

**A STUDY OF THE SUCCESS OF DESIGN AND BUILD
PROCUREMENT METHOD FOR BUILDING
PROJECTS IN SRI LANKA**

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(09/9782)



University of Moratuwa, Sri Lanka.
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Degree of Master of Science in Project Management

Department of Building Economics

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DECLARATION

I declare that this is my own work and this dissertation does not incorporate without acknowledgement any material previously submitted for a Degree or Diploma in any other University or institute of higher learning and to the best of my knowledge and belief it does not contain any material previously published or written by another person except where the acknowledgement is made in the text.

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The above candidate has carried out research for the Masters dissertation under my supervision.

.....
Prof. (Mrs.) C. Weddikkara Date
Dissertation Supervisor

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ABSTRACT

A Study of the Success of Design and Build Procurement Method for Building Projects in Sri Lanka


Design and build procurement method is a delivery method in which the design and build contractor is contractually responsible for the design and build. According to Konchar and Sanvido (1998), the design and build procurement system has been shown as a method of efficient delivery and has gained its popularity abroad. However it does not receive the same popularity in the Sri Lankan construction industry because the traditional procurement method has been widely adopted in the Sri Lankan construction industry. This study first conducts a literature review to identify the factor that affects the selection of the design and build procurement method in general and then it gives an overview of the Sri Lankan Construction industry.

In this research, the success of adopting Design and Build procurement method is investigated through analyzing the feedback of project stakeholders in the Construction industry in Sri Lanka by questionnaires. In this study, the surveyed parties include professional from consulting firms and construction firms (contractors) who has handle both private and public sector projects in Sri Lanka. Furthermore, the popularity of the procurement method adopted in Sri Lanka is discussed the gain a better understanding of trends of the construction industry. The characteristics of different Design and Build procurement methods are also introduced and discussed.

Apart from the above objective, this research also provides information for the stakeholders in the construction industry for reviewing and selecting an appropriate procurement method for the up-coming projects respectively.

Keywords: *Design and Build, Procurement, Key success factors*

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LIST OF ABBREVIATIONS

Abbreviation	Description
BOQ	Bill of Quantities
BOT	Build Operate Transfer
D&B	Design and Build
RICS	Royal Institute of Chartered Surveyors
QS	Quantity Surveyor
SL	Sri Lanka



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