



HA HOMANN
ARCHITECTS





Emanuel Homann

CEO & Founding Partner
Brilon



Omid Iradjpanah

CEO & Geschäftsführer
Frankfurt



Kathrin Starcke

COO
Berlin



Bernd Befort

Head of Engineering
Frankfurt



Jens Hartmann

Head of Finance
Brilon



Stanley Reich

Head of Architecture
Düsseldorf

With more than 40 years of expertise,
we support and advise our customers throughout the entire
construction process - from preliminary discussions to final
acceptance.

As a digital pioneer in the industry, we are already utilising the
technical possibilities of tomorrow.

- 1981 born in Paderborn
- 2000 – 2007 studying Architecture at TU Braunschweig & TU Darmstadt
diploma as Dipl.-Ing. Architekt (TU)
- 2003 – 2005 Steffen & Peter Architekten, Frankfurt am Main
- 2005 – 2008 GMP, Frankfurt am Main
- 2008 – 2016 Homann Architekten, Brilon
- 2014 – 2016 studying building law LL.M. at University of Marburg
- 2016 founding Homann Architekten Part GmbB
- 2021 founding Homann GmbH

- | | |
|----------------------------------|--|
| • Municipal theatres, Frankfurt | workshop extension |
| • City of Worms | culture & conference center Worms |
| • Hospital Fulda | extension of the ward block |
| • Elisabeth Hospital, Olsberg | extension of operating room and part 3 of the clinical building |
| • District of Hochsauerlandkreis | renovation of vocational college Olsberg |
| • District of Hochsauerlandkreis | new construction of a rescue station |
| • HDZ Bad Oeynhausen | new construction of 5 operating rooms, two nursing stations & service yard |
| • Centrotherm | new construction of high-bay warehouse and production facilities |
| • Hospital Herford | renovation of the ward block |
| • Hospital Herford | extension of mother/child treatment ward & child ward with IMC |
| • Münchener Grund | new construction of 140 apartments & an underground car park |
| • St. Josefs Hospital, Gießen | extension & increasing of the existing clinic |



- 1973 born in Teheran, Iran
 - 1996 – 2003 studying Architecture at Hochschule Darmstadt
diploma as Dipl.-Ing. Architecture
 - 2002 – 2007 working at: Körner+ Ewald, Prof. Hochstetter + Partner,
Fritsch + Ruby, CFT GmbH
 - 2007 Real estate economist (IREBS)
 - 2007 – 2010 Owner representation RFR Management GmbH
 - 2011 – 2013 Owner representation GGM Real Estate Management
 - 2013 – 2014 Senior Investment Manager Garbe Logistics AG
 - 2014 – 2016 Technical Director CR Technical Solutions GmbH
 - 2016 – 2017 Head of Project Management Blackstone PM (Germany) GmbH
 - 2018 – 2019 Head of Project Management PCM Project & Construction Management GmbH
 - 2019 – 2021 Head of Project Management x+bricks /s+bricks Management GmbH
 - 2021 – 2023 Senior Adviser Freelancer
 - 2023 – 2024 Senior Adviser Arcadis Germany GmbH
 - since 07/2024 CEO & Managing Director Homann GmbH
-
- BMW New construction of production building
 - Real Re- & restructuring of 270 hypermarkets
 - BRITA GmbH New construction of production building
 - Asset- und Projektmanagement:
 - Messe Turm, Pollux
 - Loopside, München
 - Domus Portfolio, Düsseldorf
 - Tower Portfolio, Bundesweit
 - NPL Objekte Herti, Mozartplatz



- 1981 born in Bremerhaven
- 2000 – 2008 studying Architecture at TU Braunschweig, diploma as Dipl.-Ing. Architekt (TU)
- 2008 – 2009 Carpaneto Schöningh Architekten, Berlin
- 2009 – 2011 Clarke und Kuhn Architekten BDA, Berlin
- 2011 – 2014 Playze, Berlin
- 2015 – 2020 GRAFT Gesellschaft von Architekten GmbH, Berlin
- since 2020 Branch manager Homann GmbH, Berlin
- since 2022 Chamber of Architects Berlin

- Easton House Berlin (Greensite) redevelopment / rebuilding, LPH 1-8
- Chapel redevelopment, LPH 1-9
- Tempelhofer Ufer 1 Büro rebuilding / new building, LPH 3-8
- Mercedes-Benz development of a new retail solution – concept, piloting, engineering, roll-out, LPH 1-9
- Mercedes-Benz rebuilding NDL Salzufer, Böblingen and Sindelfingen, LPH 1-9
- Police division redevelopment, LPH 1-3
- Beelitz-Heilstätten repurposing of 3 listed sanatoriums in residential building, LPH 1-4
- Maison Machtum new construction of a villa in Luxembourg, LPH 1-8 & project management
- Domaine Thermal Mondorf restructuring of a thermal spa
- VIA Berlin conversion of a factory floor into workshops for people with handicaps
- Structure Publisher conversion / extension of a building into a retail shop



Bernd Befort

CV & Projekte

- 1980 born in Langen-Dreieich
- 1996 – 2000 Training as an electrician
- 2002 – 2008 studying architecture at FH Frankfurt
diploma as Dipl.– Ing. (FH)
- 2009 – 2012 Schneider + Schumacher, Frankfurt
- 2012 – 2020 ATP Architekten, Frankfurt
- since 2020 Homann GmbH, Frankfurt

Selection of projects

- | | |
|---|--|
| • Headquarter Engelbert Strauss
Biebergemünd | New construction, LPH8 |
| • Mercedes Benz Hauptniederlassung
Frankfurt | Remodelling, LPH 8 |
| • St. Vinzenz Krankenhaus
Hanau | New construction and expansion, LPH 8 |
| • Jungheinrich AG, Konzernzentrale
Hamburg | New construction and expansion, LPH 8 |
| • Heraeus Schneidgut- und Gefahrenstofflager
Hanau | New construction, LPH 8 |
| • Nord Micro Logistikhalle mit Büroeinheiten
Frankfurt | New construction, LPH 8 |
| • St. Josefs Krankenhaus
Gießen | Conversion and extension of existing hospital
during ongoing hospital operations LPH8 |
| • PTS Station
Flughafen Frankfurt | Extension PTS Station T2 Level 02+03+04,
Demolition and new construction as well as
extensions to existing buildings/ ongoing
airport operations, LPH 8 |



