

# **WBS FOR NEW HOME**

# 1 New House Structure

## 1.1 Project Initiation and Planning

- 1.1.1 Project Budgeting
- 1.1.2 Site Survey
- 1.1.3 Team Size and Time Estimation
- 1.1.4 Outline Sketch of the House
- 1.1.5 Final Engineering Design

## 1.2 Legal Authorities

- 1.2.1 Allocating Site Engineer
- 1.2.2 Site Inspections
- 1.2.3 Site and House permits approval

## 1.3 Project Management Strategies

- 1.3.1 Project Management Plan
- 1.3.2 By weekly work status

## 1.4 Construction and Designing Phase

- 1.4.1 Site Preparation
- 1.4.2 Clearing and Grading
- 1.4.3 Excavation and Foundation Preparation
- 1.4.4 Site Utility Installation
- 1.4.5 Exterior development
  - 1.4.5.1 Building pillars
  - 1.4.5.2 Brick Work
  - 1.4.5.3 Framing walls
  - 1.4.5.4 Installing Roof and Floor
  - 1.4.5.5 Installing Windows and Doors
  - 1.4.5.6 Installing Roof Flashing and Underlayment
- 1.4.6 Interior design
  - 1.4.6.1 Electric and plumbing
    - 1.4.6.1.1 Installing electric connection
    - 1.4.6.1.2 Installing switchboards
    - 1.4.6.1.3 Installing Pipes and sewage connections
  - 1.4.6.2 Wood Work
    - 1.4.6.2.1 Installing wardrobes and shelves
    - 1.4.6.2.2 Installing wooden bed frames
    - 1.4.6.2.3 Installing mirrors
  - 1.4.6.3 Installing Tiles

1.4.6.4 Coating walls with POP

1.4.6.5 Painting

1.4.6.5.1 Internal house painting

1.4.6.5.2 External House Painting

1.5 External Verandah Installation

1.5.1 Garden Installation

1.5.2 Installing walkways and parking driveway

1.5.3 Installing garage

1.6 Security System

1.6.1 Installing cameras

1.6.2 Installing fire alerts

1.6.3 Installing motion sensors

1.7 Building permissions

1.7.1 Getting building final permits

1.7.2 Quality checks

1.7.2.1 Checks of materials used

1.7.2.2 Checking the strength of the house

1.7.2.3 Calculating risk factor

1.8 Final closeouts

1.8.1 Clearing and Cleaning the Property

1.8.2 Installing Furniture and electrical appliances

1.8.3 Final Expert Inspection

1.8.4 Minor touch ups

1.8.5 Final walk-through with the property owner

1.8.6 Handing over the documents

1.8.7 Handing over the keys.

<b>WBS Code</b>	<b>WBS Name</b>	<b>WBS Description</b>	<b>Time taken to complete the tasks</b>
1	New House Structure	Kirkwood Homes has taken a task of building a retirement home located in Montana.	
1.1	Project Initiation and Planning	Setting up the plans to build a new house	20-30 days
1.1.1	Project Budgeting	Managing cost and funding for the project	
1.1.2	Site Survey	Process of conducting detailed analysis of land boundaries	
1.1.3	Team size and Time estimation	Select the team members required for the project and estimate the time required to complete the project	
1.1.4	Outline Sketch of the house	Have a detailed blueprint of the new house	
1.1.5	Final Engineering Design	Creating a engineering plan for the new house	
1.2	Legal Authorities	Get the legal approval for the project	
1.2.1	Allocating Site Engineer	Assigning a qualified engineer to look over the project	15-20 days
1.2.2	Site Inspections	Process of assessing the the progress in construction of house	
1.2.3	Site and house permits approval	Get the legal permissions of the site and house from the government	
1.3	Project Management strategies	Approaches that are used to plan,organize,execute and monitor the home construction	25-30 days
1.3.1	Project Management Plan	A formal document that describes the approaches in the home construction	
1.3.2	By weekly work status	Giving the regular updates and	

