

This table indicates the modules included in this programme and the structure which they follow.

Should you require further information about the modules, please contact [admissions@ucem.ac.uk](mailto:admissions@ucem.ac.uk)

2 years.

**Please note:**

Students can either start in September or March

Where considered necessary to do so at any stage, UCEM may seek to make variations to programme content, entry requirements and methods of delivery, and to discontinue, merge or combine programmes. This is subject to consultation with relevant students and other stakeholders, setting out the reasons for the proposed amendment(s), and compliance with the requirements of the UCEM Code of Practice on Programme Monitoring, Amendment, Review and Discontinuation. Should such an eventuality occur during the admissions and registration process, applicants will be informed immediately of any change and the alternative arrangements that have been put in place.

| Yr | September Semester  | March Semester  |
|----|---|---|
| 1  | Strategic Management of Change (20 Credits)<br>Managing & Leading People (20 Credits)                                 | Principles of Marketing (20 Credits)<br>Management Finance & Science (20 Credits)   |
| 2  | <b>Elective modules (choose one from):</b><br>Real Estate Investment (20 Credits)<br>Property Management (20 Credits) | <b>Elective modules (choose one from):</b><br>Management of Construction (20 Credits)<br>Procurement & Tendering (20 Credits) |
|    | <b>Students on the September entry</b><br>Planning & Development (20 Credits)   | <b>Students on the March entry</b><br>Planning & Development (20 Credits)   |
|    | PG Project (40 Credits)   | PG Project (40 Credits)   |
|    | <input type="checkbox"/> Core Modules   | <input type="checkbox"/> Elective Modules   |

## Year 1

### Strategic Management of Change (core)

#### Aims

The rationale for this module is to provide an integrated approach to corporate strategy and the management of change and innovation in a complex and uncertain business environment in construction and real estate. Part one considers frameworks to manage the long-term strategic direction of organisations within a construction and real estate setting. Part two focuses on enhancing students' understanding of, and response to organisational change. The determination of appropriate policies and strategies to meet stakeholder interests is explored within different cultural contexts.

#### Assessment

|                           | Weighting      |
|---------------------------|----------------|
| Assessment 1: Coursework  | 50%            |
| Assessment 2: Examination | 50%            |
|                           | Pass mark: 50% |

## Managing and Leading People (core)

### Aims

This module enables students to develop an understanding of what a manager is and what managers do; and to distinguish leadership from management. It requires students to interrogate issues and contexts relating to managing people, and learn how to get the best out of people, in an environment of constant change.

The module enables students to appreciate:

- the way that organisations - and the people who comprise them - behave, the tasks that they perform and the structures and methodologies that have evolved in attempts to understand and lead them;
- management theories;
- different schools of thought on leadership and the major strategies and approaches for the effective leadership of contemporary organisations and projects.

### Assessment

|                            | Weighting      |
|----------------------------|----------------|
| Assessment 1 - Coursework  | 50%            |
| Assessment 2 - Examination | 50%            |
|                            | Pass mark: 50% |

## Principles of Marketing (core)

### Aims

This module considers the application of marketing within construction and real estate contexts. It highlights the challenges posed by diverse business environments, together with the implications for professional marketing practice. In this module appropriate professional marketing strategies are appraised within a diverse, complex and changing construction and real estate environment. Practical and ethical considerations are explored and analysed within different cultures.

### Assessment

|                                | Weighting      |
|--------------------------------|----------------|
| Assessment 1 - Coursework      | 30%            |
| Assessment 2 - Applied project | 70%            |
|                                | Pass mark: 50% |

## Management Finance and Science (core)

### Aims

Finance defines the resource potential for, and the constraints on, exploiting business opportunities. An understanding of budgets and budgetary control mechanisms is therefore a necessary requirement of all management activity. A wider understanding of the organisation's financial performance and current position is also required both by managers for professional reasons and by stakeholders in general. In determining the availability of resources this financial management module is therefore relevant for the function of decision-making in all the course modules. Management science combines a platform for the development of quantitative skills with the introduction of tools to support operations management and to gauge risk.

