



**SUSTAINABLE
INNOVATION
FOR CONTRACTING**

COMPANY PROFILE

SAUDI ARABIA

INTEGRATED MEP & INDUSTRIAL ENGINEERING

INTEGRATED SOLUTIONS. LASTING IMPACT.

Fast-track delivery.
Engineering precision.

Smart solutions.
Seamless integration.

International standards.
Lasting value.

FAST-TRACK DELIVERY



Built for complex projects. Organized for speed.

Sustainable Innovation for Contracting (SIC) is the Saudi contracting company within LEES Engineering Group, based in Riyadh.

We connect building infrastructure, MEP engineering, BIM coordination and fast-track execution with technical audits, commissioning and specialist industrial solutions.

From initial planning to final handover, we bring design, execution and technical verification together through one coordinated approach.

SIC COMPANY CAPITAL

SAR
30,000,000

Saudi delivery.
Regional engineering expertise.

One group. Connected expertise.



Rooted in Jordan. Connected across the region.



City locations are indicative. Map: Natural Earth.

ONE CONNECTED GROUP

01 / AMMAN

LEES

Jordan-based parent company and engineering foundation.

02 / RIYADH

SIC

Saudi contracting headquarters. Integrated MEP and industrial engineering.

03 / DUBAI

Regional office

UAE contact and regional coordination.

Integrated expertise. Complete solutions.

Established in Jordan in 2019, LEES began with an integrated range of engineering and technical services—bringing design, execution and operational support together from the outset.



Design & digital engineering

Engineering design, MEP calculations, BIM coordination, shop drawings and as-built documentation.

Contracting & execution

Integrated MEP works, civil interfaces, fit-out and coordinated site delivery.

Audits & technical assurance

Facility assessments, system reviews and engineering checks against applicable standards.

Testing & qualification

Testing, adjusting and balancing; commissioning and system qualification.

Maintenance & optimization

Preventive maintenance, troubleshooting and improvements to system performance.

Industrial solutions

Process utilities, specialist equipment and technical solutions for industrial facilities.

One integrated foundation. Expertise across the project lifecycle.

PROJECT PLAN

Every project starts with a clear plan. We align scope, schedules, resources and technical requirements to support coordinated execution and fast-track delivery, including specialized systems for GMP facilities where required.

OUR PLANNING FRAMEWORK

01

Scope & requirements

Define the scope, client requirements, deliverables and applicable technical standards, including GMP requirements where relevant.

02

Schedule & resources

Establish the programme, delivery milestones, team allocation, resource needs and procurement priorities.

03

Coordination & execution

Coordinate design, procurement and site activities. Plan parallel workstreams to support fast-track delivery.

04

Quality & handover

Define inspections, testing, commissioning and qualification requirements, together with handover documents and acceptance criteria.

Clear scope. Coordinated delivery. Defined quality.

Our purpose. Integrated capabilities.

Our vision

To be a trusted engineering and contracting partner recognized for technical precision, responsive delivery and effective solutions.

Our mission

To deliver integrated MEP infrastructure through practical design, disciplined execution and thorough system verification.

Building infrastructure

MEP rough-ins, underground utilities and civil interfaces.

HVAC & environmental control

Cooling, ventilation, humidity control and particle-count monitoring for controlled environments.

Electrical & life safety

Power, lighting, BMS, fire detection and suppression.

Plumbing & process utilities

Water, drainage, hygienic piping and clean utilities.

Engineering documentation

BIM models, engineering calculations, shop drawings and as-built documentation.

Verification & validation

Facility audits, system validation, testing and balancing, and maintenance.

Electrical, fire protection & BMS

Coordinated power, controls and life-safety infrastructure.



01 Power infrastructure

High-, medium- and low-voltage systems as required by scope; lighting, transformers and generators.

02 Fire & life safety

Sprinkler networks, clean-agent suppression and fire detection aligned with applicable project requirements.

03 Controls & integration

Building management systems, monitoring interfaces and coordination between building services.

HVAC & environmental control

Air and water systems for comfort, production and controlled environments.

01 Heating, cooling & ventilation

Chilled-water systems, VRF/VRV, industrial ventilation and associated ductwork and piping.

02 Controlled environments

Cleanroom HVAC, pressure cascades and dehumidification for sensitive processes.

03 System performance

Air and water balancing, performance checks and commissioning coordination.



Plumbing & industrial utilities

Reliable distribution networks from the building connection to the process.



01 Water & drainage

Water supply, sanitary and storm drainage, and wastewater systems.

02 Process distribution

Sanitary piping, clean-in-place (CIP), steam and specialized utility networks.

