

Construction Project Cost Control Measures

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Abstract. *The construction project cost control is a comprehensive discipline, focus on technology, economy and management. Through effective project cost budget control, can obtain greater benefits for the enterprise. This article from the influence factors of the construction project cost to the common problems of the construction project cost budget control, and how to enhance the project cost budget control level the strategy.*

Keywords: Construction Engineering; Cost control; Analysis

Introduction :

With the rapid development of China's economy, the construction industry has been an unprecedented development, in promoting the development of modern society has played a major role. At present gradually expand the scale of the construction project, the construction project continues to grow, for the construction unit, in order to get more profit, it is necessary to strengthen the construction project cost budget control enterprises should always adhere to the main control and control principle, the whole process of building project cost budget management. Although the current our country building units achieved good results in the work of project cost budget, but from the whole analysis, the problem still exists in the construction project cost budget, how to take effective engineering cost the budget control method is worthy of studying.

Influencing factors of building construction cost

The influence of component elements of Engineering cost

According to the analysis of the current construction funds, construction funds include direct costs, indirect costs, profits and tax amount, especially before the influence of two factors for the construction project funds is relatively large. The first direct cost to the project funds mainly directly, directly to the general engineering fees have labor cost and material cost, Jixietaiban funds second. Indirect costs include fees and management fees. Control is usually indirect funds, it is necessary to strengthen the management and save the cost of the project, and the construction management consulting fees, the cost of office, audit fees and advertising costs management, thereby saving overhead. Third for the contractor, the ultimate goal is to in the process of construction for greater economic profit, on the other hand, for investors, the ultimate goal is to do more with less investment, not only hope The construction

project can improve the quality of project construction, to reasonably control the project cost. The cost to investors to find the balance between price and profit in the engineering construction, and urge the contractor investors both sides can be recognized, and then make the profit impact factors can be controlled within a reasonable number.

The influence of Market condition on Project costThe first is the influence of market supply and demand. According to the construction project cost, the so-called market supply and demand influence is not in the construction product itself. It should be different factors of production of construction projects. The content of elements of engineering production is based on the situation that the manpower supply of Chinese construction industry is larger than the need. Therefore, in addition to the limited labor policy of our country. There are also factors to improve people's living conditions, as artificial factors generally in a fixed period of time will not occur too much change. Second, the impact of market competition environment. At the present stage of the domestic construction market. In the aspect of construction power, there exists the phenomenon that supply exceeds demand. This is often called buyer's market, and the competition of construction market is usually reflected in the competition between different contractors. The main content of the competition is price competition. Especially in the bidding, the contractor generally choose the low price to win the bid, in the consideration of winning the bid, the contractor will compete with each other to reduce the price. Through this situation, the contract will be issued at a lower price, while maintaining a conservative concept in the construction operation. This situation promotes the contractor to be in a position of lack of equality.

The influence of Management factors on Project cost The operation management of construction project is different from other commodity production management. In the operation management of construction project, it includes the certificate of valuation, the method of valuation and the form of signing contract. Contractors and investors to carry out the cost of the project budget, as well as the completion of the settlement of the way.

Analysis on Problems Existing in Cost Control of Construction Engineering

Unreasonable Control of Project cost in the stage of Project Investment decision The cost budget control of the construction project in the decision - making period is related to the total cost of the whole project . For the project initiation and investment decision - making , the cost budget control is adopted to ensure the total cost level of the construction project .

Insufficient cost Control in Engineering Design stage To strengthen the construction project cost control, we should also strictly control the cost budget during the project design period, not only to ensure the quality of the project design. At present, most of the architectural project design in our country is selected by bidding mode. However, some engineering design companies pay too much attention to the design quality of the project. The cost of the project is often neglected, and the cost of the engineering design also produces some problems, such as the omission of the quantity of the project. To a great extent, the difficulty of the cost budget of the construction project is increased.

Unreasonable cost Control of Project Construction AIn the project construction period, construction engineering design will change. In the construction work, the project cost some design still has not passed, or often temporary changes, which influence the construction cost budget control of construction projects. In addition, existing in the construction project of the scientific status the cost of construction, leading to the construction of the project increases.

Efforts to improve the level of cost control and management in the construction phase of the project

Pay Attention to the Contract of Engineering In the construction of different departments, if the project construction responsibility and obligation, and the form of legal contract. This should be in the drafting of the project contract, the content of the project contract should be specified in detail. This paper analyzes the existing situation of the construction of engineering projects, and the relevant effective treatment methods, through the standard contract system to prevent the phenomenon of overspending of project cost.

To strengthen the construction process of attention The construction time of the construction project is relatively long, in order to control the construction progress effectively, we must improve the construction technology, and then carry on the scientific and reasonable arrangement to the project time limit. This is a practical and effective way to control the cost of construction projects. In addition, in order to control the construction progress of the project, construction technicians and designers are required to compile and implement the construction budget. To give high attention to the construction design plan budget, make the construction project cost budget control, has a strong support, at the same time. Can also for the enterprise existing resources (manpower and material resources)

scientific allocation, in order to control the construction of construction factors, as far as possible to ensure that the project construction will not be delayed phenomenon. To prevent serious cost overruns.

The implementation of cost control and management of the completed stage of the In the cost budget control in the whole construction project cost management, completion settlement period belongs to the final stage, this also relates to the effectiveness of the total project cost budget management. The cost management of the project completion settlement, mainly in front of project design, project construction cost budget of these links to produce results were summarized. The completion of cost management work period cost budget, should according to the initial project, and the construction period of design modification and evaluation of the overall analysis. The specific situation of construction projects, construction site inspection work, should conscientiously strict verification in the status of engineering construction and detailed cost, to verify the quantity. Specifically, according to the engineering design changes change, construction plan, construction design changes, check the quantity, prevent some quantities repeated accounting problems in view of. This, also need to implement the review work, according to the construction contract fault and leakage calculation on multiple accounts. After the completion of the settlement, can reflect the specific situation of the whole construction project cost, to facilitate the analysis and summary of the construction project cost management level, improve construction project cost budget control.

Conclusion

In summary, after in-depth understanding of the factors of the construction project cost budget, we can conclude that a lot of factors will seriously affect the construction project cost management, so we must be the whole process for the construction of cost management and control, found problems were solved effectively, to obtain greater economic benefits for the enterprise the enterprise, so as to promote better and faster development.

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