

**IMPACT OF MATERIAL MANAGEMENT ON REDUCTION OF  
CONSTRUCTION PROJECT COST IN INSTITUTIONS OF HIGHER LEARNING: A  
CASE OF CHUKA UNIVERSITY COLLEGE, KENYA**

**CATHERINE WABERA GATHATWA**

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## ABSTRACT

Institutions higher learning are undergoing massive expansion to create more facilities due to the rise in demand for higher learning most public Universities and colleges are currently undergoing infrastructural expansions. A lot of materials are being consumed by the constructions projects with the materials representing a major cost in these projects. The project managers therefore have to employ various techniques of material management in order to reduce the cost of materials in order to reduce the cost of the projects. The overall objective of the study is to evaluate the impact of material management on the project cost. The specific objectives of the research were; to evaluate the effectiveness of control in different stages of materials management, to determine the impact of material management on different material cost elements and. to determine the impact of material management on final project cost. This study adopted a descriptive and diagnostic research method. The study was limited within Chuka University College. The target populations were 300 members of the construction team in the 10 projects. The study adopted purposive sampling; it involved a sample size of 30 respondents. Data was collected from both secondary and primary sources. Primary data was collected through administering of questionnaire and interviews while secondary data through magazines, journals, newspapers, text books and the internet. Data analysis was facilitated by SPSS 18 software version 18. A combination of descriptive statistics and inferential statistics including chi-square test and percentages was used in data analysis. Test of significance was applied at  $\alpha=0.05$ . The analysis revealed that controls were instituted at different areas of material management and were effective but there were some signs of weakness at the waste control, it also revealed that material management had a significant impact on material cost and it also revealed that material management had a significant impact on the project cost. The findings of the research will be of significance to the institutions of higher learning that have construction projects taking place since it will highlight where tighter materials management can be implemented to keep cost of materials at acceptable levels and hence reduce the final cost of the project. The findings of this research will also form the basis for further research in the areas of material management.