

COMPANY PROFILE



UCON ENGINEERING & CONSULTING SERVICES.

H.no:2-41/13/D/3 Kondapur, near Harsha toyota, Prasath nagar colony, Pin code:500084

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KVS. NAGARAJU a Civil Engineer with a “16” years of rich experience in Construction Industry. He worked with reputed construction companies before promoting his own construction firm in the name of UCON Engineering & Consulting services.

Nagaraju is an expertise in Cost Management as quantity surveyor/Estimator/ Tendering engineer. His services related to Cost Management had been appreciated by all of his clients. He has served more than “5000000” sft. of residential / commercial / township construction projects till time. Nagaraju Kalapala is a strong believer of Systems so does he replicates all his systems thinking in each of his project.



A construction domain specialist, Nagaraju Kalapala has successfully delivered several projects across all the segments including residential and non-residential, land development, site preparation.

OVERVIEW

UCON Engineering & Consulting services is a construction and cost consulting company, having its Office at, Hyderabad, Telangana.

- ❖ **UCON Enginerring:** As a Construction Company we are involved in Civil Construction business of Commercial, Residential buildings and Villas. We provide construction services to clients ranging from residential, to commercial to industrial clients.



- ❖ **UCON Consulting services:** As a Cost Consultancy Company we provide a full range of competitive Quantity Surveying, Estimating & Tendering services to clients including architects and other construction companies.

MISSION AND VISION

“To strengthen our position as a Leading construction & Cost Consultancy Company”

“Our goal is to create, grow and maintain a strong partnership with our clients.”

“All we try to do is to turn your dream into reality that feels meaningful to us that has commitment and passion behind it”



Mission:

Construction: *Our mission is to perform for our customers the highest level of quality construction services at affordable and competitive market prices. We will aim to implement a long term relationship with our clients, based on safety, quality, timely service and an anticipation of their needs to maintain the highest levels of professionalism, integrity, honesty and fairness in our relationships with our suppliers, subcontractors, professional associates and customers.*

Cost Consultancy: *Our mission is to deliver superior services to the construction industry by listening to our clients and understanding the requirements, and by providing them with innovation, technical experiences and cost effective solutions to meet their expectations and objectives. Cost Efficiency and Certainty by*

adopting a process oriented approach using suitable international methods and tools to set realistic budgets, value engineer and monitor costs till completion.

Vision:

Construction: *To be the most preferred and trusted Construction Company for imaginative, practical and Durable Construction solutions across Residential, commercial & Institutional Project types.*

Cost Consultancy: *Our vision is to become highly recognized and one of the most professional consultant servicing the disciplines in Contract Management and Construction cost consultancy.*



SERVICES

➤ Construction

The Construction industry is so diverse in its resources. The industry has some of the best creative minds who create wonders and the same industry has unskilled labour executing these ideas and concepts. Our aim is to bridge this gap by using our professional expertise to make the whole process simple, methodical and cost-effective.

Synergy with the client's mind is the ultimate challenge and achieving the same is our primary aim. We start right from Design Co-ordination with our Technical consultants or Client nominated Consultants/Architects, Assistance in Planning and Cost Estimate Workings, Quality and Timely completion and handing over as per client satisfaction

No job too big or small for us. Our services include a wide range of needs in the construction industry

Stand-alone or Turnkey projects- Scope of services Includes Design Coordination, Material Sourcing and management, Execution and total End to end responsibility until final handing over as per customer satisfaction.

WHY UCON?

- **END-TO-END SERVICE:** *From documentation to designing, we assist in all steps involved in building your dream home*
- **TRANSPARENT OPERATIONS:** *We ensure complete transparency with no hidden costs*
- **QUALITY ASSURANCE:** *We follow strictest quality norms in construction to ensure best quality of your home*
- **TIMELY COMPLETION:** *We are known for consistent on-time delivery of keys to your home without cost overruns.*



HOW WE DO

	1. Getting started: <i>On confirmation of business, the business development team, Architects, the 3D designer and the engineers will listen to the clients to understand their status, Lifestyle, requirements and the area to be designed.</i>
	2. Concept and Design Presentation: <i>The team will invite and involve the clients to take part while creating the concept and design process and after creating the Concept, Drawings and designs the same shall be presented to the clients for suggestions and approval.</i>
	3. Finalization of Drawings: <i>After listening to the client's suggestions the team will make the necessary changes if any and prepare the final drawings and designs for presentation, upon the client's satisfaction finalize the drawings.</i>
	4. Cost Estimating and Contracting: <i>On finalizing the drawings, discussion and finalization of the specifications of the materials to be used. Submission and finalization of the Estimate based on inputs from client and signing the construction contract to proceed on execution of the project.</i>
	5. Execution of Work: <i>On signing the contract the client will hand over the site to be constructed to us. The execution team will carry out the construction work. The entire work will progress under the supervision of Architects and Engineers. The client will be asked to involve on every stage for the changes if needed and to certify the work and give the feedback.</i>
	6. Handing over: <i>Now the DREAM of the client is in REALITY and the client is very happy and excited to share the happiness to their near and dear ones and will hand over the building to the client on final bill settlement.</i>

➤ **Cost Consultancy & QS (Quantity Surveying)**

UCON value your money as much as you do!