03 Installation integration

Coordinated pumps, valves, equipment connections and maintenance access.

BIM & technical engineering

Resolve interfaces early. Give the site a coordinated basis for execution.

01 Design deliverables

MEP calculations, technical drawings, BOQs and value-engineering support.

02 Digital coordination

LOD 300–500 models, BIM 360 coordination and multidisciplinary clash detection, to project requirements.

03 Construction & handover

Shop drawings and as-built records supporting installation and facility operation.



Facility audits. Informed by current standards.



01 Assess the facility

We audit facilities and installed systems against applicable international standards and project requirements.

02 Identify gaps & actions

Technical reviews support documented findings and recommended corrective actions.

03 Follow evolving requirements

Subscription-based access to standards updates keeps our engineering reviews and facility audits informed by evolving requirements.

Data centers & critical infrastructure

MEP engineering for facilities where continuity of operation matters.

01 Integrated building services

Coordination of cooling, electrical infrastructure, controls and fire protection to the defined project scope.

02 Technical assurance

Design reviews, facility audits and commissioning support against applicable project requirements.

03 Project coordination

BIM coordination, installation interfaces and handover documentation. Coordinated documentation supports installation, verification and operation.



Pharmaceutical & cleanroom services

Engineering for controlled manufacturing, laboratories and critical utilities.



01 Environmental control

Cleanroom Grades A–D, pressure cascades, HEPA/ULPA filtration and humidity control, aligned with project cGMP requirements.

02 Clean utilities

Purified water, water for injection (WFI), clean steam and hygienic process piping.

03 Qualification lifecycle

Design, installation, operational and performance qualification: DQ, IQ, OQ and PQ protocols and execution support.

Food, dairy & healthcare facilities

Systems designed around hygiene, temperature control and critical services.

01 Food, meat & dairy

Sanitary piping, CIP, industrial refrigeration and cold-chain infrastructure.

02 Healthcare

Building services for operating theatres, intensive care units and medical gas pipeline systems.

03 Project-specific requirements

Engineering coordination around applicable SFDA, HACCP, ISO 22000 and healthcare requirements defined for the project.



Controlled-access installation · Portfolio photograph

Commissioning & ongoing support

Connect installation quality with readiness for operation.



01 Test, adjust & balance

Air and water TAB, functional checks and system performance verification.

02 Prepare for handover

Commissioning coordination, qualification support and documented system records.

03 Support operating facilities

Preventive maintenance, troubleshooting, HVAC audits and energy-performance reviews.

Industrial equipment & supply

SCALABLE is the Group's planned specialist supply activity.

01 Steam & thermal systems

Isolation, control and safety relief valves; steam traps; pressure-reducing stations and condensate recovery.

02 Hygienic process systems

Sanitary valves and accessories for pharmaceutical, dairy, meat and beverage applications.

03 Factory integration

Heat exchangers, machinery accessories and automated flow-control components selected around process needs.



Saudi Arabia

Selected engineering experience across the Group.

01 KAFD

MEP shop drawings for 4 towers and as-built documentation for 8 buildings.

02 InoChem

HVAC installation and maintenance across more than 120 air-handling and packaged units.

03 KAFD documentation

Electromechanical as-built drawings for 4 towers and architectural as-built drawings for 8 buildings.



Saudi Arabia

Industrial, commercial, pharmaceutical, food and hospitality references.



Selected experience across the Group and its engineering teams.

Specialist pharmaceutical projects.

Supporting pharmaceutical facilities across Saudi Arabia.

Hikma / Al Jazeera

Al Jazeera Pharmaceutical Industries — Hikma.

Unicare

Unicare pharmaceutical project reference.

National Pharmaceutical Factory

Pharmaceutical manufacturing facilities.

Tabuk Pharma

Tabuk pharmaceutical project reference.

Further existing references

DEEF · Saudi Bio. Existing Saudi industrial and commercial references are retained in this profile.

Data centers

MEP coordination, technical reviews and commissioning support for critical infrastructure.

UAE & Qatar

Selected engineering experience across the Group.



01 **AMMROC · Al Ain**

MEP shop drawings and as-built documentation for a major aviation maintenance facility.

02 **Residential towers · Qatar**

Reported project coverage exceeding 50,000 square metres.

03 **Aviation & institutions**

References include Dubai Police, Dubai Airports, Abu Dhabi Airports and Hamad International Airport.

United Arab Emirates & Qatar

Government, aviation, banking, technology and training references.



Mal Bank



Selected experience across the Group and its engineering teams.

Hospitality, banking & institutions.

A regional portfolio spanning hospitality, institutions and commercial facilities.

