

Construction Project Management

What to look for when selecting your Project Manager

Inspiration for a Shared Vision

An effective project manager will have a vision for the project and will be able to explain this effectively to everyone involved. Visionaries thrive on change and being able to draw new boundaries. This quality is No. 1 on people's wish lists when selecting a project manager. The empathy borne from a shared vision between a client and their project manager will create a joint energy to reach the same goals.

Good Communication

The ability to communicate with people at all levels is an essential element of a good project manager's skill set. Project leadership requires clear communication of goals, responsibilities, expectations, performance targets and feedback.

For the project manager to be open and direct with all parties is of enormous value to a project. The manager is the vital link between the customer and the many parties and trades involved in each element of the project.

Integrity

One of the most important aspects of a good project manager is remembering at all times that the actions and decisions they make set the standard for the other parties involved. Commitment to and demonstration of ethical practices creates a standard of behaviour on a project. Leadership motivated by self interest will not motivate a project team to pull together in the same direction. This demonstration of behaviour in turn cultivates trust among the project team.

Enthusiasm

Put simply, if the project manager is not visibly enthused by a project, the result can be a negative approach to the project from the top down. With a 'can-do' attitude the team will follow with a positive approach to each project phase and a real sense of achievement as each target is reached and surpassed.

Competence

For you to put your trust in someone that will help realise your vision for your development you must be confident that they are capable. Seek recommendations where you can from friends or colleagues with experience of the project manager's services. This is often more informative than faceless references and you should be able to visit previous project sites to inspect the results.

Processes and procedures

An excellent project manager will work to defined processes and procedures in the business. Each stage will be clearly identified from the first cup of coffee together to discuss your project, through preplanning, tendering, appointment of contractors, signing of contracts etc. Once underway the process should include regular site meetings with written updates and progress reports confirming that the works are on schedule and to budget. Communication with you should be frequent but not intrusive – after all your project manager is there to take the strain away from you, to act on your behalf and turn your vision into your lifestyle reality.

