

**CHALLENGES FACED BY
FOREIGN PROFESSIONALS WORKING
IN SRI LANKAN CONSTRUCTION INDUSTRY**

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DECLARATION

I declare that this is my own work and 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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ABSTRACT

Construction industry plays the key role in economic expansion of each country. During past few years, Sri Lankan construction industry has been a considerable factor in the rapid economic development.

Many foreign investors and contractors are involved in Sri Lankan construction industry in past few years. These companies have entered in to Sri Lankan construction industry with a lot of professionals along, in various fields. This study aims to investigate the challenges faced by foreign professionals work in Sri Lankan construction industry, during the construction phase and propose a mechanism to overcome those identified challenges.

The study carried out a comprehensive literature review followed by qualitative research approach for data collection. Eight foreign professionals working in the Sri Lankan construction industry were interviewed to identify challenges faced by them and mechanisms to overcome those challenges. Code based content analysis using NVivo was used for data analysis.

To overcome the challenges of the cross-cultural work environment and complete the project successfully, project leaders should identify and analyses the major challenges of foreign professionals in the construction industry. Lack of the requirements of the construction projects and non-development condition of the country was the most important concern of foreign professionals which affected the entire construction projects process in Sri Lanka.

This research identified challenges under language, culture, construction safety, project management, construction standards, construction technology, construction process, contractual agreements, construction output, professionals training period, income problems, facilities at work, working hours, job stress, physical work condition, foods problems, weather and environmental issues. The study finally proposed strategies to overcome above identified problems under three categories, i.e. (a) foreign professionals themselves (b) construction organizations and (c) the government.

Keyword: *construction industry, foreign professionals, challenges in construction industry, foreign involvement in construction industry*

DEDICATION

*This research is dedicated to my beloved parents,
finally my lovely husband who firmly stood by me.*

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LIST OF ABBREVIATIONS

Abbreviation	Description
AEC	Architect, Engineers and Construction
BOI	Board of Investment
BOO	Build, Own and Operate
BOOT	Build, Own, Operate and Transfer
BOT	Build, Own and Transfer
CIOB	Chartered Institute Of Building
DAS	Delays Analyses System
FDI	Foreign Direct Investments
MNCs	Multi-National Corporations
QA	Quality Assurance
QC	Quality Control
QSR	Qualitative Solutions and Research
T&K	Technology and Knowledge