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| --- | --- | --- | --- | --- | --- | --- | --- |
| **Project: Smith Custom Home** | **Date: yy** | | **Owner: Smith Family** | | | **WBS Number: xx** | |
| **Risk ID Number: 1** | | | **Source of Risk or Opportunity: Local Ordinances** | | | | |
| **Description:** “Site work limited to Monday through Friday, 8:00 A.M. to 6:00 P.M.” – Limits to overtime and weekend work means inflexibility when it comes to delivering the end product on time. | | | | | | | |
| **Consequence if Risk is Realized:** Legal restrictions within city limit working hours. | | | | **Risk Category**  X \_\_\_\_External\_\_\_\_\_  🞏 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_  🞏 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_  🞏 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_  🞏 \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | | **Impact**                                          **X**          **5**  **4**  **1**  **2**  **3**  **1**  **2**  **3**  **4**  **5**  **Likelihood** |
| **Statement of Basic Cause:** Work plan and staffing is insufficient to get all the work done during restricted-hours requirement. | | | |
| **Trigger Event:** Project is behind schedule and needs to catch-up | | | |
| **Risk Response Plan** | | | | | | | |
| **Response alternatives to consider** | | **Resulting Risk impact/likelihood if successful** | | | **Comments or when to implement if known** | | |
| Extend project schedule | | Impact Medium/Likelihood Medium | | | Owner’s due date would need to be moved,  Contractor’s may have commitment impacts | | |
| Work with owner on possible scope reduction to improve end date | | Impact High/Likelihood Medium | | | Owner would need skills and tools or other work source | | |
| Bring in additional labor support | | Impact High/Likelihood Low | | | Would raise contractor costs | | |
| Get city to lift restrictions | | Impact Medium/Likelihood Medium | | | Would need a temporary easement and neighborhood agreement | | |
|  | | Impact x/Likelihood x | | |  | | |