Hotels & resorts

Grand Hyatt Amman · InterContinental · Holiday Inn Amman · Kempinski · Movenpick Amman · Marriott Amman · Sheraton · Ayla Resort.

Banking

Jordan Commercial Bank · Investbank · Bank ABC · Bank of Jordan.

Education

Princess Muna College · Al Hussein Technical University.

Public & community institutions

Irbid Chamber of Industry · Jordan River Foundation.

Aviation & retail

Queen Alia International Airport · Carrefour Jordan.

Additional hospitality experience

Movenpick Petra and Movenpick Dead Sea renovation projects are also documented in the earlier profile.

Jordan | Healthcare & pharmaceuticals

Selected pharmaceutical manufacturers and healthcare facilities.



Selected experience across the Group and its engineering teams.

Healthcare, pharmaceuticals & industry.

Engineering relationships across essential sectors.

Pharmaceuticals I

Dar Al Hikma · Dar Al Dawa · DADvet · Hayat Pharmaceutical Industries · Itqan Pharma.

Pharmaceuticals II

United Pharmaceuticals · Sukhtian. Earlier references also include Hikma, Philadelphia, Pharma International and Blessed Tree Pharma.

Hospitals & research

Cell Therapy Center (CTC) · Prince Hamzah Hospital · Abdali Hospital · Jordan Hospital · Al-Bashir Hospital · Princess Basma Hospital.

Industry & energy

Spartan Chemicals · Attarat Oil Shale / Power Project · Arab Potash Company · Jordan Phosphate Mines Company.

Food & agriculture

Jo Sweet · Jordan Valley · Bloodan Dairy · Almarai Dairy · Almarai Meat.

Reference scope

Experience spans production facilities, critical utilities and operational environments, supported by design, technical audits and maintenance.

Jordan | Industry & hospitality

Selected engineering experience across the Group.

01 Technical scopes

Cell Therapy Center: DQ, IQ, OQ and PQ support. Arab Potash Company: more than 2,500 metres of pipe works.

02 Operating facilities

Grand Hyatt Amman: cooling towers, steam and drainage renovation. Energy reference: APCO / Attarat Power Company.

03 Fuel & leisure

GULF, Total and Jo-Petrol fuel networks; hotel references across Amman, Petra and the Dead Sea.



Jordan | Hospitality

Hotel and leisure references across the Group.



Selected experience across the Group and its engineering teams.

Jordan | Selected technical work.

Selected examples of the Group's engineering and maintenance experience.

Hikma

Dehumidifier and dust-collector maintenance; steam audits; process cooling design; interlock design and installation.

United Pharmaceuticals

HVAC design for a powder production area exceeding 2,000 sqm and a warehouse exceeding 1,500 sqm; audits and TAB.

Itqan Pharma

HVAC design and installation for dispensing and microbiology areas; packaging ventilation and warehouse HVAC design.

DADvet & Dar Al Dawa

DADvet utility audits and plant utility renovation. Dar Al Dawa penicillin plant humidity troubleshooting.

CTC & Attarat

CTC HVAC qualification: IQ, OQ and PQ. Attarat HVAC audits, maintenance, qualification and installation.

Grand Hyatt Amman

Cooling tower, steam and drainage renovation; HVAC and water-system audits and maintenance; MEP maintenance contract.

A broader regional track record.

Further regional project references.

Saudi Arabia

InoChem · Hikma / Al Jazeera Pharmaceuticals · Unicare · National Pharmaceutical Factory · Tabuk Pharma. Additional sector references appear in the Saudi client pages.

Jordan · Pharmaceuticals

United Pharma · Sukhtian · Philadelphia Pharmaceuticals · Blessed Tree (BT) Pharma.

Jordan · Healthcare

Quarantine Hospital, Jordan. Further hospital references appear in the healthcare client page.

Jordan · Hotels

Movenpick Petra & Dead Sea · Holiday Inn Amman. Further brands appear in the hospitality client page.

Regional delivery

AMMROC, Al Ain · Qatar residential towers. Scope highlights appear in the preceding experience pages.

Other supplied references

MS Group · Spartan SMI · BabyCord · Zara Investment Holding · Almaerifah.

Workplace interiors.

Office spaces, meeting rooms and integrated interior details.



Office interiors



Meeting spaces



Open-plan workspaces



Interior finishes

Hikma factory | Design & installation.

Design and installation of boiler plant and associated utility systems.



Hikma factory | Utility plant details.

Design & installation · Boiler equipment and associated pipework.



