FPG HQ, 3 Kiepersol Close, Plattekloof 3, Parow, Cape Town, 7500 | PO BOX 12668, N1 City, Cape Town, 7463
T 021 595 3000 | F 021 595 3166 | E info@fpggroup.co.za | www.fpggroup.co.za

JOB DESCRIPTION

JOB TITLE: **RESIDENTIAL DEVELOPMENT MANAGER**

JOB TITLE OF INCUMBENT'S SUPERVISOR: **HEAD OF ASSET MANAGEMENT**

MAIN PURPOSE OF THE ROLE

The Residential Development Manager is responsible for identifying, evaluating, planning, and executing residential development projects from inception to completion. This role oversees all phases of the development lifecycle, including land acquisition, financial structuring, design coordination, construction management, and handover, while ensuring projects are delivered on time, within budget, and to quality standards (end-to-end execution of residential property development projects). The ideal candidate will possess strong leadership, financial acumen, project management, and stakeholder engagement skills.

KEY PERFORMANCE AREAS

1. Project Identification & Feasibility
2. Planning Approvals
3. Budget & Cost Management
4. Construction oversight
5. Contractor management
6. Stakeholder Engagement & Reporting
7. Hand-over and Close out

QUALIFICATIONS

- Matric / Grade 12.
- Bachelor's degree in Property Development, Construction Management, Real Estate or a related field.

EXPERIENCE

- 7–10 years' experience in residential property development, including at least three years in a senior project or development management role.
- Demonstrated experience managing residential developments from inception to completion.
- Proven experience in development feasibility, budgeting, planning approvals, procurement and construction management.
- Experience managing contractors, professional consultants, project teams and multiple projects concurrently.
- Strong working knowledge of applicable municipal planning requirements, development regulations and construction practices

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KNOWLEDGE & SKILLS

- Strong financial acumen and budget management
- Good understanding of the full property development life cycle
- Conflict resolution and stakeholder negotiation
- Strong leadership skills and experience in managing teams
- Excellent communication, customer service, and interpersonal skills
- Exceptional organizational and project management skills
- Computer literacy – Excel (Intermediate), Word, Outlook, Power Point
- Familiarity with project software (e.g., MS Project, Excel, AutoCAD, or project management platforms)