Jens Hartmann

CV & Projekte

- 1978 geboren in Brilon
- 1996 – 1998 Apprenticeship as an industrial clerk
- 1998 – 2001 Order management, Impuls Küchen GmbH, Brilon
- 1999 – 2002 Training as a state-certified business economist
- 2001 – 2007 Controlling, Impuls Küchen GmbH, Brilon
- 2007 – 2012 Accounting/Controlling Division Manager, Impuls Küchen GmbH, Brilon
- 2012 – 2014 Managing director, Impuls Küchen GmbH, Brilon
- 2014 – 2024 Commercial Managing Director, Impuls Küchen GmbH, Brilon
- seit 2025 Head of Finance, Accounting & Human Resources



- 1962 born in Tomsk
- 1979 – 1984 studying architecture at TU Kischenev, diploma as Dipl.-Ing. Architekt (TU)
- 1990 – 1992 Werk Gruppe, Lahr
- 1992 – 1994 Planungs Gruppe 5, Berlin
- 1994 – 1996 HPP, Düsseldorf
- 1996 – 1998 Eller Meier Walter, Düsseldorf
- 1998 – 2008 Schwitzke und Partner, Düsseldorf
- 2008 – 2020 Reich & Wamser, Düsseldorf
- since 2020 Homann GmbH, Düsseldorf

- Hotel Sommerau, Schwarzwald LPH 1 – 3
- Federal Ministry of Justice, Berlin LPH 1 – 3
- Deutsche Bank Quartier Zukunft, Berlin LPH 1 – 3
- Freestyle Academy, Moskau LPH 1 – 3
- Olympic Village, Sochi LPH 1 – 3
- P-Grad City an Kaspischen Meer LPH 1 – 3
- Matlas Mountain Resort LPH 1 – 3
- Retail Design for SIGNA LPH 1 – 3

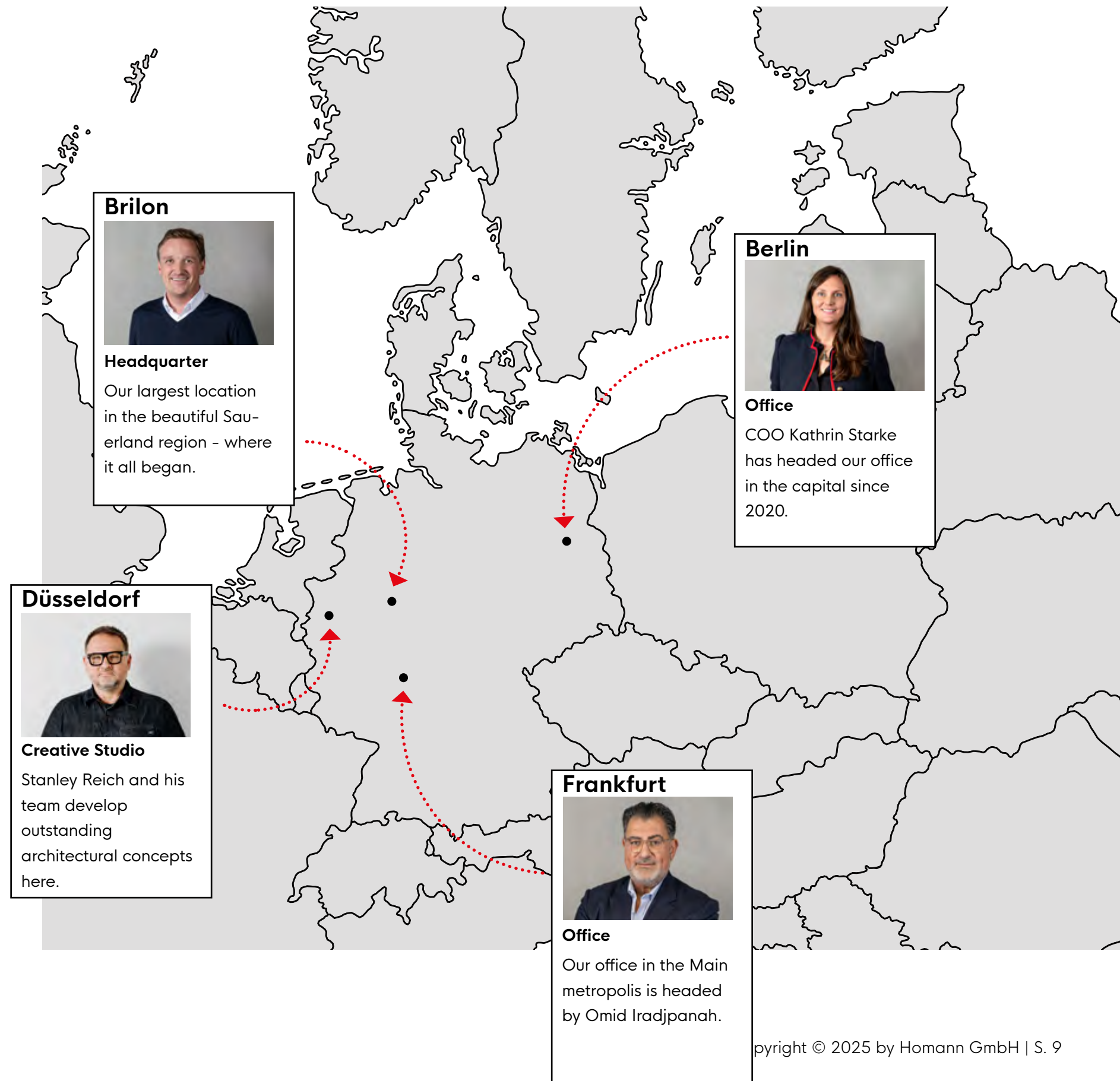


Sites

Short distances - fast responses

Due to the constant further development of our company and the expansion to several locations throughout Germany.

We have built up a network that enables us to respond as quickly as possible to all our customers.