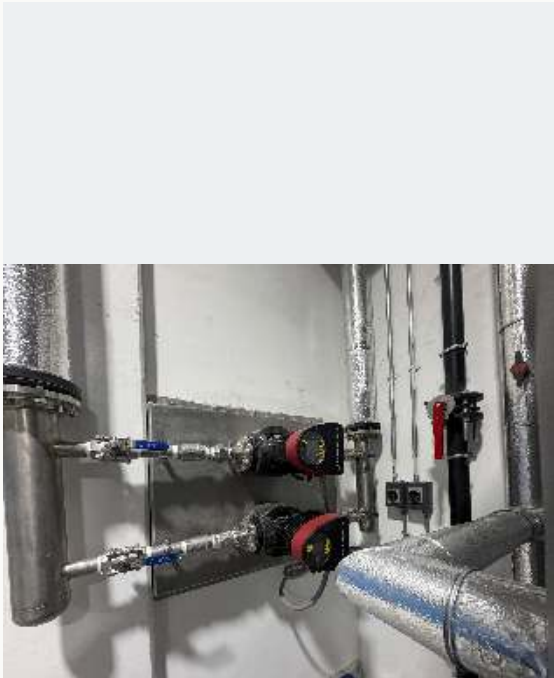
Boiler plant



Utility distribution

Mechanical systems in detail.

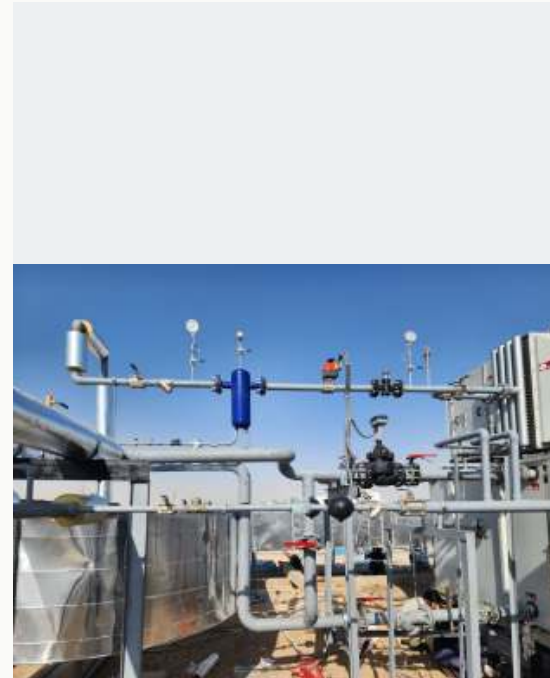
Pipework, distribution networks and equipment installations.



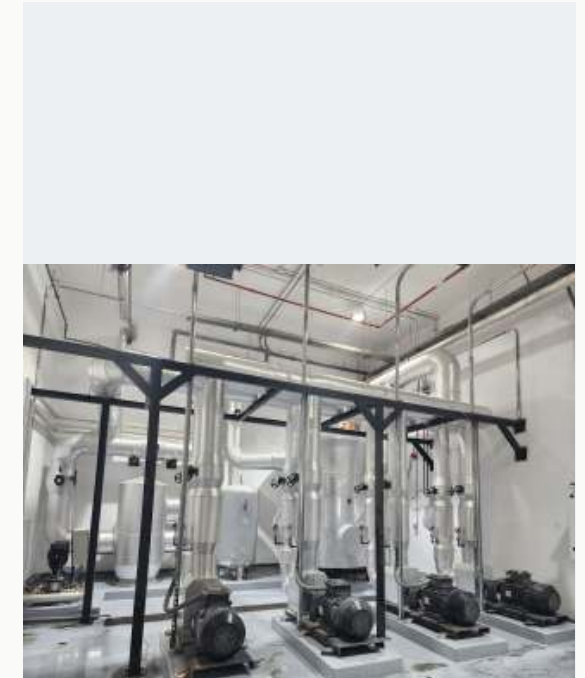
Insulated pipework



Overhead service distribution



External mechanical services



Pumping equipment

Facility interiors & support spaces.

Circulation routes, access points and personnel facilities.



Internal corridors



Access and transition spaces



Personnel lockers



Washroom facilities

DEEF Pharma | Delivered in 20 days.

Fast-track project delivery · Completed in 20 days.



Equipment delivery



Materials logistics



Storage systems



Process equipment

Chilled water renovation.

Equipment lifting and mechanical system renewal.



Equipment lifting operations



Chilled water equipment



Associated pipework and valves

Let's engineer what's next.

Partner with SIC for fast-track delivery, international design precision, complete MEP infrastructure and industrial equipment supply.

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Group regional offices: Jordan (Amman) | UAE (Dubai)

Design presence: USA | UK

Project experience: Turkey | Qatar (no company branches)