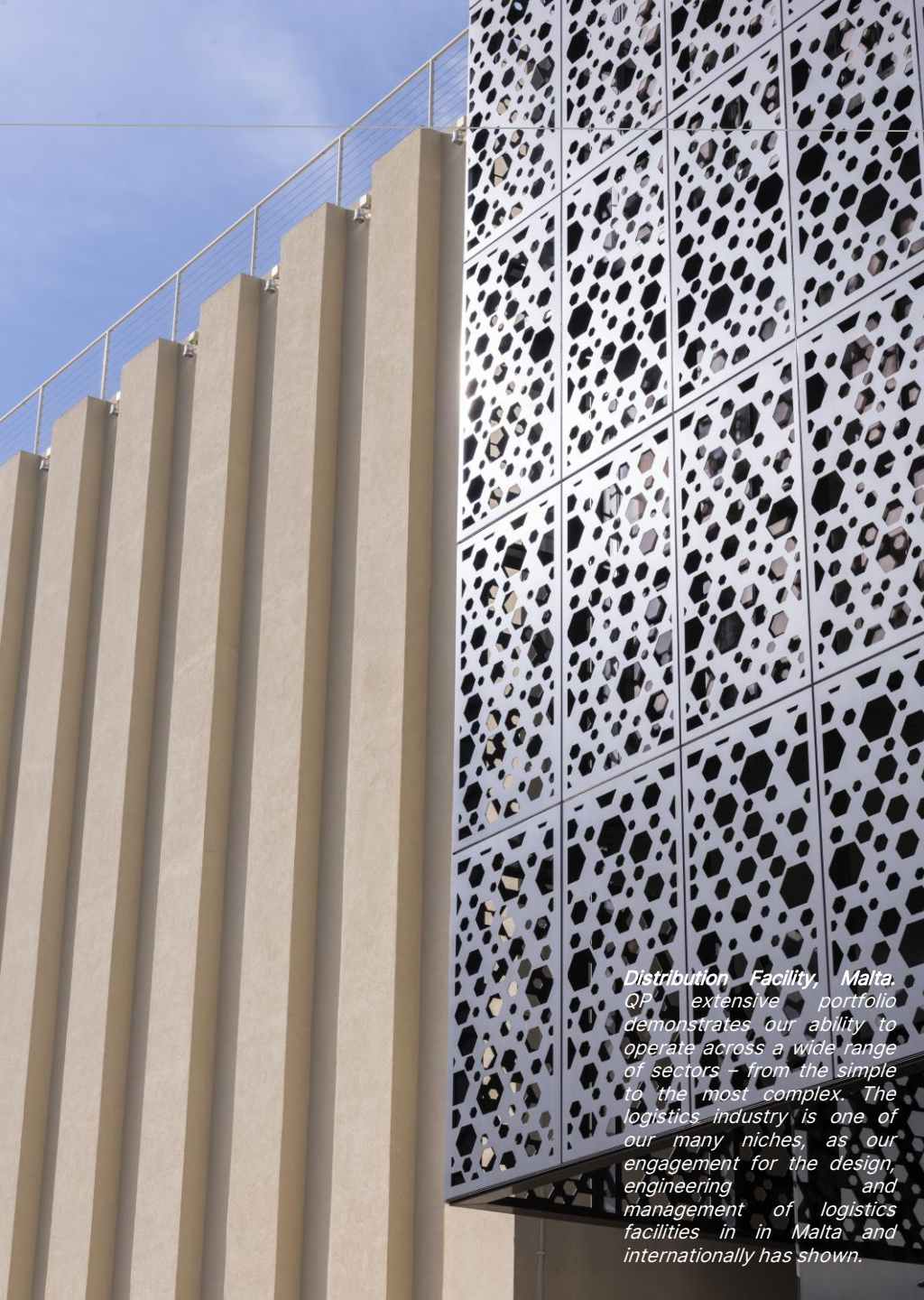
# Interior Design

Quality interiors are integral to the success of any project, since these are the spaces that occupants truly experience and enjoy. With a proven track record in producing high-end interiors for the hospitality, retail, residential and commercial building industries, QP interior design distinguishes itself from the rest by providing sophisticated and tailor-made design schemes that are as practical as they are beautiful. We go to great pains to learn what our clients want, and mould our approach to fit in with their individual styles and tastes to produce truly stunning solutions.

