



International Journal of Construction Management >

Volume 20, 2020 - Issue 4

481 | 12
Views | CrossRef citations to date | Altmetric

Original Articles

An analysis of the allocation of pertinent risks in the Zambian building sector using Pareto analysis

Chipozya Kosta Tembo Silungwe & Nthatisi Khatleli

Pages 321-334 | Published online: 14 Sep 2018

Cite this article <https://doi.org/10.1080/15623599.2018.1484853>



Check for updates



Full Article

Figures & data

References

Citations

Metrics

Reprints & Permissions

Read this article

Share

Abstract

In most instances, the construction client allocates risk by selecting the methods for procurement, payment and the contract form. Nevertheless, how favourably the contractor views the risk allocation has a bearing on the project outcome. This research identifies the pertinent risks in the Zambian context and establishes how they are allocated in terms of types of contract clauses used and response mechanisms employed. A mixed-sequential approach was followed, comprising 15 semi-structured interviews, 198 questionnaire-survey respondents and document analysis (eight projects using various standard forms of contract). The respondents comprised of clients, consultants and contractors involved on medium- to- large-scale building projects. Findings show the pertinent risks in the industry were due to shortcomings of the design team and clients' shirking. Using a Pareto analysis, a pervasive propensity

was found for passive risk acceptance and wanton risk transfer by the client. Modifications were found, aimed at negating the clients' responsibility for risk. The originality of this research lies in its methodological approach and its focus on how risks are allocated. Findings can help practitioners to better allocate risk and promote the achievement of desired project outcomes through careful selection and utilization of mechanisms, allocation of risk and use of contract clauses.

Keywords:

Building projects pareto analysis zambia pertinent risks

Acknowledgements

Gratitude and sincere thanks to the Copperbelt University for providing funding for this research.

Disclosure statement

No potential conflict of interest was reported by the authors.

Related research

People also read

Recommended articles

Cited by
12

Information for

Authors
R&D professionals
Editors
Librarians
Societies

Opportunities

Reprints and e-prints
Advertising solutions
Accelerated publication
Corporate access solutions

Open access

Overview
Open journals
Open Select
Dove Medical Press
F1000Research

Help and information

Help and contact
Newsroom
All journals
Books

Keep up to date

Register to receive personalised research and resources
by email

 Sign me up

  

  

Copyright © 2026 Informa UK Limited Privacy policy Cookies Terms & conditions

Accessibility



Registered in England & Wales No. 01072954
5 Howick Place | London | SW1P 1WG