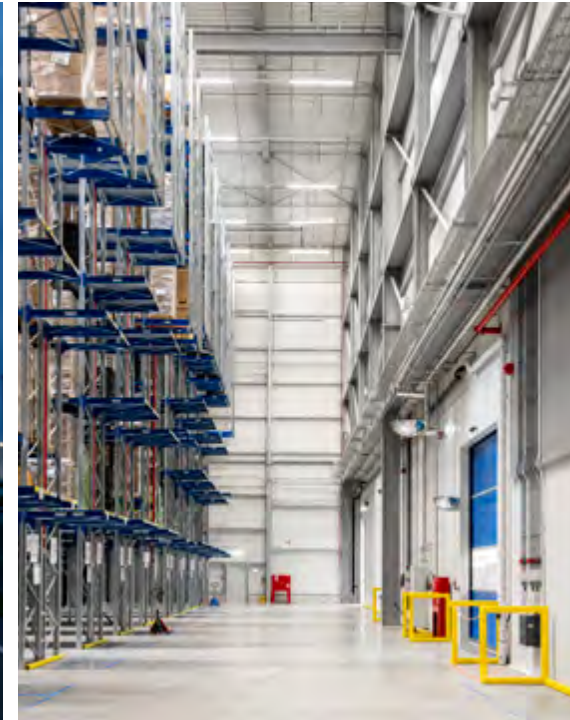


Projects





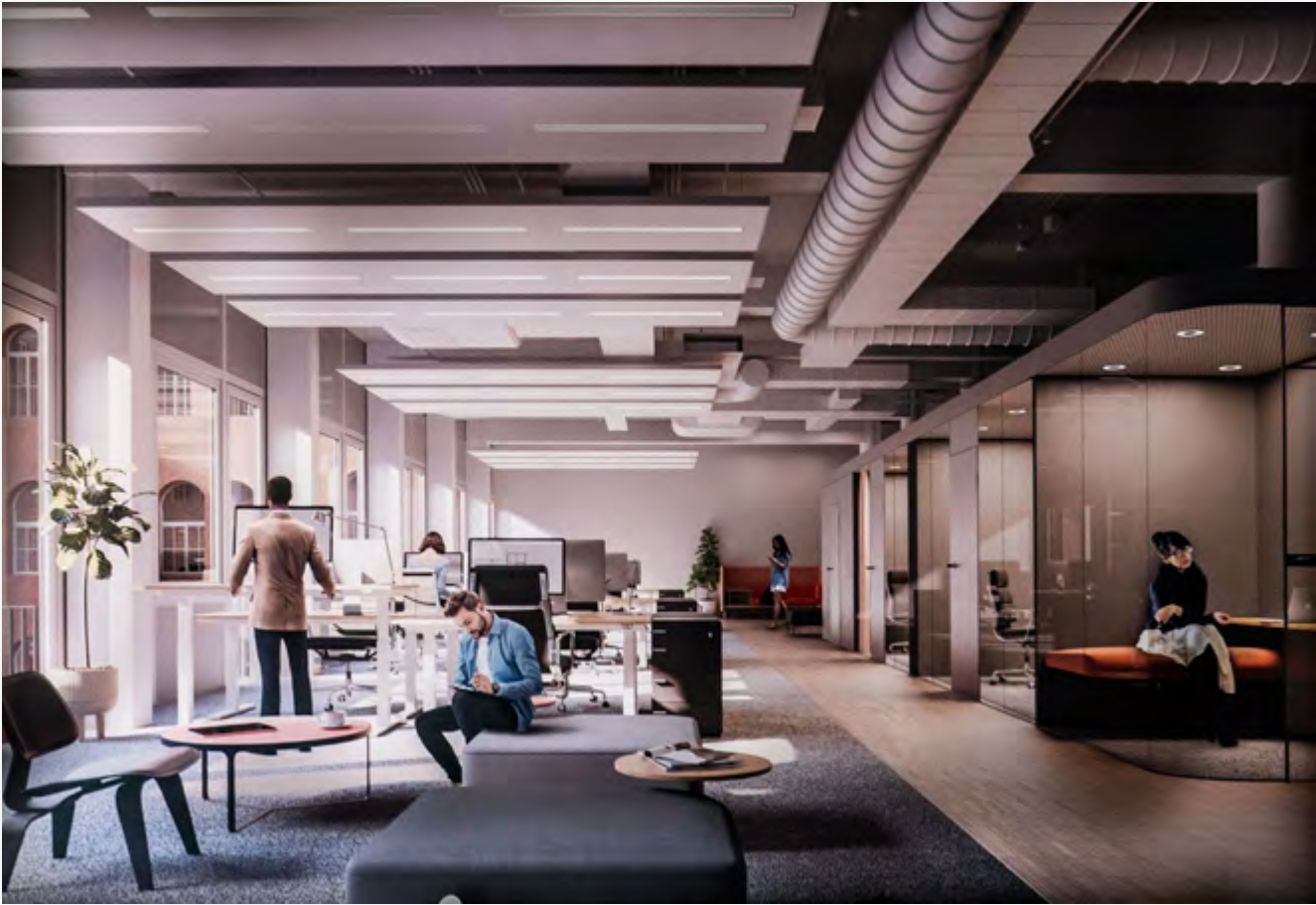












Existing buildings

Refurbishment of a commercial space as assisted living for the elderly



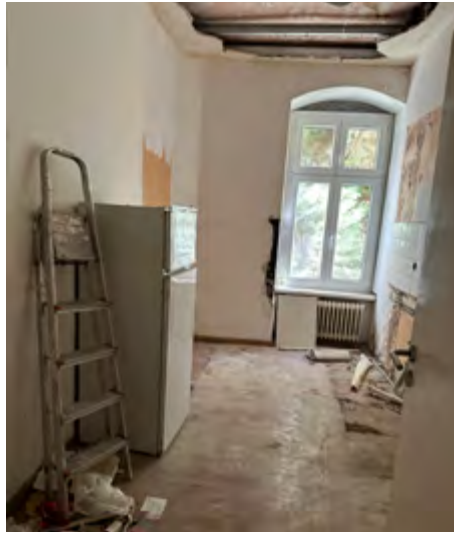
Existing buildings

Office space expansion



Existing buildings

Refurbishment of 140 residential units and medical practices



Standardised kitchen planning
for all residential units



Creation of a BIM model



Expertise



Architecture

Architecture is our passion

We are passionate about good architecture. But what does good architecture mean?

For us, three aspects count above all:

- aesthetics
- functionality
- sustainability

When we design a building, an important principle is that it blends harmoniously into its surroundings – or consciously stands out as a counterpart. And sometimes it also stands out as a landmark.



We see buildings as total works of art.
Ideally, the interior and exterior interact perfectly.
People as users take centre stage.

Therefore, factors such as ergonomics, acoustics,
environmental compatibility and comfort play
the most important role in the creation of these
spaces while taking cost efficiency and budget into
account.



We analyse whether the use of the building or property is better suited to an office building, residential building or hotel.

We do this by taking into account factors such as the neighbourhood, market situation and building regulations.



