

TOTAL COST MANAGEMENT SERVICES

BC provides Cost Engineering Management Services, Value & Construction Management, acts in an advisory capacity regarding project and contract decision making.

Since
1983

Our Services

- Scope Management
- Cost & Time Management
- Resource Management
- Contract Management
- Planning & Scheduling
- Project Control
- Project Administration
- Plan Reviews
- Program Inspection
- Management Tasks
- Dispute Resolution
- Estimating
- Project Coordination
- Training Program



Bunyad Consultant (Pvt.) Ltd.

Formerly Known as Bunyad & Associates (Pvt.) Ltd.

Cost Engineering Services, Value & Construction Management

Think About ...WHY BC?

Qualifications

Bunyd never stop thinking about program and project management. Our objective is to help you bring control to virtually any project through the use of proven engineering management tools, techniques, and methods.

Experience

Since 1979, Bunyd has served some of the most highly respected names in the construction industry. More importantly, clients express their satisfaction by calling Bunyd repeatedly and referring to others.

Quality

Bunyd can help you achieve your quality objectives by keeping your projects on time and within budget while balancing suggested project scope.

Professional Services

Whether you are searching for consultants, hands-on project management, program oversight, or staff training, Bunyd is an indispensable resource

Time & Cost Savings

Bunyd can help you save time and money on virtually any program or project you undertake. With our insight into project management application, oversight, and administration, BC is uniquely qualified to help meet your goals.



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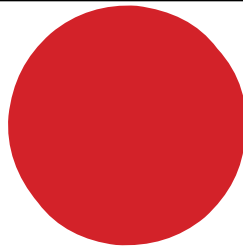
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— Scope Management

BC assists its clients in the preparation and maintenance of project scope documents. This includes defining the work requirements, identifying and establishing a division of responsibilities, and quantifying the estimated cost and time requirements of the work. The scope is further defined by the planning process which identifies detailed activities and tasks, their relationships and durations, the types and numbers of resources required to perform the activities, and any constraints to performing the work.

BC performs plan and constructability reviews to assure consistency between design, fabrication, and installation disciplines. These reviews identify errors, conflicts, and omissions. As a result of plan and constructability reviews, future costly field changes are minimized.

— Cost and Time Management

BC prepares a project schedule based on the work scope definition and project responsibilities. The schedule also includes work interfaces and responsibilities impacting all project work. The schedule identifies the critical and near critical paths.

BC recommends that the schedule activities be resource and budget loaded. A target schedule is established to measure cost and schedule performance and resource utilization. The target schedule is based on priority work requirements and resource availability. The target schedule is used to measure progress and assure schedule and cost commitments are being maintained. The schedule also contains responsibility codes representing project organization breakdown structure (OBS).

This OBS provides the capability to select, sort, and provide useful data to parties performing the work.

— Resource Management

BC's services for resource management include defining resource requirements, obtaining the commitments for resources to meet the requirements, and measuring performance against the commitments and requirements. Resource management is applied to all phases of the project.

BC applies the process, including contract administration, to all phases of the project: design, procurement, fabrication, installation, and acceptance. *BC* assists in reviewing and enhancing contract requirements and language in accordance with project guidelines.

— Contract Management

During the performance of the work, *BC* assists in contract administration by implementing change control procedures, reviewing progress payment requests, preparing progress and performance reports, and providing coordination.

BC assures that contract requirements are known

and understood by the responsible parties and that the work is performed within the agreement.

As the project proceeds from design to procurement, fabrication, installation, and acceptance, *BC* provides coordination between vendors and contractors for site consideration such as access and installation sequencing. Potential interferences and problems are identified and resolved during periodic and routine progress coordination meetings.

— Planning & Scheduling

Planning is the most important function of a project because it commits the management process to define the scope of activities to be performed, identifies who is responsible and how the work will be performed, and sets the overall time frame and budget considerations. Planning is necessary to avoid the consequences of crisis and conflict management of projects.

Planning involves research, analysis, and communicating the results of planning. Planning increases motivation and successfully helps accomplish project goals.

BC staff can provide various levels of planning and scheduling expertise. This ranges from leading a client team to providing staff support of advanced applications and training. *BC* assists clients' projects in the application, training, and operation of project management (scheduling) systems.

— Project Controls

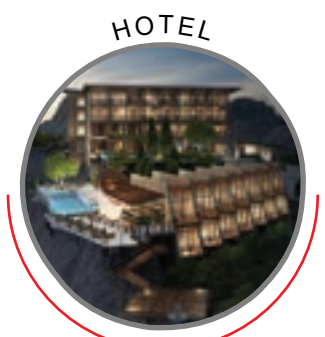
Cost control is different from cost reduction. The word "control" indicates an exercise in restraint. The process of cost reduction, on the other hand, concerns reducing expenses that are too high. Controlling is a very different concept than reducing. In terms of project management, cost control is a much better plan of action. Cost control requires management from the start of the project. Un-necessary Cost reduction is compromising of quality. To control costs means managers are staying on top of operations and attempting to create the maximum profit margin.

