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We Want to Hear From You!

Construction & Program Management Services



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Construction and Program Management

CM Services

Managing a project's scope, schedule and budget is essential to the success of any construction project. Projects have become more sophisticated, funding more complex and durations tighter. Owners have decreased staff to support their projects, so they look to ATCS, P.L.C (ATCS) to provide them the expertise in construction and program management (CM/PM) services to meet their project and program needs.

ATCS' CM/PM group has over 190 years of collective experience in construction and program management, with the average years of experience ranging from 20-25 years. This extensive knowledge means that our clients, federal, state, local, and private owners, receive the benefit of seasoned professionals with extensive field and management experience to deliver their projects on schedule and on budget.

Construction and Program Management is the application of professional management practices consisting of an array of services applied to construction projects and programs through the planning, design, construction and post construction phases for the purpose of achieving project objectives including the management of quality, cost, time and scope. At ATCS, our focus is to provide our clients with the ability to have a "One Stop Shop" of management services, and to work as an integral partner to achieve their construction program goals.

Our client involvement starts during the design stage of their project, and follows into construction, and through post construction. We will tailor our services to match the needs of our clients, and to align with the stages of their projects and programs.

Our Market Sectors include:

- Transportation: highway and bridge; rail and transit; and aviation
- Building: K-12 and universities; and state facilities
- Federal: US Army Corps of Engineers



We have divided our CM/PM services into four (4) distinct areas: Preconstruction Services; Project Controls; Dispute Resolution; and Project/Program Management. Our services can be provided as stand alone contracts for our clients, as well as a part of an overall program management contract.

Preconstruction Services include:

- Constructability Reviews
- Value Engineering
- Risk Analysis & Assessment
- Pre-Award Project Scheduling

The management of risk is the primary focus of our preconstruction services. We look at how to maximize the project's design, and minimize the potential for impacts to construction that can result in delays; which directly impact cost, schedule and quality.

When ATCS performs a constructability review of a project, we focus on the design from a construction point of view. The essential question we ask is "Can this project be constructed, and can we minimize impact?" We look at the sequence of construction and phasing of operations to maximize space, crews and equipment. What are the potential impacts from outside influences such as material manufacturers, labor forces, and traffic impacts? Is the work properly coordinated so that trades, which share common work space, can access their structures? Is the as-built condition consistent with the new design or will the new design impact other areas not considered as part of the project?

It is important to have construction professionals with extensive field experience that can easily identify impact areas, based on lessons learned from projects, and recommend effective and efficient solutions to those impacts.

Project Controls Services include:

- Construction CPM Scheduling
- As-built Scheduling
- Cost Estimating
- Construction Budget Analysis
- Project Documentation
- Project Closeout and Final Audits



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Having well established and defined project controls is essential to the success of any project and program. These services directly relate to the projects schedule and budget. The ATCS CM/PM staff has extensive knowledge of Primavera scheduling software, document control systems such as Sharepoint, and specific project developed management information systems, and cost estimating software at the state and federal levels.

One of the most commonly used project controls services is construction CPM scheduling. The use of project schedules is one of the most effective communication tools to illustrate the planned and actual progress in a clear and concise manner that all parties can understand. Our staff develops baseline schedules by identifying construction activities and their relationships and establishing realistic durations from quantity take-offs and crew utilization analyses. We analyze the use of project schedules and updates to verify progress against actual progress in the field, and determine if the project schedules illustrate the actual conditions on the project both in terms of the activities that have occurred, and those still projected.

Cost control and understanding project costs are another focus of our project controls services. Our emphasis is on real time cost expenditures and projecting costs to complete the work. This provides the project management team and the owner with the essential information to analyze project risks, in order to budget and make financial based decisions with accurate and current cost data.

Dispute Resolution Services include:

- Construction Claim Analysis
- Time Impact Analysis & Development
- Change Order Management
- Entitlement Analysis
- Expert Testimony

The ATCS CM/PM group has extensive experience with assisting our clients in the evaluation and analysis of construction claims and Notices of Intent. Our professional Construction Managers work with our Senior Claims Manager and Project Controls team to effectively analyze a dispute based on field conditions, schedule and cost impacts, contract requirements, and directive changes to a contract. We have a simple but effective process for the review and analysis of disputes. That process is broken down into four (4) basic components: Initial review of claim for merit; Development of Issues and Contemporaneous Schedule Analysis; Determination of Cause and Entitlement; and resolution through negotiation, mitigation, or testimony.

While this process focuses on the analysis after the receipt of a claim, ATCS' CM/PM group efforts are more focused on the avoidance of

claims during construction. We focus on management of change orders during construction, resolution of issues early, looking at time and cost impacts, and projecting schedule and work recovery options.

Project/Program Management Services include:

- Project Managers
- Program Managers
- Office Engineering

Managing construction projects and programs for our clients is our business. Whether we are managing a town's Capital Improvement Program with local projects that impact a community's streets and sidewalks, to interstate construction on one of the busiest corridors in the country, ATCS prides itself on developing long-term relationships with our clients, and being results oriented. We are committed to the success of our clients and their projects. Our Project and Construction Managers have the experience, expertise and knowledge to successfully deliver a quality project that is on schedule and on budget. The needs of our clients are the most important, regardless of the size and complexity of the project.

Client List Includes:

- Virginia Department of Transportation
- Town of Purcellville



Significant Project Examples includes:

- Management of the Town of Purcellville Capital Improvement Program
- VDOT Region 3 Finals Audit
- Northern Virginia Megaprojects General Engineering Consultant