# Training Course on Residential Construction Management

Professional Development Training Course Outline

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|---|---|---|---|
| **Category** | Construction Institute | **Duration** | 10 Days |
| **Base Fee** | $3,000 USD | **Delivery Mode** | Online / On-site Hybrid |

## Course Introduction

The residential construction sector is a dynamic and crucial part of the economy, demanding skilled professionals who can navigate the complexities of project planning, execution, and delivery. Training Course on Residential Construction Management is meticulously designed to equip participants with the essential knowledge and practical skills required to excel in this field. Covering everything from initial **project feasibility** and **site management** to advanced techniques in **cost control**, **quality assurance**, and **sustainable building practices**, this program offers a holistic understanding of the entire construction lifecycle. Through engaging training methodologies and real-world **case studies**, participants will gain invaluable insights into industry best practices, regulatory compliance, and effective team leadership, ultimately fostering their ability to manage residential construction projects efficiently and profitably.

This course goes beyond theoretical concepts, emphasizing the practical application of **construction technology**, **risk management**, and **contract administration**. Participants will learn to leverage cutting-edge tools and techniques to optimize project timelines, manage resources effectively, and ensure client satisfaction. By focusing on key areas such as **building codes and standards**, **subcontractor management**, and **safety regulations**, this training empowers individuals to confidently tackle the challenges inherent in residential construction. Whether you are a seasoned professional looking to enhance your expertise or an aspiring manager eager to enter the field, this course provides a robust foundation for a successful career in **residential development** and **construction management**.

## Programme Curriculum

**Training Course on Residential Construction Management**

**Introduction**

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**Course Duration**

10 days

**Course Objectives**

Upon completion of this Residential Construction Management Training Course, participants will be able to:

1. Conduct thorough **project feasibility studies** and assess the viability of residential construction projects.
2. Develop comprehensive **project plans** encompassing scope, schedule, and budget for residential builds.
3. Implement effective **site management techniques** to ensure efficient workflow and resource allocation on construction sites.
4. Apply principles of **cost control and budgeting** to manage project finances and maximize profitability in residential projects.
5. Ensure adherence to stringent **quality assurance standards** throughout the residential construction process.
6. Navigate and comply with relevant **building codes and regulations** specific to residential construction in Kenya.
7. Master effective **subcontractor management** strategies, including selection, coordination, and performance monitoring.
8. Implement and enforce rigorous **safety protocols** to maintain a secure working environment on residential construction sites.
9. Utilize modern **construction technology and software** for project planning, communication, and documentation.
10. Apply principles of **risk management** to identify, assess, and mitigate potential challenges in residential projects.
11. Understand and implement **sustainable building practices** and green construction techniques in residential developments.

12. Develop strong **leadership and communication skills** for effective team management and stakeholder engagement in construction projects.
13. Administer **construction contracts** effectively, including understanding legal obligations and managing variations.

**Organizational Benefits**

- Well-trained managers can streamline processes, leading to faster project completion times and reduced delays.
- A thorough understanding of quality assurance principles results in higher standards of construction and fewer defects.
- Effective cost control and budgeting skills minimize overruns and maximize profitability on residential projects.
- Trained professionals are better equipped to identify and mitigate potential risks, preventing costly disruptions.
- Comprehensive knowledge of building codes and regulations ensures projects adhere to legal requirements, avoiding penalties.
- Strong leadership and communication skills foster better collaboration and productivity among project teams.
- Delivering high-quality projects on time and within budget leads to greater client satisfaction and repeat business.
- Consistent delivery of successful residential projects enhances the organization's reputation and credibility in the market.

**Target Audience**

1. Construction Project Managers
2. Site Supervisors and Foremen
3. Construction Engineers
4. Architects involved in residential projects
5. Real Estate Developers
6. Contractors specializing in residential construction
7. Quantity Surveyors
8. Individuals seeking to enter the residential construction management field

**Course Outline**

**Module 1: Introduction to Residential Construction Management**

- Overview of the residential construction industry in Kenya.
- Roles and responsibilities of a Residential Construction Manager.
- Understanding the project lifecycle from inception to completion.
- Key stakeholders in residential construction projects.
- Case Study: Analysis of successful and challenging residential projects in Nairobi.

**Module 2: Project Feasibility and Planning**

- Conducting market research and feasibility studies for residential developments.
- Defining project scope, objectives, and deliverables.
- Developing Work Breakdown Structures (WBS) for residential projects.
- Creating project schedules using Gantt charts and critical path methods.
- Case Study: Developing a feasibility report for a multi-unit residential complex.

**Module 3: Site Management and Organization**

- Site layout planning and resource allocation.
- Managing site access, security, and logistics.
- Supervising on-site activities and ensuring efficient workflow.
- Implementing environmental management practices on construction sites.
- Case Study: Optimizing site layout for a high-rise residential building in a constrained urban environment.

**Module 4: Cost Control and Budgeting**

- Developing detailed project budgets and cost estimates.
- Tracking project expenses and managing cash flow.
- Implementing cost control measures and variance analysis.
- Procurement strategies and material management.
- Case Study: Analyzing cost overruns in a residential project and identifying root causes.

**Module 5: Quality Assurance and Control**

- Establishing quality standards and specifications for residential buildings.
- Implementing quality control procedures and inspections.
- Managing defects and non-conformances.
- Ensuring compliance with relevant building codes and standards (KEBS).
- Case Study: Implementing a quality management system for a housing development.