Once you have planning permission, the time has come for Homann Engineering to take over. Our architects and civil engineers will take on all the tasks of HOAI construction phases 5 to 9 for you:

- We draw up the implementation planning
- We calculate the required quantities of building materials
- On this basis, we draw up the tenders and bills of quantities
- We are involved in the awarding of contracts



With our 3D laser measuring devices, we have state-of-the-art methods at our disposal to capture and precisely reproduce existing properties.

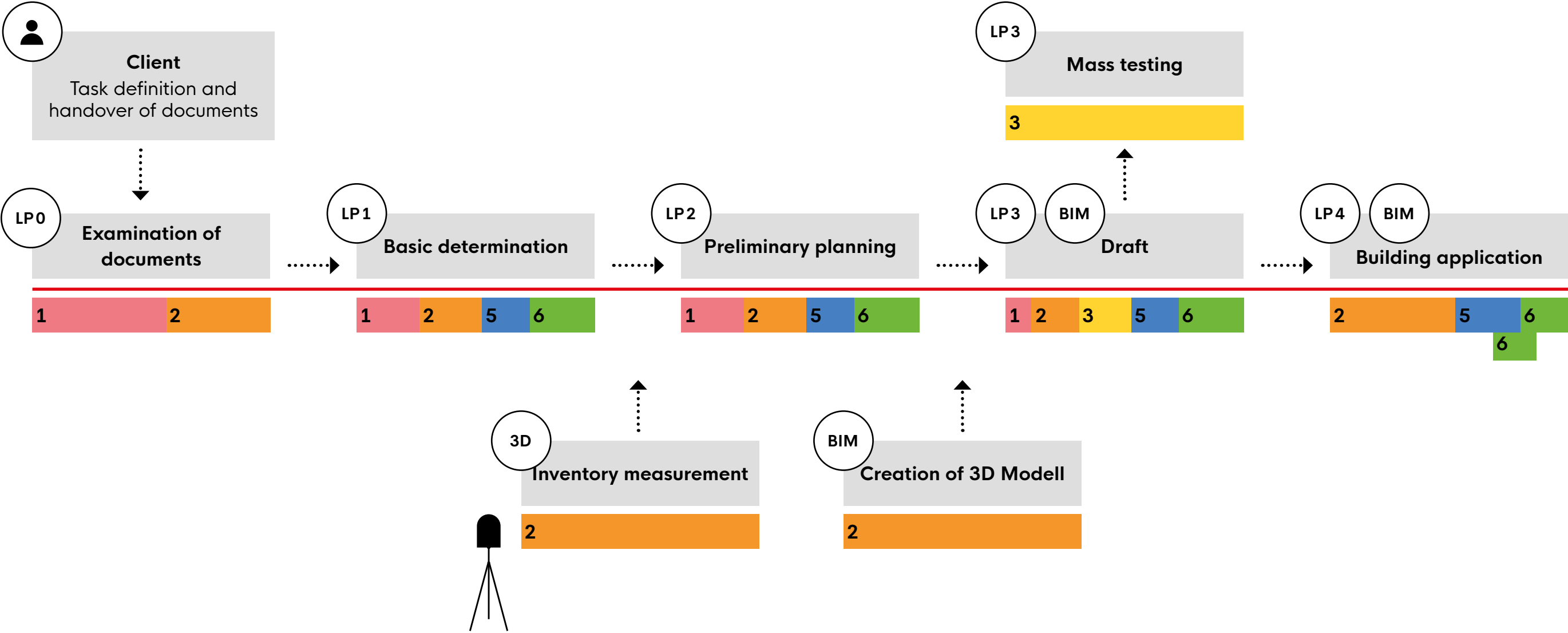


In our Homann Urbanism division, we actively shape the appearance of cities and neighbourhoods, taking into account the surroundings and market situation.



Procedure of the planning phase





Team 1

Creative Studio

Team 2

Architektur & Innenarchitektur

Team 3

Engineering
(Finance, Tendering, Accounting)

Team 4

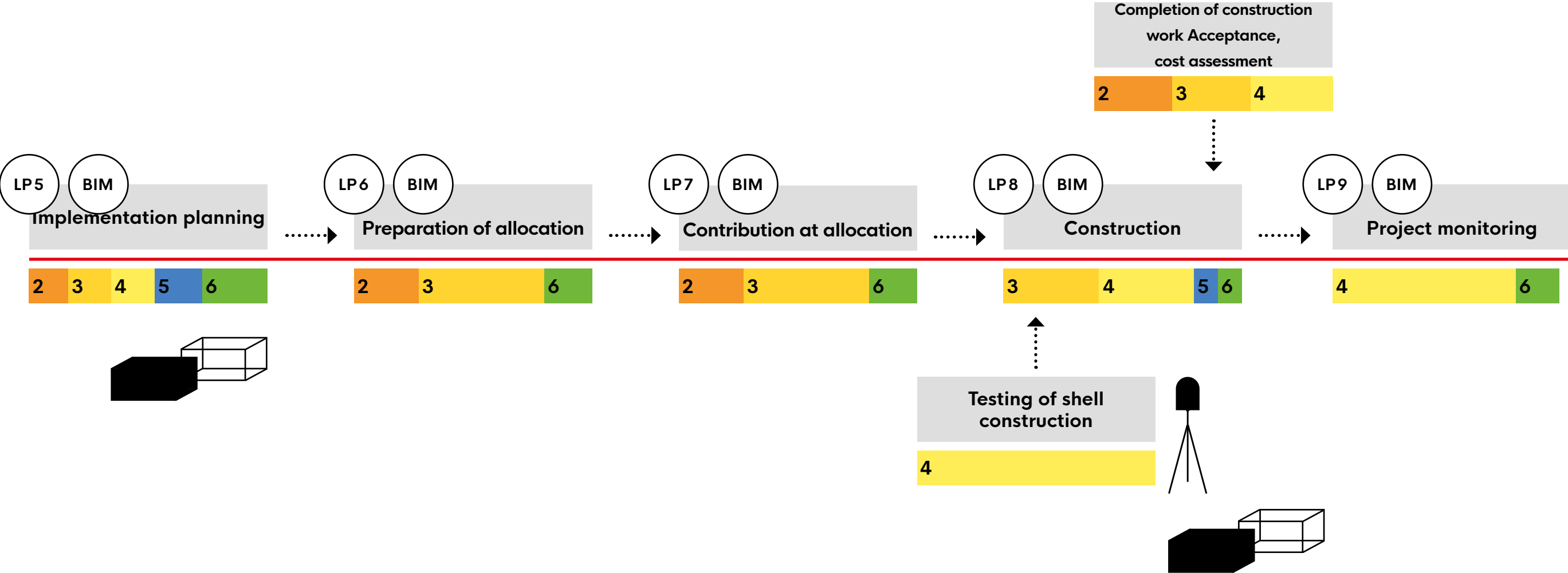
Engineering
(Object monitoring)

Team 5

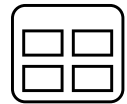
Structural design,
Fire protection,
Sound insulation,
thermal insulation)

Team 6

TGA



Team 1	Team 2	Team 3	Team 4	Team 5	Team 6
Creative Studio	Architektur & Innenarchitektur	Engineering (Finance, Tendering, Accounting)	Engineering (Object monitoring)	Structural design, Fire protection, Sound insulation, thermal insulation)	TGA



Scope of coordination

Client, user, structural engineering, FI HLS, FI ELT, FI, fire protection, sound/heat insulation, SiGe coordinator, authorities, etc.



