



Corporate

Education

Entertainment

Healthcare

High Tech

Hospitality

Museums

Specialty Projects

Sports Venues

Knowledge



Experience



# Strength in

Independent  
Development  
Management

Program  
Management

## Company Profile



Professional  
Construction  
Management

Project Control began as a small consulting practice in 1976. Its primary goal was to provide an independent project management service that would effect substantial cost savings in the development and construction of major building projects.

The need for such a service is evident from the company's growth into a nationally-recognized project management firm. Almost all the firm's work comes from repeat business or referrals – pointing to the fact that its pioneering techniques in project and development management produce successful results.

Project Control's objective is to relieve project owners of the demanding management responsibilities and technical overview associated with major construction. This enables the owner to proceed with "business-as-usual," comfortable in the knowledge that the project will be defined, designed and constructed within clearly articulated time and budget parameters.

Since Project Control does not provide design, engineering or construction services, there are no conflicts of interest. Project Control unequivocally represents each owner's best interest on all issues, selecting specialists-planners, architects, engineers and contractors, and working closely with them to ensure efficiency and economy with no sacrifice in quality. Our corporate experience includes over 30 million square feet of office development – from two stories to 52 stories.

The firm's professional staff collectively offers a broad array of design and construction related experience and expertise. Our delivery method is tailored to meet the needs and demands of your project. Let us be the foundation of your business success!



# Experience



## FEASIBILITY

- Location and Site Evaluations
- Building Sizes and Plant Capacity
- Master Plan Design Outlines
- Time Schedules for Development
- Implementation and Operational Costs
- Financial and Economic Considerations
- Lender Coordination
- Concept Alternatives

# Services

## CONCEPT

- Design Team Selection
- Manage Design Options
- Value Management
- Sensitivity Analysis on Design Options
- Planning and Scheduling
- Procurement and Contract/Bidding Strategy
- Construction Methods and Procedures
- Quality Assurance Procedures
- Partnering and Team Building
- Cost Tracking
- Operations and Maintenance Strategy
- Manage Project Information

## DESIGN

- Evaluate Administrative Procedures
- Manage Project Communications
- Establish Reporting Schedules
- Manage Design Options
- Monitor and Control Design and Production
- Controlling Schedules and Budget Variations
- Assessing the Quality of Design and Production
- Plan and Specification Review
- Biweekly Progress Reports to the Owner
- Verifying Owner Requirements

## CONTRACTING

- Contractor Evaluation and Recommendation
- Method of Construction (Including Time Evaluation)
- Contract Forms and Purchase Documentation
- Bidding, Qualification and Purchase Evaluation
- Awarding Contracts and Purchase Orders
- Performance Bond and Contract Insurance Evaluation
- Contract Administration Control

## CONSTRUCTION

- Turnkey Communications
- Coordination of Construction
- Progress and Schedule Control
- Cost Management and Forecasting
- Cost Value Analysis
- Biweekly Progress Reporting
- Partnering and Team Building
- Dispute Resolution

## OPERATIONS

- Move-in Coordination
- Final Cost Analysis
- Maintenance and Operating Procedures
- Resolution of Operational Problems
- Owner Feedback
- Contract Close-Out
- Warranty Monitoring



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