国土総合開発機構フォーラム

コンサルタントの未来像

2001年11月20日 株式会社 アイ・エス・エス 中村 裕司



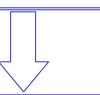
Rethinking Construction(1) - 背景 -

"Cowboy Builders" 林立

Excessive Competition による品質劣化

Claim, Law Suit 乱発







Constructing The Team 提唱

- 1994年 Sir Michael Latham -



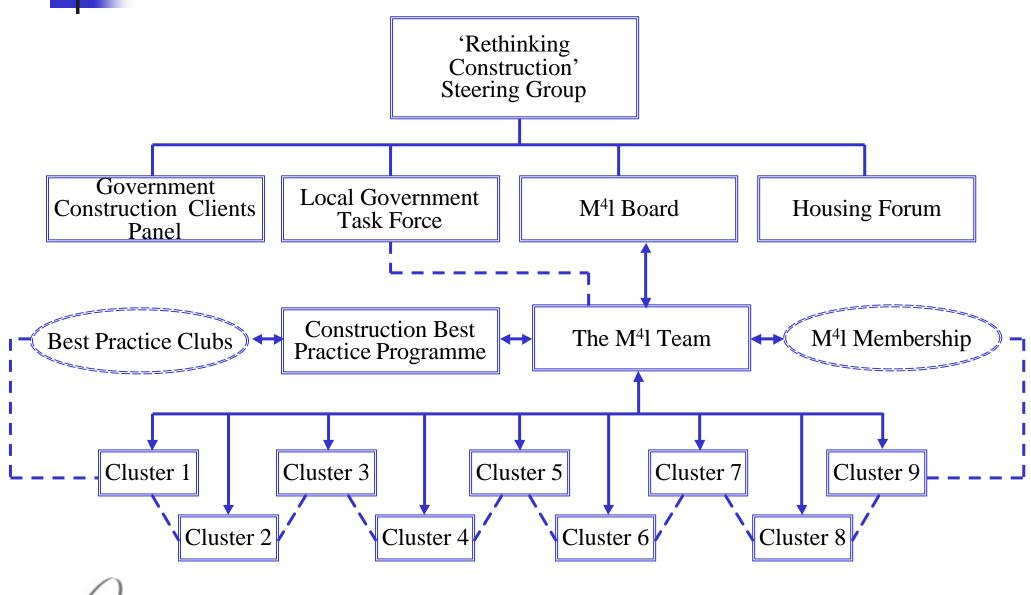
Rethinking Construction 提唱

- 1998年 Sir John Eagan -



INTEGRATED SOLUTION

Rethinking Construction(2) - 組織 -





Rethinking Construction(3) - 目標 -

Driver for Change

Improving the Project Process

Targets for Improvement

Committed leadership

Focus on the customer

Product Team Integration

Quality driven agenda

Commitment to people

Product development

Partnering
The
Supply chain

Project implementation

Production of components

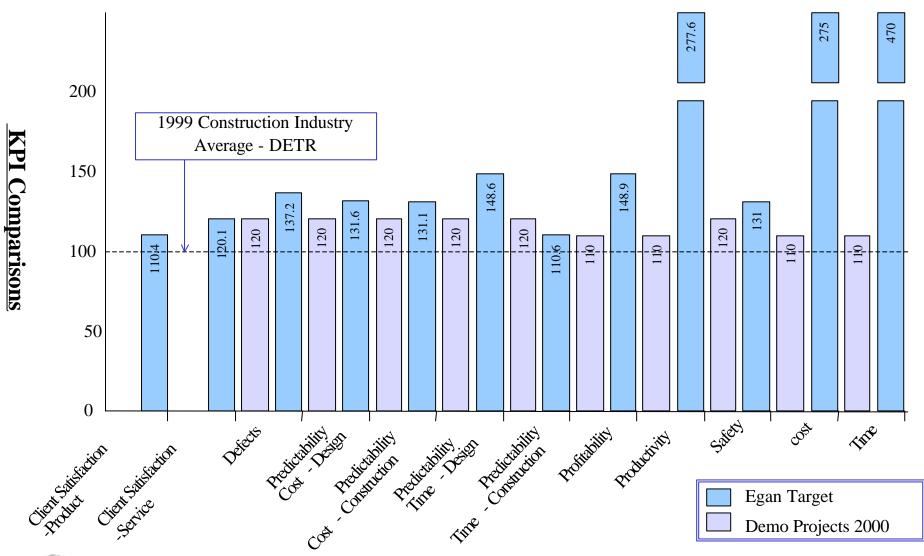




