Module Specification

Module Summary Information

1	**Module Title**	Management and Practice in Construction
2	**Module Credits**	20
3	**Module Level**	Level 4
4	**Module Code**	BNV4115

5	**Module Overview**

This module is delivered to all HNC students in the built environment disciplines and provides you with an opportunity to understand management practice and its application in the construction and built environment sector. It introduces learners to the principles and application of management as they relate to the technical and professional disciplines of construction, civil engineering and building services engineering. It is based on the principles of the *Latham Report of 1994*, which advocated non-adversarial, multi-disciplinary team working. Learners will gain an understanding of how these principles may be applied to the management of construction, building services engineering or civil engineering activities through the application of recognised management techniques.

6	**Indicative Content**

The content of the module include the following key areas:

1 **Describe the construction and built environment sector in terms of structures and activities**

Structure and activities: sectors e.g. construction, civil engineering, building services engineering; nature of services provided by each sector; general roles and responsibilities of
members of project teams; specific roles and responsibilities of professionals within project
teams
Organisational structures and approaches: direct line; lateral, functional and staff relationships; chain of command; span of control; concepts of responsibility e.g. duty, authority, accountability, delegation; corporate theories e.g. mission, strategy, planning, policies, objectives, values; centralised and decentralised organisations; project-based organisations; job design; team structures; team- working
Influence of scale and size of contracts: project and contract procurement; contractual methods; impact of contract on management of organisations e.g. role of designer, main contractor, sub-contractor, supplier

2 **Understand the methods of procurement and contracting used in the construction and built environment sector**

Procurement methods: traditional methods of tendering; other methods e.g. partnering, public
private partnerships, Private Finance Initiative (PFI); client and project objectives
Contracts: legal definitions; forms of contract; stages within a contract; contractual obligations of performance (time, cost, quality, insurance, warranty arrangements); rights of parties to contract
Practice of procurement: construction teams e.g. multi-disciplinary teams, integrated teams,

partnering; government initiatives e.g. Latham Report, Egan Report; benchmarking; key performance indicators (KPIs); sustainability and environmental management issues; legislation; corporate values; professional standards

3 Discuss management techniques used in the construction and built environment sector, and the key stages in the process.

Principles of management: management pioneers and thinkers e.g. McGregor, Maslow, Herzberg, Drucker; definitions; processes e.g. forecasting, planning, organising, motivating,
controlling, coordinating, communicating
Human resources management: individuals and teams (behaviour, motivation, leadership)
Planning: project organisation (layout and accommodation, method statements, plans of work, safety plans) coordination; monitoring; control e.g. Gantt charts, critical path arrow diagrams, precedence diagrams, line of balance; manual and computer-based techniques
Procurement scheduling and control: materials; plant; supply chain management; Just In Time; recycling and safe disposal of demolished materials; waste management; scheduling; resourcing and utilisation of sub-contracted and direct labour; budget and cost control (estimated cost, planned performance cost, actual cost, cash flow) Building Information Management.
Quality control: audit; inspection; statutory liaison
Risk management: assessment; liabilities; risks; security; insurance requirements
Other considerations: workforce recruitment; training; assessment and legislative requirements e.g. equal opportunities, health and safety; information verification and control; site meetings; communication and reporting; client liaison; public liaison; government initiatives

4 Analyse the development of collaboration strategies for health and safety in the design and construction of buildings

Pre-construction regulations and legislation requirement.
Managing Health and safety in construction, Electric Fire and Gas
Controlling risk at work
Machinery and Plant
Occupational Health in Construction
Health Risk management
Exposure
Noise
Vibration
Stress and fatigue
Site safety
Safe places of work, traffic routes and vehicles, PPE, Working at height, confined space, tool box talks.
Major Stakeholders and investors
Communication
Fire and Rescue, CAC, Ethnic minorities, worker involvement.

7	Module Learning Outcomes On successful completion of the module, students will be able to:	
	1	Describe the construction and built environment sector in terms of structures and activities
	2	Understand the methods of procurement and contracting used in the construction and built environment sector.
	3	Discuss management techniques for key stages used in the construction and built environment sector
	4	Identify the requirements of health and safety in the design and construction of buildings

8	Module Assessment		
Learning Outcome			
	Coursework	Exam	In-Person
1-2	X		
3-4		X	

9	Breakdown Learning and Teaching Activities	
Learning Activities		Hours
Scheduled Learning (SL) includes lectures, practical classes and workshops, peer group learning, Graduate+, as specified in timetable		48
Directed Learning (DL) includes placements, work-based learning, external visits, on-line activity, Graduate+, peer learning, as directed on VLE		60
Private Study (PS) includes preparation for exams		92
Total Study Hours:		200