



Alperen Demirli

Civil Engineer

Contact

- +90 539 8310599
- alperendemirli@outlook.com
- www.alperendemirli.com
- Istanbul / Türkiye
- www.linkedin.com/in/alperendemirli/

Education

B.Sc. in Civil Engineering 2017
Sakarya University

Certificates

- Columbia University-Construction Project Management
- Google-Project Management
- Google-AI
- PMP (35 PDU Completed)

Competencies

Core Expertise:

- Technical Handover & Close-out
- Commissioning Management
- Asset Management & FM Transition
- Project Controls & Reporting
- Digital Workflow Optimization
- Cross-functional Team Leadership

Systems & Software:

- Construction Ecosystems: CDE, CMMS, T&C Platforms
- Data & Analytics: Excel (VBA, Power Query), Power BI, Google Looker Studio
- Planning & RPA: Primavera P6, MS Project, UiPath RPA
- Engineering: AutoCAD, Revit

About Me

Civil Engineer with 9 years of experience across mega-scale infrastructure and building projects (Airports, Metro, Hotels, Residential) in Turkey, Qatar, the UAE, Montenegro, and Saudi Arabia, with combined project values exceeding \$25 billion. I specialize in technical office management, commissioning documentation workflows, technical handover, and the digital tracking of operation and maintenance processes throughout the construction lifecycle. I have a proven track record of leading technical teams, managing complex documentation, and driving delivery across multiple concurrent scopes. I am highly skilled in optimizing complex construction and handover phases through structured data and digital systems to ensure operational efficiency.

Projects

- Construction Stage Management Platforms** 2025-2026
Digital Construction Systems Manager - Thronis (Remote)
- Riyadh Metro - Line 3** 2024-2025
Technical Manager - CSI Global (Riyadh, Saudi Arabia)
Client: RCRC
Main Contractor: ANM
Project Size: 40.7 km line, 22 Stations, 2 Depots
Project Cost: 6 Billion Dollars
- Abu Dhabi International Airport** 2021-2024
Project Coordinator - CSI Global (Abu Dhabi, UAE)
Client: ADAC
Main Contractor: Trojan Construction Group
Project Size: 742,000 m² floor area
Project Cost: 2.9 Billion Dollars
- Portonovi Montenegro** 2020-2021
Sr. Technical Engineer - CSI Global (Herceg Novi, Montenegro)
Client: Azmont Investment
Main Contractor: Impresa Pizzarotti
Project Size: 260,000 m² site area
Project Cost: 920 Million Dollars
- A.M.M.R.O.C** 2019-2020
Technical Office Coordinator - CSI Global (Abu Dhabi, UAE)
Client: Edge Group
Main Contractor: Al-Faraa General Contracting
Project Size: 1 km² site area, 111,500 m² construction area
Project Cost: 350 Million Dollars
- Msheireb Downtown Doha** 2018-2019
Technical Team Lead - CSI Global (Doha, Qatar)
Client: Msheireb Properties
Main Contractor: Obayashi
Project Size: 310,000 m² construction area
Project Cost: 5.5 Billion Dollars
- Istanbul Grand Airport** 2017-2018
Site Engineer - Esen Yapı (İstanbul, Türkiye)
Client: DHMİ
Main Contractor: İGA
Project Size: 76.5 km² site area, 1.4 km² floor area
Project Cost: 12 Billion Dollars

Construction Stage Management Platforms

2025-2026

Digital Construction Systems Manager – Thronis

(Istanbul, Türkiye)

- Provided strategic advisory on the integration of digital project management ecosystems (CDE, CMMS, T&C) to ensure full compliance with international construction standards and specific contract requirements.
- Audited technical office workflows across multiple mega-projects, identifying operational bottlenecks and implementing digital architectures to streamline the final handover phases.
- Guided the structuring of asset data models and digital delivery requirements, ensuring that field data collection accurately matched the end-client's Facility Management (FM) needs.
- Advised senior contractor and client management on digital delivery strategies, ensuring strict technical compliance with industry standards such as ISO 19650.
- Evaluated digital platform capabilities against complex site realities, actively mitigating technical risks and workflow clashes prior to full-scale field implementation.
- Directed high-level technical workshops for senior stakeholders to validate digital handover strategies and ensure cross-departmental alignment on system deployment.
- Spearheaded the development of a long-term digital transformation roadmap, aligning multi-project technological needs with corporate operational goals and delivery timelines.
- Established standardized protocols for Common Data Environment (CDE) management, ensuring secure and efficient information exchange between all project stakeholders.
- Oversaw the technical interoperability between diverse construction management systems to ensure a seamless data flow from the design stage through to the final close-out.
- Defined and monitored key performance indicators (KPIs) for digital system utilization, providing data-driven insights to improve project-wide technological efficiency.
- Managed the technical evaluation and selection process for new construction technologies, ensuring all third-party solutions met stringent site-level reliability standards.
- Developed risk mitigation strategies for data integrity and system availability, ensuring the continuous operation of critical digital infrastructure on active project sites