BC's experience in project controls is extensive. It includes the development of project controls systems and the application of current industry systems on projects. The services that *BC* has provided to clients include leading clients' project controls teams, providing consulting services to define project controls requirements, and developing estimates, budgets, and schedules.

— Project Administration

Project administration involves the coordination of the work between the architect/engineer and contractor(s). Pre-construction services are intended to minimize ambiguities between the contract documents and provide constructability reviews of the project's requirements.

BC's experience includes the pre-bid review of bid



INDUSTRIAL



and contract documents, preparation of schedules, and sequence of work. Document reviews include preparing recommendations to enhance bid and contract language, reviewing scope of work consistency between specifications and drawings, and participating in pre-bid meetings.

Plan Reviews

BC performs a detailed review of the project plans and specifications in order to identify conflicts, interferences, errors in drawings, and constructability problems prior to bid release. **BC** compares the architectural, civil, structural, mechanical, and electrical drawings to ensure that the disciplines have been coordinated by the architect/engineer. The specifications are compared to the drawings for consistency and completeness. Construction phasing plans are reviewed for possible occupancy problems/conflicts during construction.

BC prepares a Plan Review Report which identifies the number of conflicts, interferences, errors in the drawings, and constructability issues. This Plan Review Report and a set of marked-up drawings are issued with our detailed findings. This information is then reviewed with the architect/engineer and/or owner for integration into the final bid package or issued as addenda.

Progress Inspections

Project specifications and construction drawings are reviewed prior to making the site inspection. After receipt of the developer's or contractor's request for progress payment, a site inspection is made to examine the claimed percentage of work completed.

A written report and photographs are submitted to management detailing any discrepancies between the amount requested and the actual amount completed.

This service is provided for site development including site grading, sanitary sewer, storm sewer, water service, utility services, and road construction. Structural, mechanical, and electrical systems as well as finishes are also examined for verifying progress payment requests. These services are provided routinely or as requested to meet our clients' needs.

Management Tasks

The background and experience of **BC** and its personnel are in project controls, administration, and management. **BC** offers professional consulting services to clients confronted with unique projects and problems from project inception through completion. These services include management system analysis, recommendations, training, and implementation.

BC's managed task services range from short-term to individual or team assignments to relieving peak resource demands, to longer-term placement of professionals to assist a client's organization in accomplishing project goals and corporate objectives

Dispute Resolution

BC has extensive experience in unraveling extremely complex construction issues and presenting them in simple and concise concepts.

BC uses a consistent and proven approach for defining and developing the issues in both defense of and preparation of a construction claim. This approach, implemented by experienced **BC** professional staff, provides **BC** clients with the knowledge and confidence that the issues have been researched objectively and that negotiations or proceedings can begin. **BC's** expertise includes impact of issues on intermediate and contract completion dates as well as assessment and support or rebuttal of damages including loss of efficiencies, extended general conditions, and overheads.

BC's experience also includes litigation management. Litigation management assists counsel in planning strategies for the defense and preparation of its client's position, provides case status, reports progress of expert witness efforts, and identifies the availability and use of resources. These efforts have proved helpful in multiple litigation proceedings.

Estimating

BC provides a number of construction estimating services including Cost Estimating, Performance Measurement, Cash Flow Forecasting, and Fixed Asset Management. Design estimate types include Conceptual (Order of Magnitude), Budgetary, and Definitive for commercial, industrial, and institutional projects.

BC's estimates are developed using conventional labor and material methods and practices and a knowledge of current building trades labor agreements. **BC** utilizes industry databases with city adjustments and uses its knowledge of the latest construction techniques for a cost efficient project. **BC** provides estimates in whatever format the client needs.

Training & Internship:

Bunyard Consultant (Pvt.) Ltd. is providing Quantity Surveying & Cost Consultancy as a consulting firm to the construction industry since 1983. Bunyard Consultant (Pvt.) Ltd. also providing Training and Internship programs to students and fresh professionals to create QS professionals for the market.

Training Program:-

Bunyard Consultant (Pvt.) Ltd. also providing training program to fresh Graduates & Diploma holders in Quantity Surveying field. Our training is base on Theoretical & practical on projects and cover almost all of the important Steps. After completing this training student will be able to estimate quantities for various forms of work from drawings, prepare detailed estimates for residential, commercial and industrial buildings and many more.

Internship:-

Bunyard Consultant (Pvt.) Ltd. also providing Internships through different universities, colleges & institutions for providing students a real job training and enhance the professional knowledge & experience.

OFFICE



HOUSING



RELIGIOUS



RESIDENTIAL



RESIDENTIAL