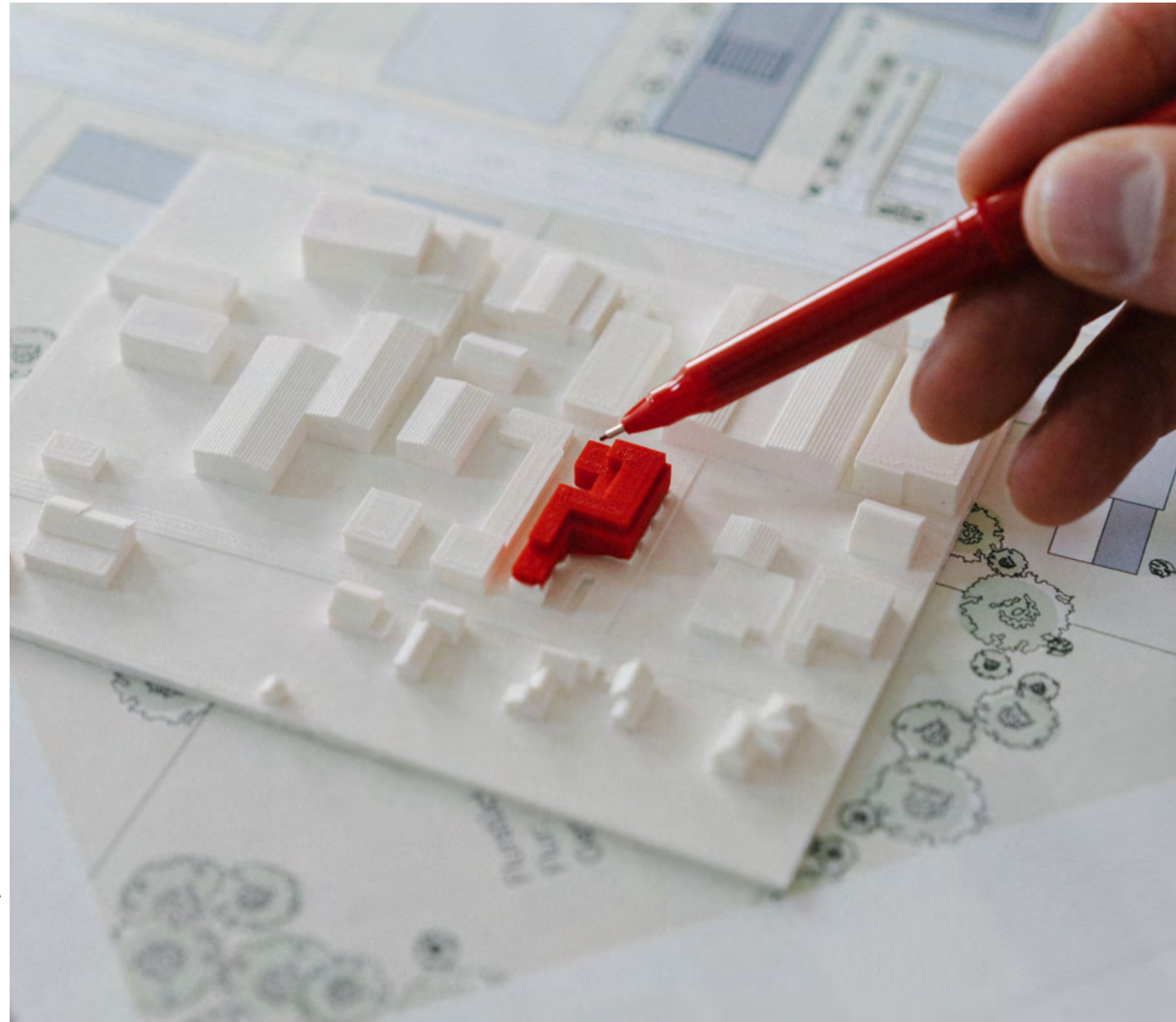
Representation

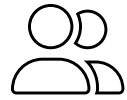
Protocols, interface catalogues, visualisations, 3D models, process presentations, etc.



Coordination tool / Communication tool

Planning meetings in Berlin and Homann Architects Berlin office, client jour fix, site visits, video/telephone conferences, email correspondence etc.





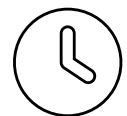
Who?

Team Engineering & Architecture



Does what?

- Cost determination in construction-related rough specifications (by trade)
- Price determination of the bills of quantities
- Cost comparison with cost estimate
- Cost estimate with contract award
- Settlement and cost update with forecast
- Cost breakdown with proof of utilisation



When?

At any point during the project, the costs of the various phases can be compared with the current cost status.



On what basis?

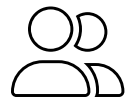
- Customer agreements
- 3D model, mass calculations
- current planning results
- profitability analysis



How?

- BKI-Baukosten DIN 276
- Own construction cost database
- NOVA AVA
- STLB etc.

We secure and optimise your project workflow



Who?

Team Engineering & Architecture



Does What?

- Rough plan, target plan and planning plan
- Personnel deployment plans (within the office)
- Construction schedule and resulting award schedule
- Timetable updates with forecasts
- Coordination of schedules with different construction methods and construction techniques, e.g. building with prefabricated elements, use of drying accelerators
- Drying accelerators, modular construction methods, etc.
- Individual schedules for existing buildings or preparatory measures
- Linking of schedules with an overall project plan
- Monthly status reports with traffic light system, schedule synchronisation with MS Project
- Structured construction diary with photo documentation, weekly handover



When?

Constant deadline coordination
from planning to completion



On what base?

