

LEADING SAUDI ARABIA'S  
FM SECTOR INTO A

NEW ERA

SSCL

# WELCOME TO SSCL



# We live in an age of accelerating change. An era when the ambition of Saudi Arabia's companies and people is only surpassed by the vision of its leadership.

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**Abdullah Musad Al-Raimi**  
CEO

As the Kingdom transforms at an unprecedented rate, Saudi Services Company Limited (SSCL), part of Saudi Binladin, is perfectly positioned. It is set to lead the Facilities Management (FM) sector into an exciting new era of growth, powering success for our partners and progress for nation.

This is because we believe FM has a vital role to play. Both in achieving Vision 2030, and in helping organizations achieve their own goals – across efficiency, profitability, reputation, ESG, and more.

This is the heart of our renewed and refocused promise: to stand at the forefront of the Kingdom's FM sector, as the champions of change.

This builds on our legacy of over three decades of sustained achievement, supporting Giga-projects and strategic developments. We have built a robust and resilient ecosystem of services and suppliers. Combined with deep local knowledge, we have shown – time after time – an unmatched ability to care for our clients' valued facilities and assets.

With our clients firmly at the heart of our business, we surround them with exceptional experience, in-depth expertise and service excellence. In this way, we support their sustainable success and elevate the entire industry.

We humbly invite you to come with us, and to succeed together.

CHAMPIONING

CHANGE

## Through its successful projects, SSCL is transforming facilities management in Saudi Arabia.

The journey to a world-class FM sector in Saudi Arabia is well underway. Together with our vast network of valued clients, suppliers and partners across the government and private sectors, we are continuously working to set higher standards, achieve meaningful milestones and deliver our vision.

We act as a catalyst for the change our sector needs to fulfill its potential and forge a brighter future for us all, because we:

## We are driving sustainable impact for our clients and sector towards the goals of Vision 2030.

C

**Create** sustainable value – We are paving the way to a better industry and more sustainable future for the Kingdom and its people through our focus on positive impact and applying leading Environmental, Social and Governance (ESG) practices within our organization, for our clients and across our operating footprint.

A

**Accelerate** positive change – We are driving unprecedented efficiency and professionalism in our sector through a holistic, performance-driven approach that saves time and cost for our clients, while also enhancing the knowledge, awareness and impact of our sector overall.

R

**Realize** long-term partnerships – We are building lasting, mutually-beneficial relationships that help to achieve our individual objectives and collective ambitions by inspiring, supporting and enabling all our clients, suppliers and partners.

E

**Elevate** our sector globally – We are raising the prominence of the Kingdom’s FM sector on the world stage, working with leading international organizations, industry bodies and strategic partners to integrate best practices, broaden capabilities and continuously strive for excellence in everything we do.

## Vision

TO CHAMPION  
CHANGE IN  
SAUDI ARABIA'S  
FM SECTOR.

## Vision

**Leading by example and forging genuine partnerships, we will encourage and inspire all parties to look beyond FM as ‘service provision’, championing it instead as:**

- Potential for mutual success and benefit.
- Contribution to Vision 2030 and a smart, sustainable future.

# Values

## AMBITIOUS

We never stand still, or settle for what's standard. We always strive to improve.

We push ourselves to think differently, challenge existing practices and seek new ways.

This is true of major plans and minor details. And it's also true of us as people: we want to constantly improve ourselves, and one another.

## RESPONSIBLE

We step up and own things – both as a company, and as individuals.

This includes both operational and commercial accountability.

We look to be proactive, to take personal pride, to be problem-solvers.

And we look beyond our immediate role, also taking on that of leaders in transforming the wider sector.

## COLLABORATIVE

We aim to always be a partner, in everything we do.

Key to this are a spirit of togetherness, a focus on mutual success, and a culture of strong communication.

We share expertise and knowledge – not just internally but with clients, peers, the government and others.

We also listen to feedback.

## COMMITTED

We are considerate, honourable and caring.

Firstly to each other, then also to our clients, our Kingdom, and the wider world (this includes using resources thoughtfully).

We're also committed to honouring health and safety standards, and regulations.



# OUR PROMISE TO YOU

In the past, FM has sometimes been seen merely as functional services.

In truth, it can be a powerful tool for commercial success and progress. Our role is to support and enable you to reap its true rewards, through a genuine partnership that is based around mutual benefit and improvement.

Our unique service proposition revolves around our clients and their individual requirements. We will develop a deep understanding of your business and assets, then apply the full force of our experience,

expertise and offerings to create exceptional value for you.