Turnover & profits

+10%

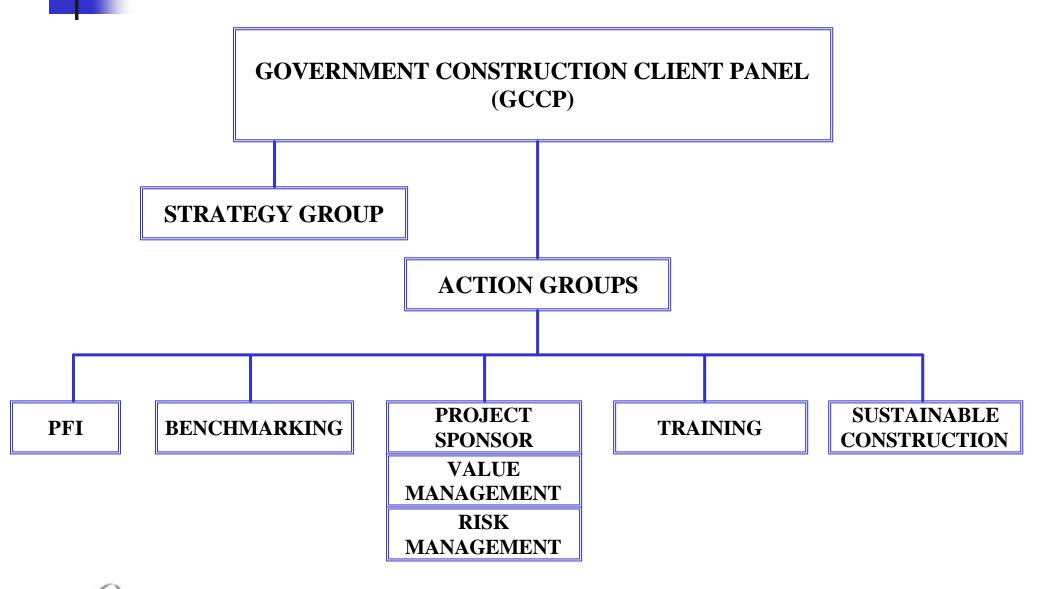
Rethinking Construction(4) - 成果 -





Rethinking Construction(5)

- GCCP 組織·



INTEGRATED SOLUTION

Rethinking Construction(6)

- GCCP 改革方針 -

Management (文化改革)

- 実施主体への委託
- 実施主体への枚限委譲
- 首尾一貫・熟練 したP/M

Standardization

- 主要基準の設定
 - VFMに則った購買
 - R/MやV/Mの活用
 - ▶ 性能設計
 - 生涯寿命コスト
 - ▶ 設計変更管理
- ◆ 情報技術・書類の流れの設定

Measurement

- 主要達成指標 (KPI)の確立
- 事業事後評価システムの確立
- 発注者評価システムの確立

Integration

- ◆ チームワーキング・パートナリングの活用
- ◆ 新し1発注形態の活用
 - デザイン・ビルド
 - PFI
 - D/B + メンテナンス
 - Prime Contracting



D/B(1) - 形態 -

Integrated Design & Construction

New Engineering Contract

Prime contracting

PFI

Design-Build-Maintenance

Outline Designer

Alternative Designer

Detailed Designer

(Project Manager)

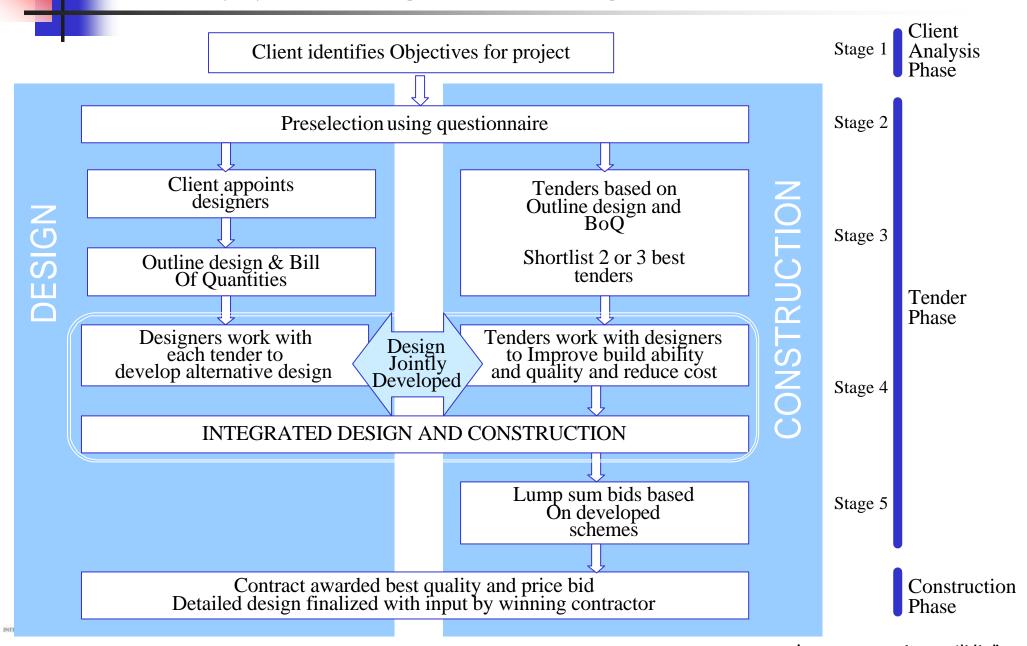
Designers

(Supervisor)

