

ABSTRACTA POST-CONSTRUCTION ASSESSMENT OF THE  
MUCURAPO FORESHORE FREEWAY PROJECT

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A post-construction assessment of a construction project is very important in view of the need to assess the realisation of objectives set; how the objectives were and were not realised, and the reasons for the bugs in the construction process and to examine how they affected the project adversely.

In view of the stringencies of finances to fund these projects and the need to avoid time overruns on projects, the lessons to be learnt in post-construction assessment will benefit all the parties involved.

The Post-Construction Assessment of the Mucurapo Foreshore Freeway Project was undertaken to determine the reasons for the overrun of time and cost in the execution of the project.

The methods applied in ascertaining the reasons for the overruns were (a) going through the consultants reports to comprehend the project execution, and (b) conducting interviews with strategic personnel involved with some aspect of the project execution.

In summary, the findings of the research are listed as:-

- (1) The total project area took too long a time to be handed over to the contractor;

- (2) The contractor finished the project several months beyond the adjusted contract programme.
- (3) Several work activities had to be redone.
- (4) Because of the time that elapsed between the original contract completion and the actual contract completion, there was price fluctuations that necessitated additional compensation to the contractor.
- (5) Additional works executed by the contractor and not catered for in contingencies had to be disbursed by the client.

The below-mentioned points are always necessary in all projects:

- (a) A sure way of avoiding time overruns is to acquire the construction property before the start of the project.
- (b) Competent and knowledgeable contractors must always be engaged.
- (c) Taxpayers money spent on government projects must be efficiently utilised.