Our proactive, flexible and integrated approach allows us to adapt to changing circumstances, and maximize the impact of our work on your business operations and bottom line.

**Our aim is to be a partner  
to your business, not just  
a service provider.**

# Our Clients Always Come First

We have a demonstrated track record of delivering measurable impact for our clients, reducing costs and increasing productivity for their businesses.



## Sustainability

We can proactively help you achieve and elevate your ESG goals, as well as comply with international standards and best practices.



## Reliability

We will ensure reliability of services, helping to ensure your operations perform, and your customers are satisfied.



## Productivity

We will go beyond maintaining facilities to also look at continuously enhancing and developing things, including giving you access to new technologies and solutions without the capex.



## Efficiency

We will ensure your operations run smoothly and efficiently, giving you more time and resources to focus on your core business.



## Responsibility

We will save you the 'added burdens' of compliance and regulation; not only delivering functions and services, but also taking on the management that comes with them.



## Profitability

Working together, we will support you in becoming more cost-efficient across areas such as operations, labor, equipment, materials and more.



## Flexibility

We will tailor our services and support to suit your unique requirements, making any challenges such as scaling up and down, or seasonal/cyclical peaks and troughs our issue to solve.

# ABOUT SSCL

**SSCL is at the forefront of transforming the facilities management sector, leading the way in raising industry standards and serving our clients with world-class FM solutions and services across Saudi Arabia and beyond.**

Founded in 1988, we have gone from strength to strength, founding companies and forging partnerships build and transform into SSCL, a landmark event in our history and exciting new chapter as an innovative industry trailblazer and respected market leader in holistic Facilities Management.

With over 15,000 employees across our operations, we have the talent, expertise and experience, bolstered by deep local know-how, to successfully deliver even the largest and most complex requirements.

From Giga-projects to strategic private sector development and everything in between, we deliver exceptional facilities management, technical maintenance, landscaping, safety and security services.

We take an advisory-driven approach to understanding our clients' diverse needs and implementing integrated solutions, in close collaboration with a robust network of specialized suppliers, that are effective, affordable and sustainable.

## Certifications & Accreditations



In line with our commitment to implementing international best practices and setting the standard for our sector in the Kingdom, we continuously strive to acquire and maintain relevant certifications and accreditations, which include

- ISO 9001** - Quality Management Systems Certification
- ISO 14001** - Environmental Management Systems Certification
- ISO 27001** - Information Security Management Systems Certification
- ISO 41001** - Facility Management Systems Certification
- ISO 45001** - Occupational Health & Safety Management Systems Certification

**Since 1989, we have delivered successful projects worth over SAR 30 billion.**

# OUR SERVICES & SOLUTIONS

**Our FM offering is built around our integrated best practice service pillars and customized to suit the individual needs of each of our clients.**

## Areas of Expertise

Our clients depend on us each day to support them with operations, maintenance, management, safety and security of everything from mega infrastructure projects, mosques, royal palaces, embassies, airports and seaports to hospitals, schools, municipalities, government buildings, offices, residential towers and communities.

## Integrated FM Solutions

We nurture close and collaborative partnerships with our clients, taking a bespoke and customer-centric approach that delivers short-term gains and long-term impact.

Our comprehensive suite of services and solutions are delivered in a holistic and integrated manner to save time and money for our clients, allowing them focus on their core business while their facilities are in safe and experienced hands.

Beyond just managing our clients' assets efficiently and effectively, we have unparalleled flexibility to adapt to changing business and market needs, while leveraging our deep subject matter expertise and continuous investment in state-of-the-art technologies to drive innovation, raise standards, and advance ESG impact for our clients and industry.

### Hard services

- Mechanical
- Electrical
- Civil
- Electronics

### Soft services

- Landscaping
- Security services
- Pest control
- Vehicle fleet management
- Sanitization
- Air quality control

### Cleaning Services

- Facade cleaning
- Hood and duct cleaning
- Outdoor cleaning
- General cleaning
- Marble cleaning

### Corporate Service

- Indoor plant
- Office service
- Phone operator
- Secretary
- Transportation

### Maintenance management software specialists

- Computerized maintenance management system (CMMS) – Maximo
- Computer-aided facility management (CAFM)
- SFG20

