

The Responsibility for Risk Management



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Church building committees often think that risk management is someone else's responsibility; i.e., the architect or constructor or engineer. Actually, risk management becomes the church's responsibility as the owner of the Project. Why? When there are many participants in a church building project, there is usually a contract between the church and each participant. The church alone holds the key to risk assignment through the contractual relations with other participants; i.e., a contract spells out who is responsible for which particular risks. Thus, the Church becomes responsible for the risk management of a church building project through its contracts.

Many churches have begun to understand the issues and problems involving "risk" and are beginning to address some of these problems. One of the ways churches are addressing the problem of risk management is to have a fewer number of participants involved with the building program and less contracts. The more participants and the more contracts, the more likely risk will not be clearly assigned. Thus, many churches are turning to church design/build organizations that offer complete capabilities in planning, design, and construction. They tend to avoid breaking the project into major components or tasks to be undertaken individually by various participants. Risk management becomes much easier for the church when fewer participants are involved.

