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Construction delay: a quantitative analysis

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Abstract

Avoiding construction claims and disputes requires an understanding of the contractual terms and causes of claims. The dual underlying theme of this paper is to investigate the causes of delays on 130 public projects in Jordan and to aid construction managers in establishing adequate evaluation prior to the contract award using quantitative data. Projects investigated in this study included residential, office and administration buildings, school buildings, medical centers and communication facilities. Results of this study indicates the main causes of delay in construction of public projects relate to designers, user changes, weather, site conditions, late deliveries, economic conditions and increase in quantity. The presence of these factors have an impact on the successful completion of the projects at the time contractually specified. The findings suggest that special attention to factors identified in this study will help industry practitioners in minimising the risk of contract disputes.



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Keywords

Construction management; Project planning; Construction delay; Dispute

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Dr. Ayman H. Al-Momani is an associate professor of civil engineering at Mu'tah University, Jordan. He is also vice dean of engineering and head of chemical engineering department. He served as a chairman and head of the civil engineering department for many years, and he is in charge of the construction engineering and management program, where he contributed to and developed postgraduate and undergraduate courses in construction management. He has written widely in the field and taught

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