

PROJECT MANAGER

DEFINITION: Under direction, performs project management work of considerable difficulty in managing and providing professional project management services from inception and design to completion; manages, plans, coordinates and directs building or facility, infrastructure and capital improvement projects for the Division of Community Development requiring initiative, independent judgment and decision making; serves as lead coordinator on assigned projects; performs related work as assigned.

ESSENTIAL FUNCTIONS: This list is ILLUSTRATIVE ONLY and is not a comprehensive listing of all functions and tasks performed by incumbents of this class.

TASKS:

Manages, coordinates and directs building or facility, infrastructure and capital improvement projects, including project coordination with other departments, chapters, businesses and/or stake holders; works with Navajo Nation administrators to achieve project objectives, implements scope of work and project work plans; develops and implements project specific procedures, directives and work instructions; develops and defines scope of work and schedules; ensures projects are properly planned, performance measures are in accordance with scope of work, schedule and budget, reporting requirements, project deliverables and scheduled resources; ensures statement of work specifies that contractors complete required information; executes closeout activities for projects by reviewing and monitoring contract documents, assuring that all project activities are in conformance with standards, specifications and contract; coordinates with appropriate authorities and Office of Environmental Health to ensure appropriate documents are completed prior to closure of the project.

Develops budget contingency plans considering risks associate with specific type of project; monitors and manages construction costs and risk factors; tracks all funds and ensures that funds are drawn down from appropriate accounts; tracks project costs and schedules; monitors and maintains schedule of values and ensures that all elements are incorporated prior to initiation of construction; coordinates schedules and any changes with appropriate authorities; disseminates project charge codes to authorized personnel; reviews and approves expense reports, pay applications and invoices; reviews consultant/contractor monthly progress payment requests and schedules of values; monitors payment receipts and disbursements; ensures that project deliverables are completed on time, within budget and of the specified quality.

Participates in public meetings and processes on project-related issues; resolves problems and project obstacles by identifying appropriate strategies and approaches; provides technical advice and recommendations; conducts research when necessary; performs project-related reviews, assessments and inspections to ensure compliance with project scope, regulatory requirements and sound professional practices; coordinates plan reviews and project management activities; monitors projects for compliance with approved plans and contract specifications; coordinates work of consultants and related personnel; maintains quality assurance of assigned projects.

KNOWLEDGE, SKILLS AND OTHER CHARACTERISTICS:

Knowledge of principles and practices of landscaping, architecture, mechanical, electrical, water and civil engineering.

Knowledge of the methods and practices used in the design and construction of capital projects.

Knowledge of project planning, scheduling and budgeting, project management practices and procedures.

Knowledge of principles and practices of contract negotiations, contract administration and construction management.

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Knowledge of federal, state, Navajo Nation laws, rules, regulations and guidelines related to construction, maintenance and repair of infrastructure and chapter facility construction projects.
Knowledge of occupational and environmental safety and health laws, rules, regulations, practices and guidelines.
Knowledge of construction material specifications and qualities.
Knowledge of management and administrative principles and practices.
Skill in responding to requests for construction and technical assistance of infrastructure projects.
Skill in the development of reports, presentation, training and information.
Skill in designing, developing, implementing and overseeing multiple construction projects;
Skill in ensuring compliance with safety, health and environmental protection rules and regulations.
Skill in safely inspecting construction site for compliance with construction specifications.
Skill in overseeing and managing construction costs.
Skill in the use of computers, processing of costs and schedule information.
Skill in establishing and maintaining effective working relationships.
Ability to determine appropriate methodology for successful completion of major projects, including research, planning, contract management and compliance.
Ability to review and interpret construction plans for compliance with standard engineering practices.
Ability to initiate and conduct effective meetings for construction projects, monitor project status, schedules and budgets.
Ability to determine adherence to specifications on a variety of construction jobs.
Ability to compute quantities, make costs estimates and evaluate bids and change orders.
Ability to use logical and creative thought processes to develop solutions according to written specifications and/or oral instructions.
Ability to demonstrate strong communication and interpersonal skills; and to communicate effectively in both the Navajo and English languages.
Ability to organize and be self-motivated.

PHYSICAL REQUIREMENTS AND WORK ENVIRONMENT: Work requires attention to detail with potential exposure to loud noises, dust, toxic chemicals and fumes when working on project site requiring protective equipment. There is considerable need to stand, stoop, climb, walk, carry and perform other similar actions during the course of the workday.

MINIMUM QUALIFICATIONS:

- A Bachelor's degree in Project Management, Construction Management or closely related field. Or an equivalent combination of education and experience.

Special Requirements:

- Possess a valid state driver's license

PREFERRED QUALIFICATIONS:

- Two (2) years of experience coordinating, administering and monitoring a variety of community development and infrastructure projects
- Proficient in Microsoft Office software and other computer software

Supplemental Requirements:

Incumbent must obtain a Navajo Nation Vehicle Operator's Permit within 90 days from date of hire.

Depending upon the needs of the Nation, some incumbents of the class may be required to demonstrate fluency in both the Navajo and English languages as a condition of employment.