

Exam Questions for November 2017

Contracts and Commercial Practice - Answer 1 of the following questions

Please state the form of contract you have chosen to answer this question and always use the most up to date version of the stated contract

Q1)

The housing association requires a cost plan of the development to check affordability based on the conceptual design information, scenario and drawings.

Prepare a cost plan for the development, identifying the main areas of risk to the client. (25 Marks)

OR

Q2)

The Housing Association has awarded the project to a contractor under a design and build contract with a defined start and completion date.

The date stated in the contract for possession has passed but a planning matter is preventing the Housing Association making the site available to carry out the works. It is not known when possession will be granted.

Under a design and build form of contract of your choice, which you must state:-

- a) Discuss the obligations of and options available to the client and the contractor (10 marks)**
- b) Appraise the anticipated costs and entitlements the contractor may seek. (15 marks)**

Management - Answer 1 of the following questions

Q1)

Advise the Contractor, with the use of illustrations, appropriate IT systems and applications to support the construction management of the housing development from inception to completion. (25marks)

OR

Q2)

a) Explain how cashflow analysis may be used on the development for financial planning and control. (5 marks)

b) Using estimated values of planned expenditure, anticipated income and retention, prepare a contractor's cashflow profile for the development using graphical information. (15 marks)

c) Assuming operations start at their earliest times, determine:

- i) the time occurrence of the break-even point**
- ii) the maximum amount of working capital required**

(5 marks)

Health, Safety and the Environment

Answer 1 of the following questions

Q1)

- a) List the identified hazards for the development (5Marks)**
- b) Prepare a management plan for the development that illustrates and describes how these hazards can be mitigated. (20 marks)**

OR

Q2)

Prepare a report that demonstrates how the carbon footprint and environmental impact of the development could be reduced during construction. (25 Marks)

Construction Technology

Answer 1 of the following questions

Q1)

Prepare an illustrated technical report that describes the most efficient installation of the utility services for the development. (25 Marks)

OR

Q2)

Prepare an illustrated technical report for house type C, which is to be timber framed construction, that demonstrates the required passive and active fire precautions. (25 marks)