### Water treatment

- Portable water
- Grey water
- Water Tank cleaning
- Swimming pool

### Waste management

- General waste
- Non-medical

### Residential services

- House keeping
- Laundry service

### Concierge services

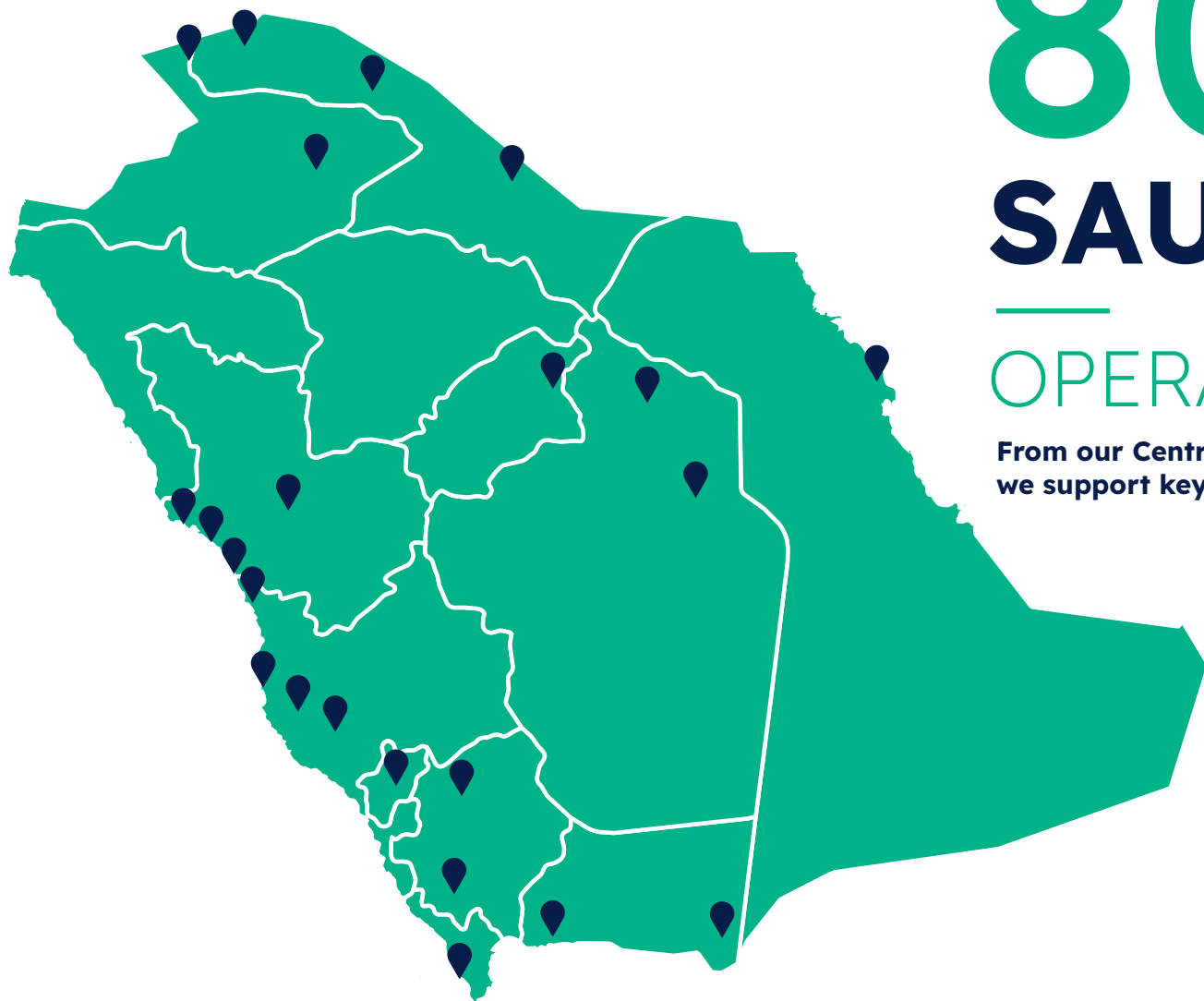
- Customer service representative
- Call centre

### Operation and maintenance of public works

- Storm water utility
- Water utility
- Roads maintenance
- Parks and facilities maintenance
- Electrical utility
- Pavement management

### Airfield services

- Airfield lighting system
- Apron
- Taxiway
- Rubber testing and removal
- Airfield ground markings
- Non-aviation navigational signage
- ARFF fleet maintenance
- AGL, AES and ALCMS
- Signage (airside)
- Pedestrian paved sidewalks and passages (airside)
- Roadside cleaning and grading and compacting