		progress of the home	
1.4	Construction and Designing Phase	Approved plans are executed according to the specifications of the home	30-40 days
1.4.1	Site Preparation	Preparing the site for home construction	
1.4.2	Clearing and Grading	Removing any trees or rocks and leveling the house for construction	
1.4.3	Excavation and Foundation Preparation	Process of digging and preparing for construction of home	
1.4.4	Site Utilities Installation	Install the required utilities for the home	
1.4.5	Exterior development	Develop an outlook for the home	
1.4.5.1	Building pillars	Construct the pillars required for the house	
1.4.5.2	Brick Work	Process of constructing walls by using the bricks	
1.4.5.3	Framing walls	Building the internal structure of walls using drywall, installation and with other materials	
1.4.5.4	Installing roof and floor	Adding the roof and floor to the home	
1.4.5.6	Installing Windows and doors	Process of adding the windows and doors to the home	
1.4.5.7	Installing Roof Flashing and Underlayment	Process of adding roof flashing and underlayment in the home	
1.4.6	Interior design	Designing the interior of the home	
1.4.6.1	Electric and plumbing	Process of doing electric and plumbing work required for the house	
1.4.6.1.1	Installing electric connection	Process of connecting the electricity in the house	
1.4.6.1.2	Installing switch boards	Process of installing the switch boards in the house	

1.4.6.1.3	Installing pipes and sewage connections	Process of installing the pipes and sewage work for the house	
1.4.6.2	Wood Work		
1.4.6.2.1	Installing wardrobes and shelves	Process of making wardrobes and shelves in home	
1.4.6.2.2	Installing wooden bed frames	Process of making bed frames that are required for the house	
1.4.6.2.3	Installing mirrors	Process of installing the mirrors in the house	
1.4.6.3	Installing Tiles	Process of adding tiles to the basement	
1.4.6.4	Coating walls with POP	With the Plaster of Paris add the coating to the walls for detailed finishing	
1.4.6.5	Painting	Paint the house with colors	
1.4.6.5.1	Internal house painting	Complete the coloring of the internal house	
1.4.6.5.2	External House painting	Complete the coloring of the external house	
1.5	External Verandah Installation	Construct the verandah for the house	5-10 days
1.5.1	Garden Installation	Process of making the garden for the house	
1.5.2	Installing walkways and parking driveway	Process of making walkways and parking for the motor vehicles for the house	
1.5.3	Installing garage	Process of making the garage	
1.6	Security System	Install security system in order to safeguard the occupants from the threats	2-3 days
1.6.1	Installing cameras	Process of installing the cameras	
1.6.2	Installing fire alerts	Process of installing the fire alarms	
1.6.3	Installing motion sensors	Process of installing the motion sensors	

1.7	Building permissions	Get the building permissions from the municipality	10-20 days
1.7.1	Getting building final permits	Get the building and final permissions	
1.7.2	Quality checks	Check the quality of house and all other emminites	
1.7.2.1	Checks of materials used	Check The quality materials used for construction of home	
1.7.2.2	Checking strength of house	Check the quality of house	
1.7.2.3	Calculating risk factor	Evaluating the potential threats for the house	
1.8	Final closeouts	Final steps to ensure all aspects of home construction	5-10 days
1.8.1	Clearing and cleaning the property	Process of clearing all the waste materials and clean the property with detergents	
1.8.2	Installing furnitures and electrical appliances	Set up the furniture and install the electricity	
1.8.3	Final expert Inspection	Final steps to ensure that the house is in good condition or not	
1.8.4	Minor touch ups	Make some small minor steps and small repairs for the house	
1.8.5	Final walk through with property owner	A final walk through with the property owner	
1.8.6	Handing over the documents	Hand over the documents to the owner	
1.8.7	Handing over the keys.	Hand over the keys to the property owner	

