

**A STUDY OF CONTRACTOR'S DELAY CLAIMS IN
PUBLIC SECTOR BUILDING PROJECTS IN
SRILANKA**

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Degree of Master of Science in Construction Law and Dispute
Resolution

Department of building economics

University of Moratuwa

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Thesis/Dissertation submitted in partial fulfillment of the requirements
for the
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DECLARATION

I declare that this is my own work, and this dissertation does not incorporate without acknowledgement any material previously submitted for a degree or Diploma in any other University or institute of higher learning, and to the best of my knowledge and belief it does not contain any material previously published or written by another person except where the acknowledgement is made in the text.

Further, I acknowledge the intellectual contribution of my research supervisor Ch. QS. Dr. (Mrs.) Thanuja Ramachandra for the successful completion of this research dissertation. I affirm that I will not make any publication from this research without the name(s) of my research supervisor(s) as contributing author unless otherwise, I have obtained written consent from my research supervisor.

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I hereby acknowledge that Subramaniam Manivannan has followed the dissertation process for the M Dissertation set by the Department of Building Economics under my supervision.

.....
Ch. QS. Dr. (Mrs.) Thanuja Ramachandra
Dissertation Supervisor
Date

05/06/2024
.....

ABSTRACT

A STUDY OF CONTRACTOR'S DELAY CLAIMS IN PUBLIC SECTOR BUILDING PROJECTS IN SRILANKA

This research aims to examine the nature of contractors' delay claims in public building projects in Sri Lanka. Delays in public sector building projects pose significant challenges to the timely completion and overall success of infrastructure development in Sri Lanka. These delays often lead to contractor claims for Extension of time (EOT) and cost. For this study, the contractor's delay claim documents are examined together with the client's and consultant's responses. Further cost related details are collected from Payment certificate certified by consultant. Twenty public sector building projects are examined for this study. This is a mixed-approach method. A case study is based on documents that the contractor submits to the consultant to evaluate the delay claim. The quantitative method drives the findings. Most of the project requests extensions of time for variations, adverse weather conditions, and delays caused by authorities, 82% of projects, the contractor didn't show interest in the delay-associated cost claim. Only those projects express interest in securing a time extension. Additionally, they make this request close to the scheduled completion date.

Keywords: Contractor's delay claim, delay notification, variation, delay event,

DEDICATION

To my parents for earning an honest living for us and for supporting and encouraging me to believe in myself. I dedicate this thesis to my wife and children for nursing me with affections and love and their dedicated partnership for success in my life.

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LIST OF ABBREVIATION

CIDA	Construction Industry Development Authority
FIDIC	The International Federation of Consulting Engineers
GDP	Gross Domestic Product
SBD	Standard Bidding Document
SCL	Society of Construction Law