RUBY - REHAB EL-KANZI

INTERNATIONAL DESIGN, CONSTRUCTION & TECHNICAL GOVERNANCE EXPERT

RIBA Chartered Architect • Principal Designer (CDM & Building Regulations) • Senior Design Manager. APMP. APS PD

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PROFESSIONAL PROFILE

International architecture and construction professional with over 25 years of experience leading and coordinating complex, high-value projects across the United Kingdom, Middle East, North Africa, Europe and China. Combines architectural expertise, multidisciplinary design leadership, technical assurance and statutory compliance with a record of strengthening project governance and supporting successful delivery.

At Mace Construct, serves as Senior Design Manager on major London developments, including the £600m Salisbury Square Development. Her work has improved planning and building-control governance, accelerated approvals and established reporting frameworks for senior decision-makers. Beyond project delivery, she contributes to industry capability through university guest lecturing, mentoring and advocacy for women in construction.

She is particularly interested in applying international project experience to knowledge exchange, professional mentoring and collaborative initiatives that improve the quality, safety and delivery of the built environment.

SELECTED IMPACT

- Governance and programme assurance — re-established building-control governance, contributing to approximately 12 working days of programme recovery in 2025 and a reported 15% reduction in approval-loop cycle time.
- Complex stakeholder coordination — engages with public-sector clients, planning and building-control authorities, Historic England, utilities, design consultants and contractors on sensitive, multi-building developments.
- Business contribution — contributed to bids with a combined value of £390m, including £240m of successful bids; commended by a Mace Managing Director for her contribution.
- Knowledge transfer — guest lecturer at UCL and involved in mentoring architecture, engineering and construction students and apprentices.
- International technical delivery — supported projects and professional assignments in the UK, UAE, Bahrain, China and Libya, including a US military facilities-survey programme in Bahrain.

AREAS OF EXPERTISE

Strategic Design Management • Technical Governance & Assurance • CDM Principal Designer • Building Regulations & Planning Compliance • Programme Risk & Reporting • Multidisciplinary Team Leadership • BIM & Digital Coordination • Design-to-Cost / Value Engineering • Client & Public-Authority Engagement • Mentoring & Knowledge Sharing

PROFESSIONAL EXPERIENCE

Senior Design Manager | Mace Construct, London | 2022–Present

- Leads shell-and-core design management and works across technical compliance, planning conditions and building-control interfaces on the £600m Salisbury Square Development, involving multiple buildings and a Grade II-listed asset.
- Co-developed a monthly design management dashboard integrating programme, risk, CDM and compliance indicators; the approach evolved from an earlier framework developed at Belgrove House.
- Restructured planning-conditions tracking into an accountable governance process with clearer root-cause analysis, escalation and senior-management visibility; 40 conditions discharged and 16 submitted to the local planning authority.
- Strengthened building-control submissions and status processes, contributing to measurable programme recovery and shorter approval cycles.
- Appointed CDM Principal Designer Designated Individual in April 2025 for Salisbury Square; coordinates design-stage health and safety duties and related governance interfaces.
- Contributed to work-winning activity covering Belgrove House (£150m, won), Limehouse Police Station (£90m, won) and the MSD Fit Out tender (£150m).

Selected projects: Salisbury Square Development (£600m); Belgrove House (£150m, life sciences and commercial).

Senior Design Manager & Design Lead | Wates Construction, London | 2018–2022

- Led the design interface between clients, contractors, consultants and site design managers on complex mixed-use commercial projects.
- Coordinated design programmes, procurement requirements, technical workshops and buildability reviews; embedded BIM model federation and clash detection to identify design conflicts before construction.
- Supported design-to-cost requirements, safe delivery and initiatives to encourage women into construction; shortlisted for mentoring and industry recognition.

Selected projects: Borough Yards (over £120m); Regent's Wharf (over £50m).

Design Manager | Balfour Beatty Construction, UK | 2014–2018

- Managed multidisciplinary design coordination, tender and pre-construction documentation, consultant information and technical approvals across education, residential, infrastructure and coastal-defence projects.
- Chaired design development meetings, supported value engineering and applied BIM Level 2 practices with NEC3 and JCT contract environments.

Selected projects: Southsea Coastal Flood & Erosion Risk Management Scheme (£97m); University of Bristol Fry Mathematics Building (£30m); Beaconsfield Relief Road (£6.5m).

Project Director | KANZIA Limited, London | 2012–2014

- Directed architectural consultancy services for a Wembley Park mixed-use development, including early design, stakeholder engagement and planning submission; mentored architectural assistants.

Architectural Project Manager | HDR International, London | 2008–2012

- Managed project coordination, budget, programme, stakeholder reporting and specialist procurement for research, higher-education and life-science facilities, including work connected with King's College London.
- Undertook site quality-control inspections, commissioning-document review and handover coordination for specialist facilities.
- Served as field project manager for US Navy Fifth Fleet and US Air Force facilities surveys in Bahrain; coordinated 94 building surveys covering approximately 1.5 million sq ft and reported to senior military stakeholders.

INTERNATIONAL LEADERSHIP, RECOGNITION & KNOWLEDGE SHARING

- Awarded first prize in the Shanghai CBD City District international design competition and second prize in the Water Lily City competition in Vietnam.
- Visiting lecturer at UCL Bartlett School of Architecture; provides design-management perspectives to architecture and engineering students. Additional student mentoring has involved London South Bank University, University of Westminster and Chelsea College of Art.
- Shortlisted for Wates Chairman's Award (Mentor of the Year, 2021) and London Construction Awards (Women in Construction, 2022); engaged in industry initiatives to widen participation.

EDUCATION & PROFESSIONAL CREDENTIALS

BSc Architecture — Ain Shams University, Cairo

MA, Computer Imaging in Architecture (Merit) University of Westminster

Postgraduate Diploma, Professional Practice (RIBA Part 3) University of Westminster

RIBA Chartered Member • ARB Registered • RIBA Principal Designer (CDM & Building Regulations)

APMP (Association for Project Management) SMSTS • CSCS

NHBC. (Approved Principal Designer) . APS PD

BIM Level 2 • AutoCAD • Revit • Navisworks • Field 360 • Microsoft Copilot Black Belt (Mace internal)