OVER  
**80** PROJECTS  
ALL ACROSS  
**SAUDI ARABIA**

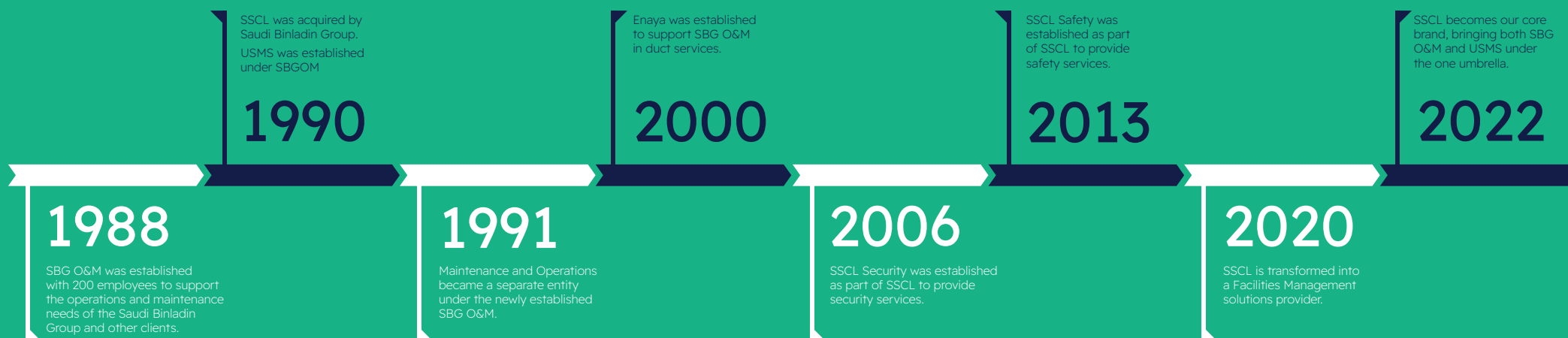
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OPERATING FOOTPRINT

From our Central headquarters in Jeddah and branch offices,  
we support key clients across the Kingdom and beyond.

# OUR HISTORY OF ACHIEVEMENT

For over three decades, we have successfully supported the diverse operations and maintenance needs of our clients while striving to reach new heights in efficiency, effectiveness and excellence.



**We support a dynamic and**

# **DIVERSE**

**ecosystem of government bodies and private sector organizations from across the Kingdom and around the world to achieve our ambitious objectives for our organization and elevate our industry.**



# OUR SUCCESS STORIES

**Over the years, SSCL has supported many of the region's foremost organizations with some of the most iconic, complex and strategic projects across the Kingdom of Saudi Arabia and beyond.**

# VVIP Residential Client

## Elevating the large-scale residences and facilities

Providing standards of service that not only meet but even exceed our clients' expectations has been the foundation of our success of many decades.

<b>MANPOWER</b>	<b>+2,900</b>
<b>BUILDINGS</b>	<b>+700</b>
<b>MANAGED ASSETS</b>	<b>+360,000</b>
<b>AREA</b>	<b>2,604,163 m<sup>2</sup></b>

For one VIP residential client, our team of nearly 3,000 professionals supports the efficient management of over 360,000 assets across over 700 facilities, through a wide range of integrated services.

Taking a highly flexible and agile approach to supporting the diverse needs of these prestigious sites, we work in close collaboration with other partners and onsite staff. No request is too big, as we overcome challenges and deliver exceptional services befitting the supreme stature of these facilities and their owners.

Our services for our client include



- Projects scope
- Mechanical works
- Electronics works



- Electrical works
- Laundry services
- Civil works



- Cleaning
- Landscaping Works

# Leading Hospital Group

## Supporting exceptional healthcare in the Kingdom

We work with one of Saudi Arabia's top hospitals, with over 13,500 staff providing care to over 10,000 patients every year. With the lives of these patients in their hands each day, their facilities and operations need to be flawless, and they have trusted SSCL to ensure the highest standards of efficiency and quality.

<b>MANPOWER</b>	<b>+250</b>
<b>FACILITIES</b>	<b>67</b>
<b>MANAGED ASSETS</b>	<b>+19,000</b>
<b>AREA</b>	<b>214,380 m<sup>2</sup></b>

Our team of over 250 professionals with a wide range of skills and expertise manage nearly 20,000 assets across 67 facilities. With such complexity and diversity of needs, we take a partnership approach and integrate seamlessly with their workforce to deliver exceptional services and results.

For over XX years, our client has entrusted us with its key services and facilities, and our expertise and approach in supporting their success has never been more valuable.

Our services for our client include



- Projects scope
- Mechanical works
- Electronics works



- Electrical works
- Civil works



- Cleaning
- Landscaping Works
- Uninterrupted Power Supply (UPS)

# Government Authority in the Aviation Sector

## Helping the Kingdom's aviation sector take flight

The accelerating transformation of the Kingdom's aviation infrastructure has delivered in bigger, better and brighter airports across Saudi Arabia. And we're proud to be part of its story.