BUILDING AND SPACE ANALYSIS  
FEASIBILITY AND MASTERPLAN STUDIES  
PROJECT CONCEPTUALISATION AND PLANNING  
AREA ALLOCATION  
DESIGN PSYCHOLOGY  
INTERIOR ARCHITECTURE  
SPATIAL PLANNING  
INTERIOR DESIGN  
LIGHTING DESIGN  
FURNITURE, FITTINGS AND EQUIPMENT DESIGN  
COLOUR AND TEXTURE  
MATERIAL AND PRODUCT SPECIFICATION  
PLANNING, PROCUREMENT AND CO-ORDINATION  
VISUAL RENDERING AND CONCEPTUALISATION  
ON-SITE REPRESENTATION



*Distribution Facility, Malta.*  
QP extensive portfolio demonstrates our ability to operate across a wide range of sectors – from the simple to the most complex. The logistics industry is one of our many niches, as our engagement for the design, engineering and management of logistics facilities in in Malta and internationally has shown.



# ○ Structural Engineering

We do not just draw a plan of a structure; we build a three-dimensional model. This means we can see every aspect of the building, and are able to test all its components – including complex geometries. Our models also allow us to analyse cost and time factors, understand project viability and assess sustainability, while our collaboration with industry specialists ensures we are always ahead of the field.

*Distribution Facility, Malta. QP's extensive portfolio demonstrates our ability to operate across a wide range of sectors – from the simple to the most complex. The logistics industry is one of our many niches, as our engagement for the design, engineering and management of logistics facilities in Malta and internationally has shown.*

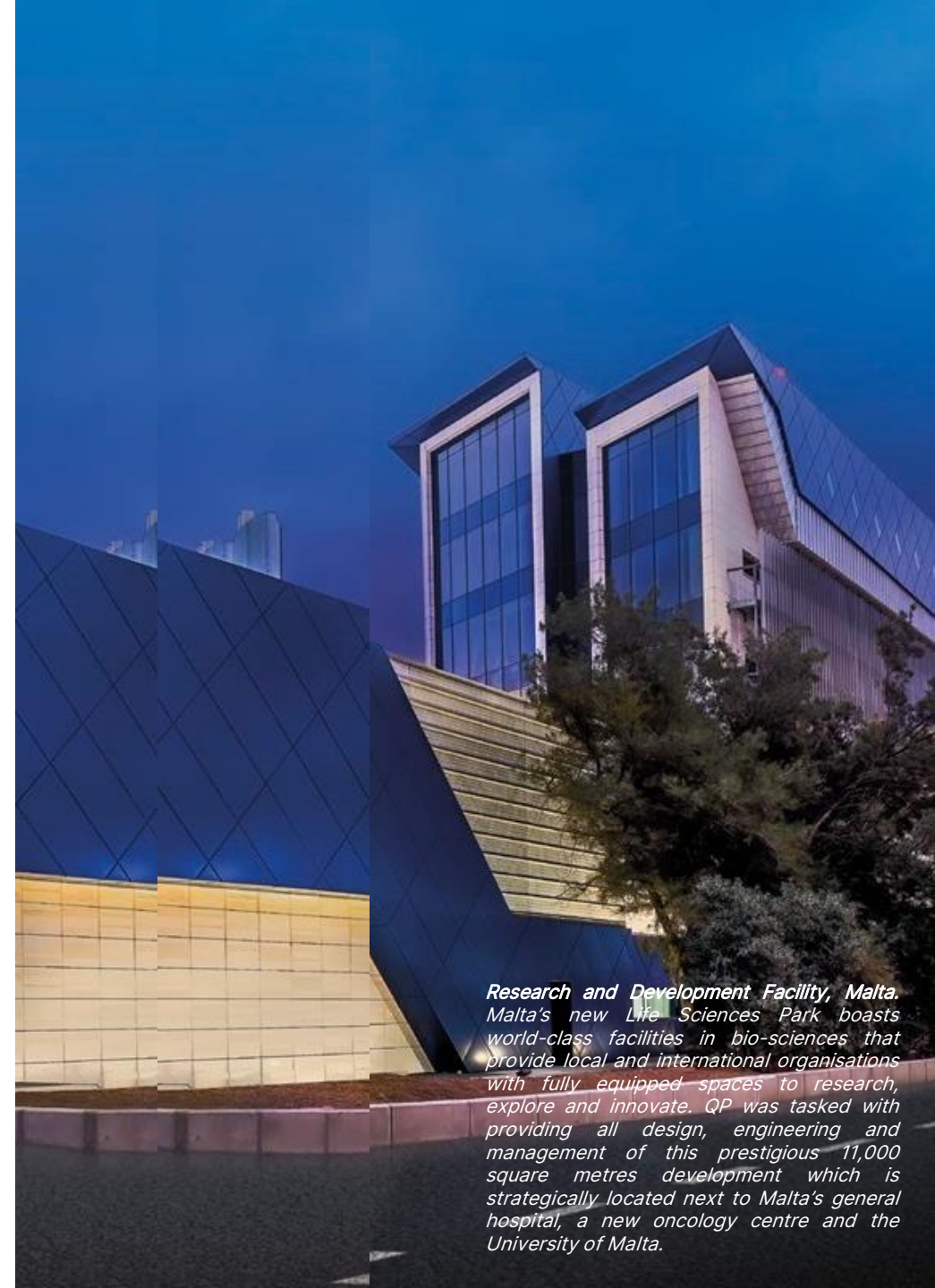
BUILDING DESIGN  
CONSTRUCTION DESIGN  
INFRASTRUCTURAL DESIGN  
CHANGE MANAGEMENT  
DUE DILIGENCE AND REGULATORY COMPLIANCE  
RESTORATION AND HERITAGE CONSULTANCY  
STRUCTURAL INTEGRITY MANAGEMENT  
PRECAST AND POST-TENSION CONCRETE ENGINEERING  
STRUCTURAL ASSESSMENT  
STRUCTURAL STEEL  
QUALITY CONTROL AND MANAGEMENT  
RESEARCH AND DEVELOPMENT  
REINFORCED CONCRETE ENGINEERING