Riyadh Metro - Line 3

2024-2025

Technical Manager - CSI Global

(Riyadh, Saudi Arabia)

- Directed commissioning and technical handover workflows across 7 subcontractors (MEP, Civil, Systems), ensuring alignment with RCRC and ANM project delivery milestones.
- Review and consolidation of commissioning plans, method statements, ITPs, and test procedures in line with project requirements.
- Oversight of equipment-level commissioning schedules and alignment with the overall project baseline program.
- Preparation and tracking of snag lists prior to temporary acceptance, including follow-up on closure with responsible subcontractors.
- Monitoring and analysis of subcontractor performance against contractual scope, schedule, and key deliverables.
- Facilitation of weekly technical coordination meetings with client representatives, consultants, and subcontractor teams.
- Review and validation of test reports, functional checklists, and commissioning documentation prior to submission.
- Integration of commissioning activities with QA/QC, safety, and access protocols to maintain field-level compliance.
- Coordination with the planning team to reflect commissioning sequences, float, and dependencies in the master schedule.
- Orchestrated the implementation of digital testing and commissioning (T&C) platforms, optimizing field data flow into executive-level progress reports and reducing approval cycles.
- Audit and control of technical documentation from subcontractors to ensure readiness for client inspections.
- Supervised and mentored a multidisciplinary technical operations team, ensuring high-quality data entry for the project's digital twin and maintenance systems.
- Preparation of acceptance documentation and commissioning dossiers in support of temporary handover.

Abu Dhabi International Airport

Project Coordinator - CSI Global

2021-2024

(Abu Dhabi, UAE)

- Coordination of documentation workflows and submission schedules for the pre-operational FM contract.
- Oversight of the preparation, review, and standardization of method statements and maintenance procedures.
- Preparation of monthly maintenance report consolidation, averaging between 10,000–20,000 reports per month.
- Led the digitization and integration of over 40,000 technical assets into a custom CMMS platform, establishing the data foundation for the facility management transition.
- Validation and structuring of the equipment hierarchy, asset classification, and location mapping within the CMMS database.
- Tracking and reporting of >400,000 Planned Maintenance and >50,000 Reactive Maintenance tasks, using CMMS analytics to support operational transparency.
- Bridged site operations and software development teams, translating complex operational requirements into structured digital workflows to drive system adoption.
- Follow-up and reporting on the snag rectification process, with over 40,000 issues tracked and closed within the first 2 years.
- Preparation of dashboards and summary reports to support client and consultant-level progress meetings.
- Coordination of document control and submission cycles for O&M manuals and equipment records.
- Management of the FM mobilization schedule, tracking the progressive onboarding of systems and zones into operational readiness.
- Support to the planning team in reflecting CMMS-based task loads and resource mapping into program updates.
- Continuous collaboration with QA/QC and HSE departments to align technical documentation with compliance requirements.
- Implementation of internal review loops to ensure that all submitted documentation met client format and technical expectations.
- Identification of process bottlenecks in submission and reporting workflows, followed by the rollout of corrective measures.