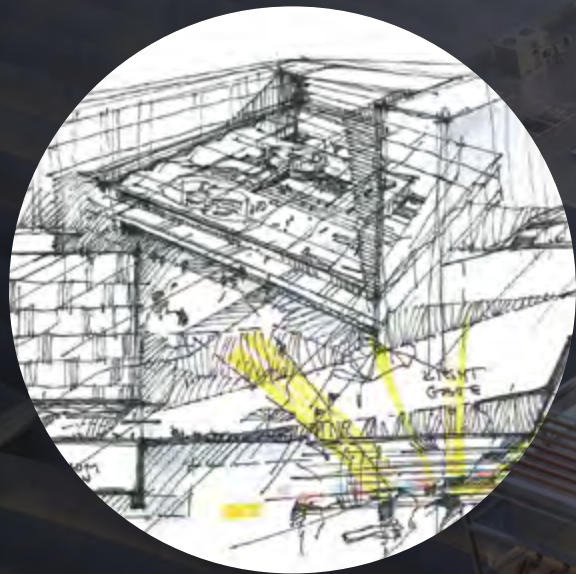
Client contracts, current planning, mass determination
& construction cost calculation



How?

35 years of professional experience, MS Project, Planradar, MS Office

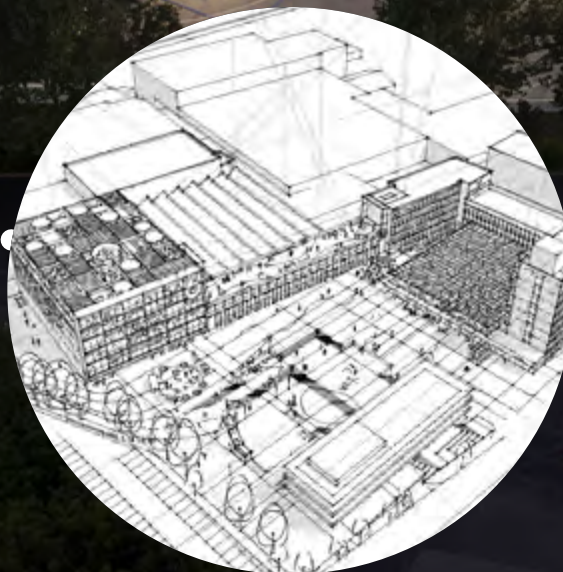




Stanley Reich and his team develop outstanding architectural concepts off the beaten track.



With their special feeling for trends, shapes and colours they take care of a project from the first sketch up to the final draft.




We take care of perspective, light, details
and let your project come alive.



With our visualisations
your idea becomes reality.



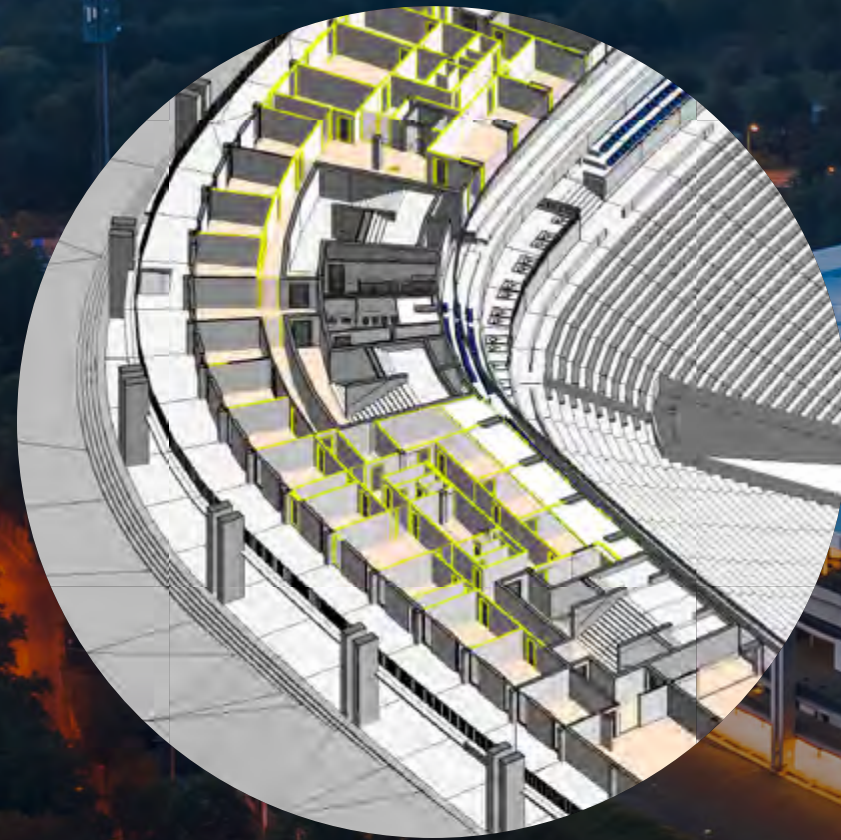
We capture the essence
of your brand and create
a unique design.



Afterwards we develop
a solution for every purpose.

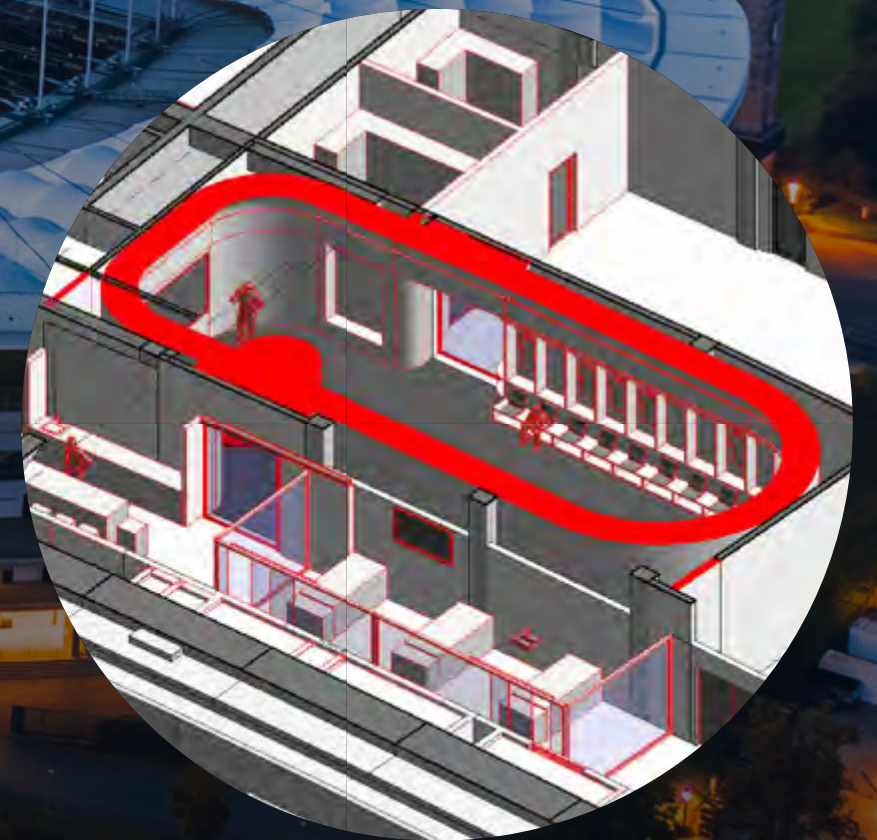
BIM

Your building's digital twin



Especially for large construction projects, like our stadium project in Frankfurt, our digital planning ensures that you always have an overview.