We offer professional quantity surveying & cost consultancy practice as a separate service to clients requiring quantity surveying, estimation, cost management, cost control, post-construction Forensic audits and valuation services in the construction industry.

Our in-depth knowledge and expertise means we will provide you with accurate and reliable cost and contractual assessments so that you can make informed decisions, at every step, relating to your project.



Our deep knowledge about properties of materials, construction process & methodology, different types of contracts and understanding of contracts & other business laws in addition to latest information on pricing will be utilised to advise clients on this niche critical area of construction.

We are humbled by our experience of having seen project failures for unlikeliest of reasons & due to most obvious oversights and have built very

strong, reliable systems & process driven workflow structure to avoid costly mistakes.

We offer a comprehensive range of specialist construction cost consultancy and quantity surveying services including pre contract / post contract services.

We offer customized solutions with respect to cost management and quantity surveying services.

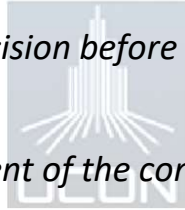


Cost Consultancy

Money invested has a great influence on the outcome of any construction project.

Ensuring the better value for the money, our approach aims to deliver an efficient and sustainable development that maximizes our client's return on investment.

Our team has close attention towards every stage of the construction project to derive optimum value. Our independent cost management advice considers all the subsequent changes and actions to proactively manage the costs that enable our clients to make a well-informed decision before implementation.



We can assist you in the development of the conceptual project and cost estimation regardless of the stage of your project. Including pre-construction planning and coordination, construction cost estimation, contract pricing, bid estimates, and risk identification. we are equipped to address the financial feasibility of your construction project.

Our services are classified into following stages

1. Pre contract

- **Cost planning** - *Prepare project cost estimates at various design stages and monitor the project cost in comparison with the approved budget.*
- **Procurement strategy** - *Advice on procurement strategy suitable form of contract and local amendments.*
- **Value engineering**- *Be part of the team during the design development in identifying and valuing unnecessary cost, proposing cost effective alternatives improving profitability.*
- **Bills of Quantities and Tendering** - *Assist in pre-qualification of tenderers; prepare bills of quantities, conditions of contract and form of bid with all relevant appendices.*
- **Tender Evaluation** - *Evaluate tenders in terms of commercial aspects, recommendation and assist in negotiation.*
- **Contract documentation** - *Prepare contract agreement, compile supporting documentation and ensure the contract is executed.*



2. Post-Contract Services

- **Cost compliance** - *Ensure that the contractor fulfills his contract obligation such as performance bonds, advance payment guarantees and insurances.*
- **Contract advice** - *Provide contractual advice to the Architect/Engineer.*
- **Valuations** - *Review and agree payment schedules. Prepare monthly valuations to the contracts and recommend payment for the works executed at site.*
- **Variations** - *Value the variations to the contract based on the contract rates, negotiate and agree new rates.*
- **Provisional and PC Sums** - *Administration of expenditure of Provisional sums and PC sums allowed in the contract.*
- **Cost reporting** - *Prepare monthly cost reports providing up to date cost information and indication of anticipated final project cost.*
- **Risk Management** - *Maintain risk register, value the cost of risk and propose avoidance and mitigation measures*
- **Claims support** - *Assist in claim preparation and review contractor's claims.*



QS (Quantity Surveying)

UCON is a one-stop solution for your quantity Takeoff requirements. We have a dedicated team of estimators and engineers who can provide accurate quantities.

We provide quantity estimation for all types of Real estate, Infrastructure, Industrial and commercial projects for our esteemed clients in India as well as abroad.

We mainly focus on "ACCURACY" as we sincerely believe that accurate information is of very high importance for decision makers towards successful completion of project. We convert the available data (Drawings) into vital information (BOQ's, Budget, etc.) to make correct and quick decisions.

Our Quantity Takeoff Service empowers quantity surveyors, contractors, architects, and engineers to make informed decisions.

Benefits of our Quantity Take-off Services:

Accuracy estimation: *Estimation of materials, labors required at every phase of construction*

Cost Efficiency: *Pre-defined needs that help you have total control over the costs*

Material analysis: *The quality of the material is never compromised throughout the project*

Object Quantification: *We use Bill of Quantities (BOQ) to keep the cost fixed and quality intact*

PRE CONTRACT QS SERVICES:

- *Detailed Quantity takeoff for preparation of Bill Of Quantities (BOQ) and Bill Of Materials.*
- *Preparation of Estimates and Budgets for proposed projects.*
- *Advice on Tenders and pre-qualification of contractors.*
- *Detailed appraisal and Analysis of tenders and preparation of Tender Report including advice and recommendations.*
- *Negotiations with selected tenderers and preparation of Contract Document based on post-tender negotiations and clarifications.*

POST CONTRACT QS SERVICES:

- *Checking Contractor's interim valuations and final accounts.*
- *Re-measurement of quantities.*
- *Evaluations of variations and new rates.*
- *Checking and managing claims and disputes.*
- *Production of cash flow charts and financial forecasts • Cost control and value management.*

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