Portonovi Montenegro

Sr. Technical Engineer - CSI Global

2020-2021

(Herceg Novi, Montenegro)

- Headed the preparation and execution of the project-wide Commissioning Plan and Handover Packs for the One & Only Hotel, enforcing international quality standards.
- Preparation and delivery of the Commissioning method statements.
- Development of commissioning documentation packages, including checklists, inspection sheets, and functional test forms for various MEP systems.
- Managed the technical documentation lifecycle and stakeholder coordination during the global pandemic, ensuring uninterrupted handover progression.
- Support to the Cx team throughout the commissioning lifecycle, from planning and system readiness to testing and close-out.
- Acquisition and execution of additional contractual scope related to the preparation and submission of Operations & Maintenance Manuals.
- Compilation of O&MMs in alignment with client expectations, including equipment data sheets, procedures, and spare part lists.
- Interface between site engineers, technical office, and document control teams for coordinated submission and approval cycles.
- Review and organization of asset-level documentation to support handover readiness and long-term facility management.
- Coordination of consultant comments, responses, and re-submissions during iterative approval processes for technical documentation.
- Oversight of file structure and submission logs to maintain audit-ready records for commissioning phases.
- Quality control on all submitted commissioning forms to ensure completeness, and approval readiness.
- Liaison with client representatives and consultants during document reviews, clarification meetings, and final close-out stages.

Detailed Experience

A.M.M.R.O.C (On site), Abu Dhabi Plaza & Dubai Metro (Remote)

2019-2020

Technical Office Coordinator - CSI Global

(Abu Dhabi, UAE)

- Managed a multidisciplinary technical office team across Dubai and Al Ain, standardizing O&M documentation and asset delivery for defense-sector requirements.
- Development of prioritized work schedules based on project-specific deadlines, client urgency, and system readiness across MEP, and architectural scopes.
- Technical review and quality control of engineering deliverables, ensuring alignment with client templates, project specifications, and contractual obligations.
- Oversight of documentation packages including method statements, training manuals, and O&M manuals.
- Structured assignment of tasks to remote engineers, ensuring balance of workload and adherence to delivery timelines.
- Management of the submission cycle, including uploading, tracking, and responding to consultant/client feedback through controlled communication.
- Review and interpretation of consultant comments to clarify technical and formatting expectations for the documentation team.
- Continuous coordination between remote technical teams and on-site project stakeholders to maintain alignment on priorities and progress.
- Coaching and mentoring of junior engineers on documentation standards, client requirements, and handover deliverable structure.
- Central point of contact between documentation team and client-side engineers for all matters related to close-out scope.

Msheireb Downtown Doha

2018-2019

Technical Team Lead - CSI Global

(Doha, Qatar)

- Delivered O&M and Training Manual packages valued at 800,000 QAR ahead of the baseline schedule, ensuring 100% compliance with client specifications.
- Secured a supplementary Asset Register scope worth 500,000 QAR through proactive client-side engagement and demonstration of technical capability.
- Executed the additional Asset Register scope independently, delivering structured equipment data sheets on time and to full client satisfaction.
- Earned a promotion to Technical Team Lead for Phase 1C, taking over a critical delivery phase and directing a 10-person engineering team.
- Managed the accelerated delivery of 200+ backlogged handover documents, successfully recovering the timeline and meeting aggressive project deadlines.
- Controlled task distribution and milestone tracking for the documentation team to maintain a high-volume, consistent output of project deliverables.
- Conducted comprehensive technical reviews across multiple engineering disciplines (MEP and Architectural) to guarantee cross-disciplinary consistency.
- Instituted structured internal quality review procedures, which directly streamlined consultant approval cycles and drastically reduced document resubmission rates.

Istanbul Grand Airport

2017-2018

Site Engineer - Esen Yapı

(İstanbul, Türkiye)

- Supervised daily civil finishing works, including blockwork, plastering, and ceramic installations, across designated zones within the 1.4 \$km^2\$ terminal.
- Coordinated assigned subcontractor teams on the ground to keep finishing activities moving in alignment with the daily project sequence.
- Monitored site progress and workmanship, checking that material usage and labor productivity met baseline quality benchmarks.
- Identified and escalated on-site execution issues, working closely with QA/QC and planning departments to resolve clashes and prevent rework.
- Verified field installation methods and material deliveries against approved technical submittals and project specifications.
- Accompanied client representatives and design consultants during official site walkdowns and technical inspections.
- Logged daily site activities, compiling accurate manpower reports and progress summaries to feed into the master tracking system.
- Enforced HSE protocols on the ground, ensuring subcontractor crews maintained safe working practices in high-traffic construction zones.
- Tracked and cleared snag list items, supervising final touch-up works to get specific areas ready for the handover stage.