

Wind International Wishes Clients a Happy Norooz



We would like to take this opportunity to wish all of our clients a Happy Iranian New Year, and with it blessings and success.

We thank you for your constant support and commitment to us and our projects and hope that this year will prove to be mutually beneficial for all concerned.

Wind International Expands Property Portfolio



Int'l Design & Property Development Inc.

Dr. Azizi, Chairman of Wind International Design and Property Development, has acquired 5 luxurious villas at the spectacular Al Salam City in Umm Al Quwain. Al Salam City is a masterpiece of modern planning and a vision of the way all cities should be.

It is a city with luxury villas, apartments, malls and shops, restaurants, mosques, schools, hotels, and office towers and is set to cover 220 million square feet, where 500,000

people are to either reside or work. It will only be 30 minutes away from Sharjah. The city is set to be developed by Tameer.

Dubai issues property law



Taken from Zanya.com

Dubai In a landmark move, the Dubai Government yesterday issued a long-awaited property law that legalizes foreign ownership of properties in pre-designated areas in the emirate.

His Highness Shaikh Mohammad Bin Rashid Al Maktoum, Vice-President and Prime Minister of the UAE and Ruler of Dubai, yesterday issued Law No. 7 that legalizes freehold ownership of land and property for UAE and GCC citizens, while allowing the same rights to non-GCC expatriates to pre-designated areas that will be approved by the Ruler of Dubai.

Non-GCC expatriates will be given the right to acquire freehold and 99-year lease property, in areas designated by the Ruler.

The law comes nearly four years after the government first announced freehold ownership to expatriates, grouped under three Dubai-government owned entities Emaar Properties, Nakheel and Dubai Properties. More than 13,000 expatriate families have already moved to their new homes, without securing title deeds in their names, while another 7,000 are expected to move in by the end of the year.

The new law paves the way for expatriate homeowners to register their properties in their names with Dubai Lands and Properties Department, which has been gearing up for the rush in registration.

The law will be followed by a number of new bylaws that will identify the freehold areas in Dubai and determine the registration fees and procedures.

"The law sets out the framework for freehold real estate ownership in Dubai. It confirms the right of UAE and GCC nationals to own property and makes provision for foreigners to own real estate as well," said Mohammad Ali Al Abbar, chairman of Emaar Properties.

"This will give a boost to the secondary market in real estate. This is a development to be welcomed, since it will be another sign of growing confidence in the market," said Sa'ad Abdul Razzak, chief executive of Dubai Islamic Bank.

UAE nationals can own property on 99-year lease and freehold anywhere in Dubai

Expatriates can own property on 99-year lease and freehold only in designated areas

The Dubai Lands Department will be the final registration authority for properties

Bylaws will be issued to determine locations of freeholds as well as registration and transfer fees, which are currently 2% of the property value)

The Land Department will issue booklets and guidance for property registration soon

Hectic activities are expected at the Lands Department Dubai recorded Dh32.1 billion worth land transaction in 2005.

Expert says Middle East construction boom is driving need for facilities management.



Taken from menareport.com

Booming growth in the Middle East construction industry is driving an urgent need for effective facilities

management in the region to help developers save money, a leading FM expert says.

John McIntosh, Head of Facilities Management for global building services specialists Currie & Brown, will tell delegates at a major new industry event in Dubai why there is a movement to re-assess the methodology for planning and managing FM services in real estate projects.

Currie & Brown will launch its range of facilities management consultancy services in the Middle East at FM EXPO, taking place Dubai's World Trade Centre from 4-6 June.

John McIntosh, who will address delegates attending the event's seminar program, says: "Facilities management is very well established in Europe where there is a tendency to invest heavily at the inception of a building to ensure that finances invested in the building are saved in the long term through efficient management and design.

"By contrast, management of real estate projects in the Middle East has traditionally been handled by landlords, owners and appointed managers without, possibly, sufficient focus on effective integrated facilities management or the effect such a strategy has on long term cost management and standards of service."

"With the construction sector booming across the region at the moment, the need for a greater understanding of FM and how it can save companies money has never been greater."

An emerging concept in the Middle East, facilities management advocates an integrated approach in order to manage the built environment effectively from inception and throughout its life.

Currie & Brown has handled a wide range of FM projects around the world and aims to capitalize on the major growth anticipated for the industry in the Middle East as developers seek to protect investments.

Backed by 20 years experience in the Middle East, the company has a strong regional presence, with offices in Dubai, Abu Dhabi, Muscat and Qatar.

Dania Dayeh, Currie & Brown's Business Development Coordinator for the Middle East said: "The arrival of FM

EXPO is very timely, since the benefits of FM are now beginning to be understood in the Middle East. We will be using the event as a platform to introduce our services to key players in the region.”

“Effective facilities management is fundamental to the success of any organization and contributes to the delivery of its strategic and operational objectives while providing a safe and efficient working environment.”

Jointly organized by UAE-based event management and marketing specialists, Streamline Marketing Group, and exhibition organizers dmg world media, the event’s program of seminars will present a number of global experts addressing pertinent topics including, business community risk management, quantifying FM values and intelligent buildings.

FM EXPO will be run alongside the Office Exhibition, Hotel Show and the InRetail exhibition, all of which have clear links to facilities management.

An emerging concept in the Middle East, facilities management is the integrated management of all types of built environments from commercial towers, to oil refineries, to hospitals. FM practitioners oversee the management of a building from its inception, providing a complete range of services such as property strategy, space management, communications infrastructure, building maintenance, administration and contract management.

Exhibitors are anticipated to attend FM EXPO from the environment, energy, health and safety, IT, maintenance, management, property services and security sectors in the Middle East, Europe and worldwide. They will have face-to-face meetings with decision-makers who have major projects planned and are responsible for purchasing and specifying numerous products and services.

Visitors will consist of a wide range of key decision makers, including architects, property developers, building maintenance managers and managing directors. Around 10,000 visitors are expected to attend the four exhibitions running in tandem, and they will have the chance to examine the latest facilities management trends, and developments in the region, during a program of high quality, educational seminars.

Dubai Maritime City rises



Taken from Ameinfo.com

Dubai Maritime City has announced that reclamation work for its man-made peninsula has reached 87% of its total reclamation work, in order to meet the January 2007 deadline. The total volume of reclaimed material is now over 30 million cubic meters spread over a land area of approximately 216 hectares.

Rents to stay high



Dubai's new property law legalizing foreign ownership of properties in designated areas will not have a major impact on the local rent market, according to Asteco Properties CE Elaine Jones quoted in Gulf News. Jones says more residents are likely to buy properties, but a rental supply shortfall will continue with more families coming in.

Picture of the Week:



H-beams removal for parking area

For the latest progress and pictures from Wind Tower I and II, please visit:

Wind Tower I

<http://www.farayand.org/wind%20process/process%20page.htm>

Wind Tower II

<http://www.farayand.org/wind%20process/process%20pageii.htm>

Note: To click on the above links, hold Ctrl and click with the left mouse button simultaneously