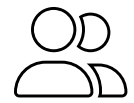
Unlike analogue construction plans, changes to the planning are not a problem.



Project control

Focus and collaboration on point





Internal rules and regulations / organisational structure

- The services to be provided in the respective service phase are recorded in corresponding specifications.
- With corresponding work instructions, organisational structure and checklists, each employee is provided with a structured control instrument.
- Office organisation is carried out using management software (ABACUS Business Software). Resources, holidays, filing, archives etc. are monitored and controlled using this software.
- In addition, the project/planning schedules are stored in order to better manage resources and to provide employees with a transparent overview of their tasks.



Further training / internal training courses

Through internal and external training, we ensure that all employees are optimally trained and up-to-date.





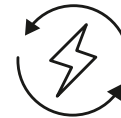
Barrier-free accessibility

- Threshold-free routing
- Striking colour concept
- Lifts
- Haptics



Proof of use in the on behalf of the sponsorship

- Checking the proof of funding and the resulting constant reconciliation of planning / construction / funding
- Date reference
- Quality reference
- Geometry / space reference
- Coordination with the funding agency
- VOB / BGB-compliant invoice verification



Energy optimisation

- cooperation with energy consultant & checking of thermal bridges during the entire process
- quality of windows & insulation
- summer & winter thermal insulation ventilation
- concept with heat recovery air tightness etc.



Sustainability

- Material qualities with cost/benefit analysis
- Durable and low-maintenance products
- Use environmentally friendly products

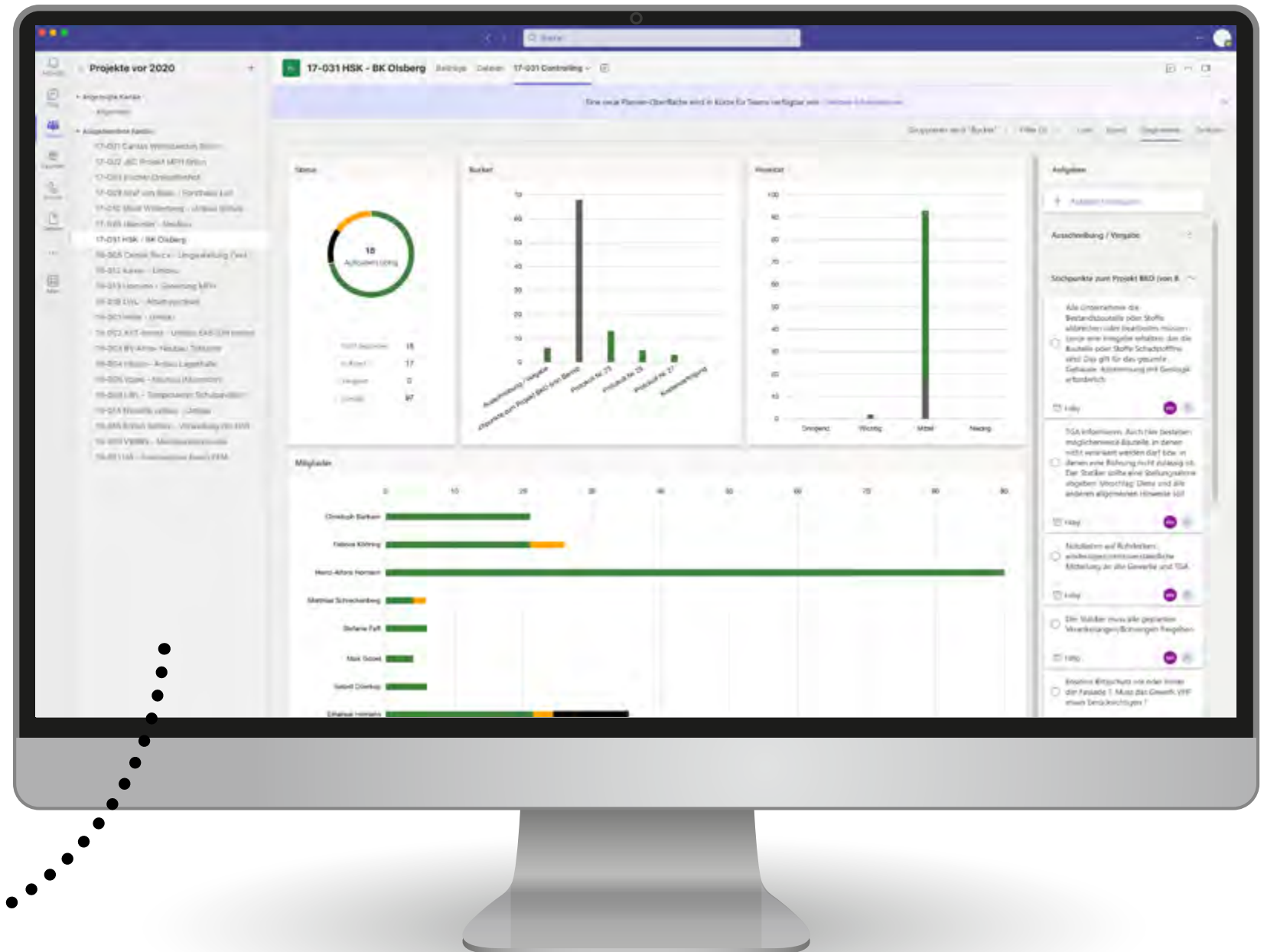
Our approach


Because we are already thinking about tomorrow today, we are guided by the United Nations goals for the sustainable development of our planet.