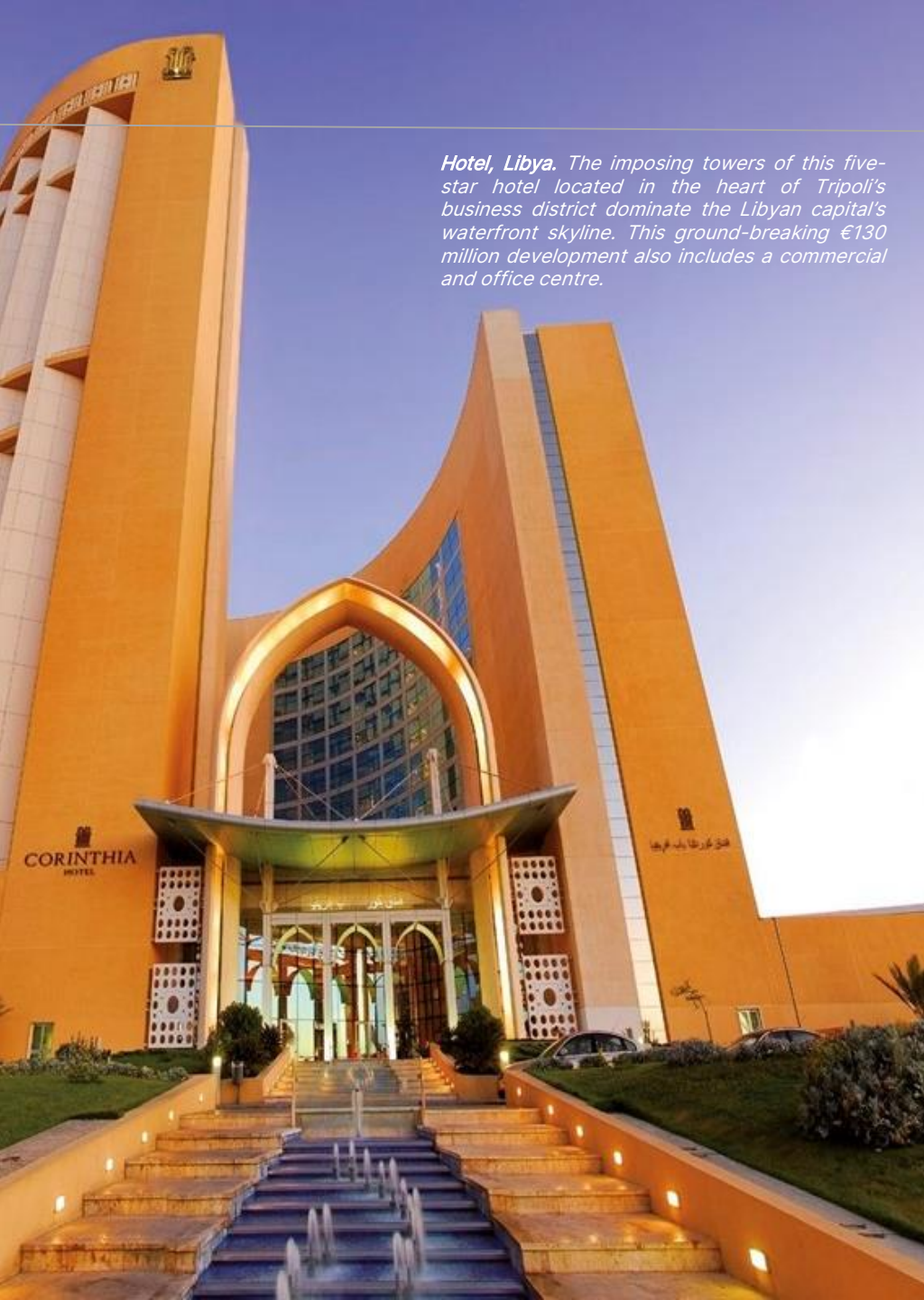
# Integrated Building Services Engineering