Adjudicator

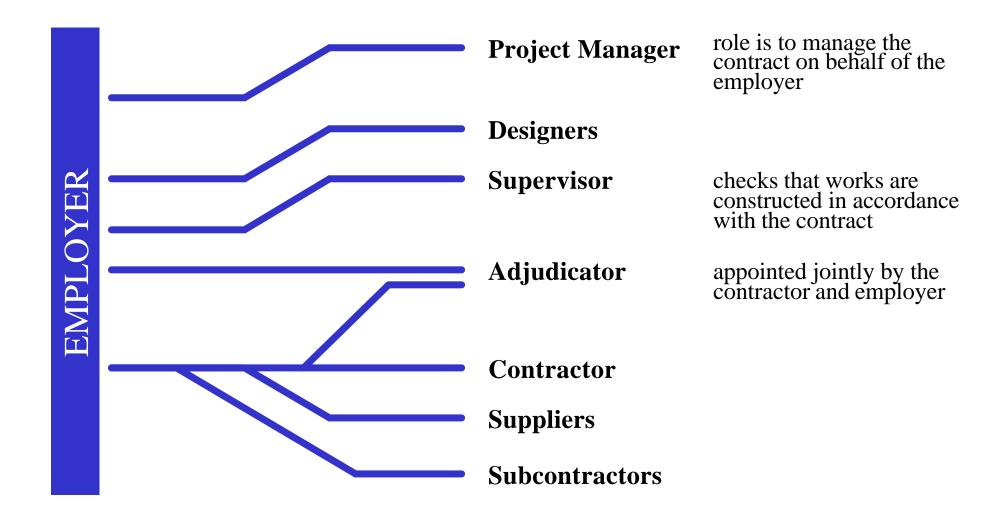


D/B(2) - Integrated Design & Construction -



(Forton Lake Bridge 2000年 : コスト20%削減)

D/B(3) - New Engineering Contract -



INTERPRETED SOLUTION SERVICES

(1991年 Sir Latham考案)

コンサルタントの未来像(1)

- あるべき姿 -

VFM

KPI

Integration

Prime Consultant

Specialty Consultant

Topology Survey Geo-Tech Structure Facilities

Due Diligence Consultant

Regulator (Criteria Professional)
Commissionist (Check Consultant)
Aesthetic Consultant
Environment Reviewer
Post Implementation Reviewer
Client Performance Surveyor
Quantity Surveyor

Management Consultant

Value Manager

- Value Engineer
- Facilitator

Construction manager

- Constructability Reviewers
- Certified Inspectors

Asset Manager

- Property Manager
- Facilities Manager

Risk Manager

- Partnering consultant
- Adjudicator
- Claim Consultant
- Arbitrator
- Construction Lawyer

コンサルタントの未来像(2) - 何が望まれるか -

Consultancy + Management = Prime Consultant

複合専門性 [Multiple disciplinary]

工学 + 経済分析 + 経営手法

個立無緣 [Mission Driven]

倫理観 + 歴史観 + 法的知識

ボーダレス化

学業・業際・国際なし

プレゼン能力 [Negotiation]

最高のセールスマン・アカウンタビリティー



-15(1) TRADITIONAL VS. DESIGN/BUILD SCHEDULE

Traditional

1996

1997

1998

1999

2000

2001

2002

2003

2004

Initial Design & EIS

DESIGN

ROW

BID

CONSTRUCTION

Design/Build

Initial Design & EIS

BID

DESIGN

ROW

TIME SAVINGS

CONSTRUCTION

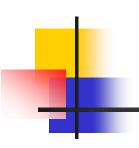




-15(2) -Risk Chart-

Risk/Responsibility	"Traditionl" Design-Bid-Build		Typical Design-Build	
Category	Owner	Designer or Constructor	Owner	Designer or Constructor
Final Alignment Geometry	×			×
Original Geotechnical Date	×			×
Design Criteria	×		×	
Design Defects	×			×
Contractibility of Design	×			×
Obtaining ROW	×			×
Coordinating with Utilities & Railroads				×
Quality Control and Quality Assurance	Significant Inspection And testing	Quality of Workmanship	Oversight Only	×
Coordination with other work	×			×

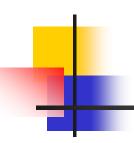




-15(3) -TEB Rating Guidelines-

- Exceptional (E)
- **4** Good (G)
- Acceptable (A)
- Susceptible to becoming acceptable (S)
- Unacceptable (U)
- Pluses (+) and minuses (-) added if needed





-15(4) –Unique Aspects for -15–

- Design/Build with Performance Specs
 (Up front value engineering)
- + QC/QA
- Long Term Maintenance
- **4** ISO 9001
- Award Fee
- Stipends
- Best Value (price and other factors)

