

- Select the team ● Appropriate contract ● Contract strategy ● Partnering
- Do you have a contract? ● Battle of the forms ● Letter of intent
- Subject to contract ● Collateral warranties ● The Brief ● Time v cost v quality
- Site related information ● Brief increasing liability ● Need for site survey
- Merchantable quality v satisfactory quality ● Team problems
- Indecisive employer ● Unreasonable employer ● Inexperienced consultant

# RISK AVOIDANCE FOR THE BUILDING TEAM

**B A S I L   S A W C Z U K**

- Ineffective contractor ● Problem employee ● Distress ● Stress ● What will it cost?
- Degrees of accuracy ● Incorrect estimate ● Cutting costs ● Non-payment by employer ● Receivership ● Quality financial estimate ● Programmes
- Recording information flow ● Late information ● Document discovery
- Conflicting records ● Defective information ● Missing information ● Variations
- Test of reasonableness ● Action under tort ● Protective clauses ● Apportionment of fault ● Specialist work ● Bad workmanship ● Notification to insurers ● Working with loss adjusters ● Expert witness ● Preparation for trial ● Mediation
- Arbitration ● High Court ● Court structure ● Global claims ● Managing the risk
- Monitoring ● Feedback ● Control ● Authority ● Responsibility ● Accountability
- Risk awareness ● Risk ranking ● Calderbank offer ● CDM regulations

# Risk Avoidance For The Building Team

**Yicheng Fang**



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