We skilfully combine technology and innovation to produce integrated design solutions for completely new as well as regeneration projects. Our building services engineers are on hand to provide comprehensive consultancy services on the latest mechanical, electrical, data, building management and audio-visual technologies. These are integrated through our IT specialists who support building intelligence – resulting in a unique solution that covers sustainability requirements and gives our clients ultimate control.

ACOUSTICS, NOISE AND VIBRATION  
AIR QUALITY  
BUILDING ENERGY MANAGEMENT SYSTEM  
ELECTRICAL ENGINEERING  
FIRE ENGINEERING  
ICT AND COMMUNICATIONS  
LIGHTING DESIGN  
MECHANICAL ENGINEERING  
HVAC  
UTILITY SERVICES  
VERTICAL TRANSPORTATION  
WATER MANAGEMENT  
CARBON MANAGEMENT



*Research and Development Facility, Malta. Malta's new Life Sciences Park boasts world-class facilities in bio-sciences that provide local and international organisations with fully equipped spaces to research, explore and innovate. QP was tasked with providing all design, engineering and management of this prestigious 11,000 square metres development which is strategically located next to Malta's general hospital, a new oncology centre and the University of Malta.*



*Hotel, Libya. The imposing towers of this five-star hotel located in the heart of Tripoli's business district dominate the Libyan capital's waterfront skyline. This ground-breaking €130 million development also includes a commercial and office centre.*

## ○ Project Management

Successfully delivering projects internationally, often in challenging environments, is one of our hallmarks. We combine a proven track record with an understanding of our clients' needs to bring a seamless workflow to every project, building and motivating a team and effortlessly coordinating individual suppliers while maintaining the flexibility to deal with any changes along the way.

