

8 Execution

Execution consists of generating Construction Documents and completing any remaining procurements, including contractors. Execution includes physical construction of the project and associated monitoring activities.

8.1 Construction Documents

The Project Manager is responsible for maturing project design and ultimately completing Construction Documents, leveraging design consultants if applicable. The PM meets with the client to review and coordinate a construction schedule and other logistics.

8.1.1 Constructability Reviews

Constructability Reviews are led by the PM for CMAR, DB, DBB, or similar projects. The PM involves relevant members of the project team, including contractors, IT, and Procurement. Documents are reviewed to assess if they are fully understandable, that the drawings match the specifications, and that means and methods of constructing are not suggested, specified, or unreasonable.

8.2 Construction Estimate

The construction estimate is the final estimate created before physical constructions starts. The PM, upon receipt of the contractor's pricing, replaces the Budget Estimate's prices with the actual prices provided by the final selected contractor(s). This then becomes the baseline Schedule of Values to which future costs will be compared.

8.3 Permitting

Permits will be acquired in accordance with the appropriate regulatory requirements and as outlined in the contract documents⁶.

8.4 Quality Management

Quality Management is the processes and procedures used to ensure that project is built to the highest quality and within the expected guidelines. This means designing a project to meet the needs of the Client while meeting budget requirements. Additionally, the quality of the work performed by contractors needs to meet specifications and Client expectations. Refer to the general conditions for quality control services for the contractor, these can be amended via special conditions upon approval.⁷

⁶ Refer to the General & Special Conditions for further instructions

⁷ Construction Bid Documents – Section 01400 – Specifications for Quality Control by the Contractor on construction projects

The PM may use the Quality Assessment Checklist (Appendix 8.4) as a guidance to oversee the accepted Quality Control Plan from the Contractor to assure that it is being followed and properly implemented. Defects in the QC program shall be rectified immediately.

8.5 Environmental Health and Safety (EHS)

Safe construction and work sites are essential to the mission of FP&C. The Contractor is responsible for all project related safety issues and to acquire their own safety representative. The Contractor is responsible for compliance with OSHA and other regulatory requirements. The PM is obligated and has the authority to stop work if any unsafe situations are observed, and direct the contractor to resolve the issue prior to restarting work.