Promise to our clients:

- 1** We constantly aim to improve all aspects of sustainability in our projects and our work.
- 2** We strive to do our share towards a sustainable development for generations to come.
- 3** Together with our clients we nurture a holistic view on topics like energy & resource efficiency, sustainable consumption, land use and water management.




HOMANN
ARCHITECTS

Planung – Bauherrnbesprechung Nr. 2

Projekt: 17-031 Projektname

Besprechung: 12.04.2018, 08.30 Uhr
Ort: Homann GmbH, Keffelker Straße 26, 59929 Brilon

Ansprechpartner: Emanuel Homann

Datum: 12.04.2018

Teilnehmer:	Teilnahme	Verteiler
Emanuel Homann	X	X
Hr. Franz,	X	X
Hr. Petermann	X	X
Fr. Große		X
Hr. Hago		X
Fr. Richter	X	X
Hr. Boldt	X	X
Fr. Wolf		X
Fr. Döring	X	X

Inhaltsverzeichnis:

1. Organisation
2. Planung
3. Fachplanung TGA
4. Außenanlage
5. Ausschreibung und Vergabe
6. Ausführung
7. Kosten
8. Terminplanung
9. Verschiedenes

Allgemeiner Hinweis:

Das Protokoll gibt das Verständnis des Verfassers wieder. Sollten Widersprüche oder anders lautende Darlegungen zum Einspruch, Richtigstellung oder Ergänzung Anlass geben, so wird darum gebeten, diese dem Verfasser schriftlich mitzuteilen. Sollten in der unmittelbaren Folgezeit mindestens jedoch 10 Werktagen nach Eingang keine derartigen Hinweise eingehen, so hat das Protokoll inhaltlichen Bestand.

Erläuterung zur Nummerierung:

1.1.1

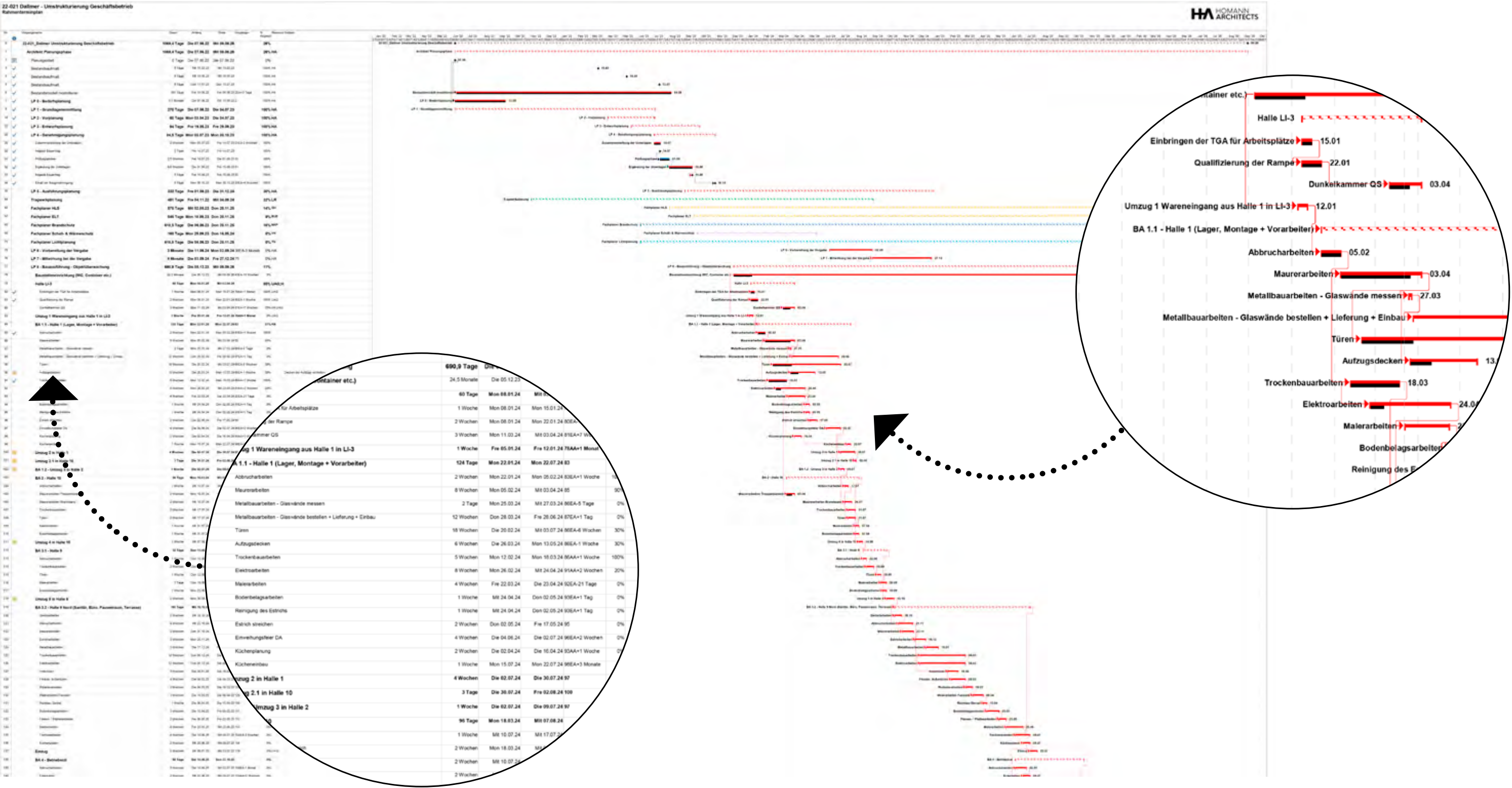
- └─> Nummer des Unterthemas
- └─> Nummer des Aktenvermerkes
- └─> Nummer des Inhaltsverzeichnisses

A = Abstimmung, B = Beachtung, E = Entscheidung erforderlich, I = zur Information,
K = Klärung, P = Prüfung, U = Übergabe von Unterlagen, V = Veranlassung/Verfolgung

Seite 1

Schedule example

We secure and optimise your project workflow



Cooperation

40 years of experience

with subsidised construction projects

- Beginning with the funding decision through to invoicing
- VOB-compliant tendering; depending on specifications with StLB or other neutral texts
- Documentation according to VOB/A could be handled completely in-house
- Construction expenditure book and updating of costs according to DIN 276 - digital & up-to-date
- Comparison with RAE Cornelius Homann (specialist lawyer for construction and architectural law; procurement specialist)



Cornelius Homann

Specialist lawyer
for building and
architectural law

HR HOMANN
RECHTSANWALT