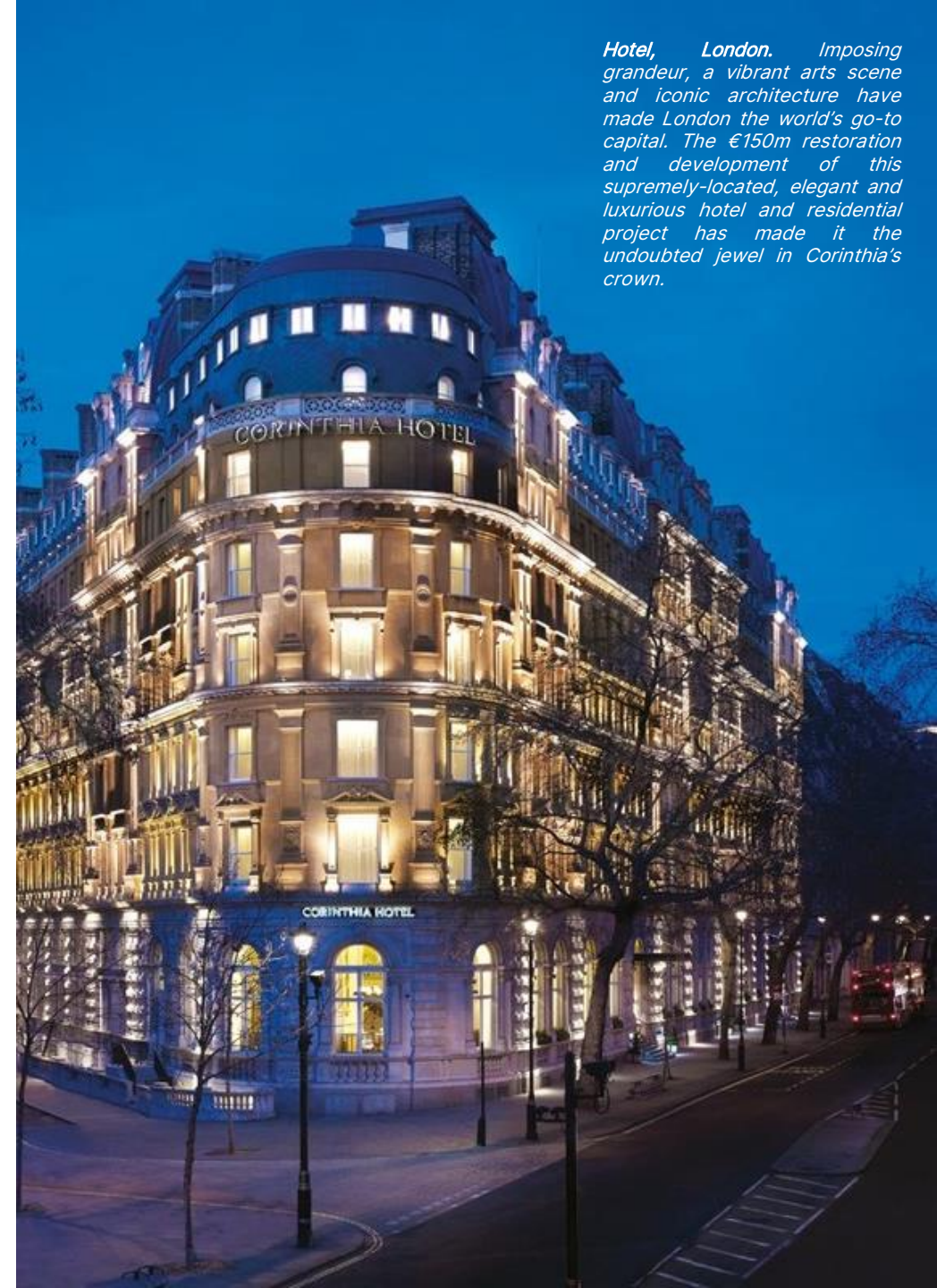
CHANGE MANAGEMENT  
DEFECTS MANAGEMENT  
DUE DILIGENCE AND REGULATORY COMPLIANCE  
CLIENT SIDE PROJECT MANAGEMENT  
ENGINEERING PROJECT MANAGEMENT  
HANDOVER PROCEDURES MANAGEMENT  
KNOWLEDGE MANAGEMENT  
ORGANISATIONAL MANAGEMENT  
PROCUREMENT AND SUPPLY CHAIN CONSULTANCY  
PROGRAMME STRATEGY AND MANAGEMENT  
RESEARCH AND DEVELOPMENT  
RESOURCING AND SEQUENCING  
RISK MANAGEMENT  
STAKEHOLDER AND COMMUNITY ENGAGEMENT  
SUPPLY CHAIN MANAGEMENT  
TRAINING  
VALUE ENGINEERING MANAGEMENT