**Module 6: Building Codes and Regulations in Kenya**

- Overview of relevant national and local building codes.
- Understanding planning permissions and regulatory approvals.
- Ensuring compliance with environmental regulations.
- Occupational Safety and Health Act (OSHA) requirements for construction.
- Case Study: Navigating the regulatory approval process for a residential building in Nairobi County.

**Module 7: Subcontractor Management**

- Identifying and prequalifying subcontractors.
- Developing clear scopes of work and contract agreements.
- Coordinating and supervising subcontractor activities.
- Managing subcontractor performance and payments.
- Case Study: Managing the relationship with multiple subcontractors on a large residential project.

**Module 8: Safety Management on Construction Sites**

- Developing and implementing site safety plans.
- Conducting risk assessments and hazard identification.
- Providing safety training and personal protective equipment (PPE).
- Investigating accidents and implementing corrective actions.
- Case Study: Implementing a comprehensive safety program that significantly reduced accidents on a residential site.

**Module 9: Construction Technology and Software**

- Introduction to Building Information Modeling (BIM) for residential projects.
- Utilizing project management software for scheduling and communication.
- Exploring mobile applications for site management and data collection.
- Leveraging drone technology for site surveying and progress monitoring.
- Case Study: Implementing BIM for the design and coordination of a complex residential building.

**Module 10: Risk Management in Residential Construction**

- Identifying potential risks and their impact on residential projects.
- Developing risk mitigation strategies and contingency plans.
- Implementing risk monitoring and control processes.
- Understanding insurance and bonding requirements in construction.
- Case Study: Developing a risk management plan for a residential project in a flood-prone area.

**Module 11: Sustainable Building Practices**

- Principles of green building and sustainable design.
- Energy efficiency and water conservation in residential construction.
- Use of sustainable materials and construction techniques.
- Waste management and recycling on construction sites.
- Case Study: Implementing sustainable features in a residential building to achieve green building certification.

**Module 12: Leadership and Communication Skills**

- Effective communication strategies for project teams and stakeholders.
- Developing leadership qualities for managing construction teams.
- Conflict resolution and negotiation skills in construction.
- Conducting effective project meetings and presentations.
- Case Study: Leading a diverse team through a challenging phase of a residential construction project.

**Module 13: Construction Contract Administration**

- Understanding different types of construction contracts.
- Managing contract variations and change orders.
- Handling payment applications and certifications.
- Dealing with contractual disputes and claims.
- Case Study: Managing a complex contract dispute on a residential development project.

**Module 14: Project Closeout and Handover**

- Final inspections and quality checks.
- Preparing handover documentation and as-built drawings.
- Managing defects liability periods and client communication.
- Post-project evaluation and lessons learned.
- Case Study: Successfully closing out and handing over a large residential complex to satisfied clients.

**Module 15: Emerging Trends in Residential Construction**

- The impact of technology and innovation in the sector.

- Off-site construction and modular building techniques.
- Smart home technologies and their integration into residential projects.
- The growing importance of sustainability and resilience.
- Case Study: Analyzing the potential of modular construction for addressing housing shortages in urban areas.

## Training Methodology

This course employs a participatory and hands-on approach to ensure practical learning, including:

- Interactive lectures and presentations.
- Group discussions and brainstorming sessions.
- Hands-on exercises using real-world datasets.
- Role-playing and scenario-based simulations.
- Analysis of case studies to bridge theory and practice.
- Peer-to-peer learning and networking.
- Expert-led Q&A sessions.
- Continuous feedback and personalized guidance.

**Register as a group from 3 participants for a Discount**

**Send us an email: info@fineskilltrainingcenter.org or call** *+254769199797*

***Certification***

*Upon successful completion of this training, participants will be issued with a globally- recognized certificate.*

***Tailor-Made Course***

*We also offer tailor-made courses based on your needs.*

**Key Notes**

**a.** The participant must be conversant with English.

**b.** Upon completion of training the participant will be issued with an Authorized Training Certificate

**c.** Course duration is flexible and the contents can be modified to fit any number of days.

**d.** The course fee includes facilitation training materials, 2 coffee breaks, buffet lunch and A Certificate upon successful completion of Training.

**e.** One-year post-training support Consultation and Coaching provided after the course.

**f.** Payment should be done at least a week before commence of the training, to Fineskill Training Center account, as indicated in the invoice so as to enable us prepare better for you.

## Upcoming Scheduled Sessions

| Start Date | End Date | Location | Price |
|---|---|---|---|
| **23 Nov 2026** | 04 Dec 2026 | Online | $2,000 |
| **23 Nov 2026** | 04 Dec 2026 | Physical | $3,000 |
| **23 Nov 2026** | 04 Dec 2026 | Physical | $6,000 |
| **23 Nov 2026** | 04 Dec 2026 | Physical | $6,000 |
| **23 Nov 2026** | 04 Dec 2026 | Physical | $12,000 |
| **23 Nov 2026** | 04 Dec 2026 | Physical | $9,000 |
| **23 Nov 2026** | 04 Dec 2026 | Physical | $12,000 |
| **23 Nov 2026** | 04 Dec 2026 | Physical | $12,000 |

Ready to enroll or request a customized program? Book online or contact us:

**Register Online Now**

Email: info@fineskilltrainingcenter.com | Website: www.fineskilltrainingcenter.com