<b>MANPOWER</b>	<b>+2,300</b>
<b>BUILDINGS</b>	<b>+900</b>
<b>MANAGED ASSETS</b>	<b>+800,000</b>
<b>AREA</b>	<b>45,041,412 m<sup>2</sup></b>

Our 2,300-strong workforce is dedicated to managing over 800,000 assets across over 900 buildings, to maximizing efficiency and reliability across the board. By ensuring that all critical behind-the-scenes services, such as electricity and A/C, run faultlessly, we provide our client with the peace of mind they need to succeed each day, unlocking value for the Kingdom's economy and people.

Our services for our client include



- Projects Scope
- Mechanical works
- Electronics works



- Electrical works
- Civil works



- Cleaning
- Landscaping Works

# Authority overseeing key religious sites across Saudi Arabia Client

## Maintaining excellence at Islam's most holy sites

At many of the Kingdom's most important religious sites, SSCL has been entrusted to ensure that they operate smoothly and with dignity for the past 15 years.

<b>MANPOWER</b>	<b>+12,000</b>
<b>BUILDINGS</b>	<b>29</b>
<b>AREA</b>	<b>1,652,3112 m2</b>

By providing seamless services across maintenance, operations and irrigation, our team of over 12,000 enables visitors to visit safely and deliver the highest standards of facility management and sustainability through our services.

It continues to be our great honor and duty to ensure the integrity and smooth operations of these holy sites for the benefit of Islam, Saudi Arabia and the millions of faithful pilgrims who visit each year.

Our services for our client include



- Pest Control
- Mechanical works
- Electronics works



- Electrical works
- Civil works



- Cleaning
- Laundry services
- Security works
- Sukia Zamzam
- Landscaping Works

# PROUDLY PART OF BINLADIN INTERNATIONAL HOLDING GROUP

**Founded in 1931 by Mohammed Binladin as a general contracting company, Binladin International Holding Group (BIHG) has been on a continuous journey of growth and diversification to become one of the leading multinational construction conglomerates in Saudi Arabia and the MENA region.**

Headquartered in Jeddah, Saudi Arabia, with a wide range of subsidiaries and international partnerships within the Kingdom and around the world, the Group serves thousands of clients and millions of customers across its global footprint each day through its over 300 leading companies operating in a range of key sectors.

BIHG aims to become the premier regional conglomerate and construction house, with the leading capabilities and expertise to contribute to building the Saudi Arabia of tomorrow. To achieve this vision, it is focused on leveraging its legacy, distinctive capabilities and human capital across its synergized sectors to deliver high-quality mega projects and applying world-class operating standards, environmental sensitivity, social responsibility and governance while sustainably growing shareholders' value.

# BUSINESS SECTORS

**The Group has established a strong and unique competitive advantage in serving a diverse portfolio of business sectors, including:**

- **Contracting**  
Developing mega and giga projects across different asset classes.
- **Building Materials**  
Supplying and installing building materials, from concrete and steel to cables, marble and more.
- **Investments**  
Fostering growth and value creation in promising industry segments, including healthcare, product supply and technology.
- **Operations & Maintenance**  
Operating and maintaining high-profile assets, applying decades of experience and specialized equipment.
- **Real Estate**  
Developing projects across the largest private land bank in the Kingdom.

# BIHG KEY FACTS

300+

Companies

78,000+

Employees across  
divisions

200+

Completed Construction  
Projects

3rd

Tallest Building  
in the World

50%+

Of Saudi Arabia's  
power generation  
built by BIHG

36%

Owned by Government  
of Saudi Arabia



# CONSTRUCTION PROJECTS

The Group has developed many of Saudi Arabia’s most important and iconic buildings and real estate projects, including:



**The Grand Mosque, Makkah**



**The Prophet’s Mosque, Madinah**



**King Abdulaziz Intl. Airport, Jeddah**



**Princess Nora University, Riyadh**



**Haramain Ring Road, Makkah**



**Clock Tower, Makkah**

**Faisaliya, Tower, Riyadh**



**Saudi Railroad Project**



**Haramain High-speed Rail Station Makkah**

# CONSTRUCTION PROJECTS

The Group has developed many of Saudi Arabia's most important and iconic buildings and real estate projects, including:



**National Guard Housing Project**



**PIF Tower**



**Correctional Facilities**



**Kind Saud University Sports Facility**

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