# Cost Management

We are experts when it comes to costs and are able to provide clients with independent and impartial cost management advice as well as proactively managing all the expenses associated with construction. We achieve this by tapping into a comprehensive knowledge-base that enables us to obtain the lowest prices for building materials and labour. As a result, our clients know they are getting the best possible value for their outlay. And we do not stop there. We also implement rigorous cost control systems to ensure that costs remain within budget for the duration of the project.

ACCOUNT MANAGEMENT  
BENCHMARKING AND FEASIBILITY STUDIES  
CASH FLOW MANAGEMENT  
CHANGE CONTROL  
COST MODELLING  
COST/VALUE FORECAST AND ANALYSIS  
DUE DILIGENCE AND PROJECT MONITORING  
LIFECYCLE AND VALUE ENGINEERING  
PROJECT COST AUDIT  
PROCUREMENT ADVICE  
RISK AND VALUE MANAGEMENT  
STRATEGIC COST PLANNING AND ESTIMATING  
SPECIALIST ENGINEERING SERVICES  
COST MANAGEMENT

*Hotel, London. Imposing grandeur, a vibrant arts scene and iconic architecture have made London the world's go-to capital. The €150m restoration and development of this supremely-located, elegant and luxurious hotel and residential project has made it the undoubted jewel in Corinthia's crown.*