### Assessment

|                           | Weighting      |
|---------------------------|----------------|
| Assessment 1 - Coursework | 50%            |
| Assessment 2 - Coursework | 50%            |
|                           | Pass mark: 50% |

### Real Estate Investment (elective)

#### Aims

This module focuses on the rationale and considerations for investing in property as an asset class and takes into account the trade-off between the present and future use of resources by organisations, with special reference to the returns and risks of real estate investments. The module will allow students to recognise property as an investment asset within the overall spectrum of other investment media. Investment return, risk, appraisal, performance measurement, modern portfolio theory and responsible investment concepts are considered and applied in the real estate investment context.

#### Assessment

|                           | Weighting      |
|---------------------------|----------------|
| Assessment 1 - Coursework | 40%            |
| Assessment 2 - Coursework | 60%            |
|                           | Pass mark: 50% |

### Property Management (elective)

#### Aims

This module develops the principles of law and practice appropriate to the effective and efficient management of commercial property. The focus is principally on the landlord and tenant relationship within legal and regulatory frameworks, but also encompasses property held for owner occupation.

This module enables students to understand:

- the significance of lease agreements from both the different landlord/investor and tenant/occupier perspectives;
- the legal, regulatory and market constraints within which commercial property management is undertaken;
- the handling of the different interests of parties involved in property management and the preferred solutions after consideration of all implications.

#### Assessment

|                            | Weighting      |
|----------------------------|----------------|
| Assessment 1 - Coursework  | 40%            |
| Assessment 2 - Examination | 60%            |
|                            | Pass mark: 50% |

## Planning and Development (core)

### Aims

This module provides an introduction to planning law and the planning process relevant to property development. The property development process, site selection and financial appraisal of development sites and their funding are considered. The module blends the basic knowledge of planning law with the implementation of a real estate development project.

The module enables students to understand:

- the context of planning within property development projects;
- principles of site layout and design, introducing methods of appraisal of the financial viability of development schemes;
- sources of funding for development projects.

### Assessment

|                            | Weighting      |
|----------------------------|----------------|
| Assessment 1 - Coursework  | 40%            |
| Assessment 2 - Examination | 60%            |
|                            | Pass mark: 50% |

## Management of Construction (elective)

### Aims

This module considers both the personnel and organisational aspects of construction management, with a focus on the managers of construction projects. It provides a comprehensive understanding of the skills required in managing, planning and controlling the safe implementation of a construction project.

The module enables students to understand:

- the construction management environment;
- the implications of health and safety for construction;
- the personnel skills required of the construction manager;
- construction management in practice.

### Assessment

|                            | Weighting      |
|----------------------------|----------------|
| Assessment 1 - Report      | 50%            |
| Assessment 2 - Examination | 50%            |
|                            | Pass mark: 50% |

## Procurement and Tendering (elective)

### Aims

Students will consider the various ways in which construction projects can be procured and the consequent effects of procurement strategies on tendering.

The module enables students to understand:

- the effects of project risk allocation on the procurement process and how the choice of procurement method can impact on the subsequent phases of the project cycle;
- procurement theories, together with examples of past and current practices;
- how construction procurement is affected by, and can be used to affect, the wider economy.

### Assessment

|                            | Weighting      |
|----------------------------|----------------|
| Assessment 1 - Report      | 40%            |
| Assessment 2 - Examination | 60%            |
|                            | Pass mark: 50% |

## Postgraduate Project (core)

### Aims

This module requires students to hone their research skills whilst providing them with a vehicle to conduct a self-directed research project that reflects the culmination of their studies in the relevant Programme.

This module serves MSc and the MBA awards and topics selected are expected to reflect the students' respective programmes of study. Additionally, MBA students are expected to choose projects which offer evidence of one or more of the following central facets of their programme: reflective practice, leadership and strategic management

The module is to be delivered both over a 22-week and 44-week delivery time with the 22-week version being phased out during the 2017-18 academic year. Where required, the 22-week project will run in the final semester only.

### Assessment

|                                  | Weighting      |
|----------------------------------|----------------|
| Assessment 1 - Research proposal | 25%            |
| Assessment 2 - Project report    | 75%            |
|                                  | Pass mark: 50% |