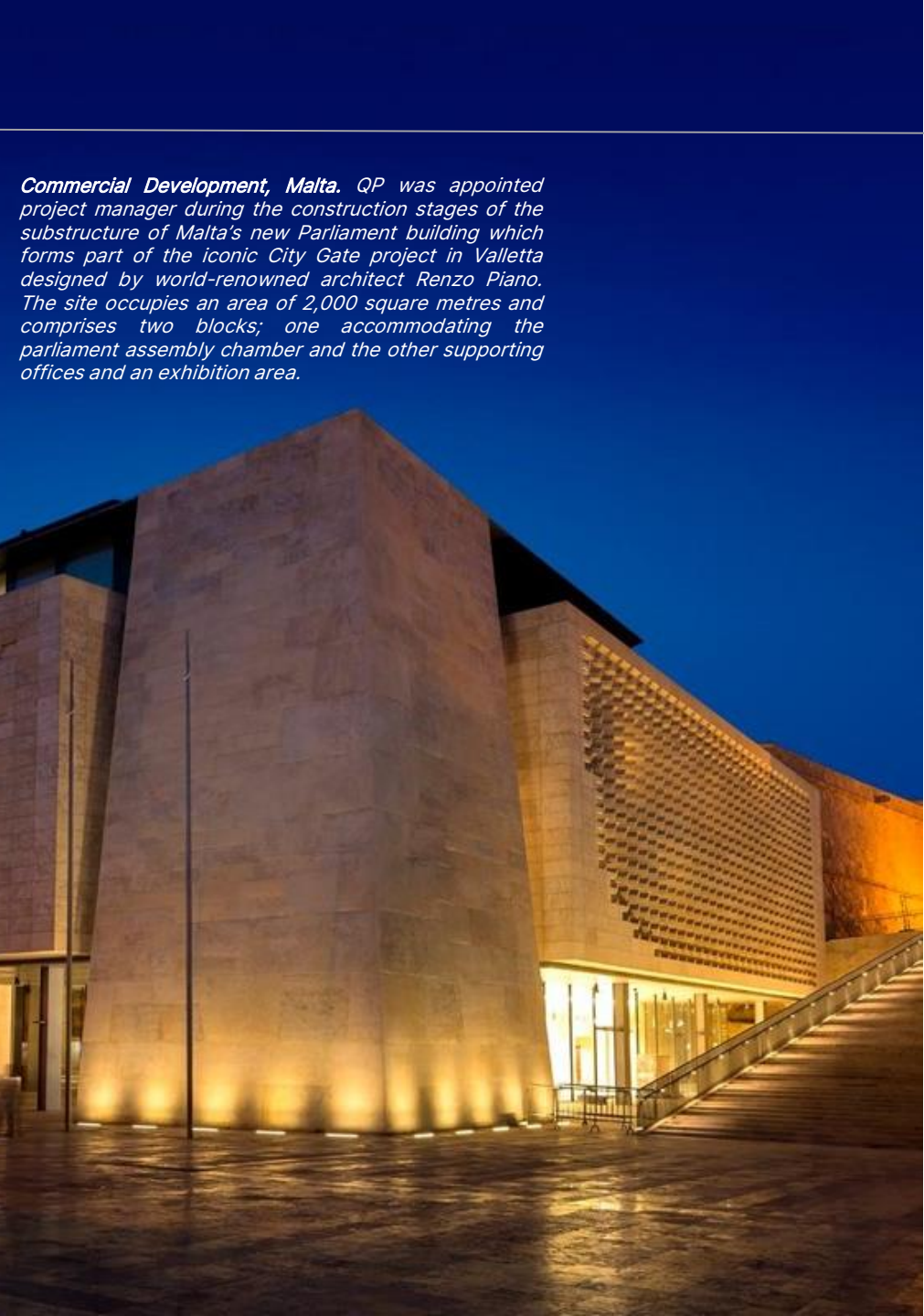
# ○ Technical and Design Management

*Commercial Development, Malta. QP was appointed project manager during the construction stages of the substructure of Malta's new Parliament building which forms part of the iconic City Gate project in Valletta designed by world-renowned architect Renzo Piano. The site occupies an area of 2,000 square metres and comprises two blocks; one accommodating the parliament assembly chamber and the other supporting offices and an exhibition area.*

We know what goes into a successful project, from the delivery of accurate documentation through to design management and timely execution.

Proactive design management is a key component in the pre-construction phase, because it enables us to reduce change orders due to constructability flaws and identify discrepancies between work packages. In consultation with our clients, we evaluate design, costs and scheduling and propose project-specific alternatives.

APPOINTMENT OF CONSULTANTS  
CONSTRUCTION PLAN ASSISTANCE  
CONTRACTS AND PROCUREMENT  
DESIGN VALUE MANAGEMENT  
ORGANISATIONAL MANAGEMENT  
DESIGN DEVELOPMENT COORDINATION  
INTERFACE WITH CLIENT TEAM  
LIAISON WITH AUTHORITIES FOR PLANNING CONSENT  
PROJECT EXECUTION PLANNING  
PROGRAMMING AND PHASING  
SUSTAINABILITY MANAGEMENT  
VALUE AND RISK MANAGEMENT



# Sustainability Management

We work closely with clients to ensure the long-term environmental, social and economic sustainability of the projects we undertake and come up with tailor-made solutions for dealing with natural resources as well as expert advice on how to adapt existing buildings.

IMPACT ASSESSMENT AND PLANNING  
WASTE MANAGEMENT  
ENERGY EFFICIENCY AND AUDITS  
ENERGY PERFORMANCE CERTIFICATION  
SUSTAINABILITY REPORTING AND VERIFICATION  
ENVIRONMENT AND SOCIAL GOVERNANCE  
CORPORATE SUSTAINABILITY STRATEGY  
REGULATORY ADVICE AND REGULATORY REQUIREMENT UPDATES  
ORGANISATIONAL DESIGN  
SAFETY PERFORMANCE IMPROVEMENT  
RISK IDENTIFICATION AND MITIGATION  
SUSTAINABILITY ACCREDITATION  
LEED AND BREEAM COORDINATION



*Convention Centre, Malta. QP were appointed architects, structural and civil engineers and project managers for the Malta Fairs and Convention Centre which will be a multi-purpose, semi-permanent facility for conferences, concerts, product launches, ceremonies, sporting and other events.*



design | engineer | manage

‘Inspired by creativity, driven by passion’

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