

## Who's at risk if you get "litres of repair" wrong?

So you receive a lump sum price on a concrete repair job with an allowed quantity or volume of repair (usually in litres—see *Pay now to save more later on a litre of repair* in last issue's column).

**What happens if the actual litres of repair are much more than the litres of repair allowed for?**

It would seem unfair to ask a contractor to pay for a job that hasn't been investigated well enough.

So, who does take the risk?

- the contractor
- the principal (or client), or
- the consultant?

### Contractor?

Actually, the contractor does assume the risk if he submits a quote that doesn't nominate an allowed volume or quantity.

A contractor who does this will put himself at risk of bankruptcy or entanglement in protracted arguments, so why should he?

### Principal?

The principal takes the risk if he accepts a low quote with an underestimated quantity or just an unknown quantity of repair.

The more information, clearly the better the estimate will be for the principal.

**And forget about trying to stretch the budget as a recovery position once the reality hits that there's not enough money in kitty to get the job done properly.** This will only lead to problems down the track.

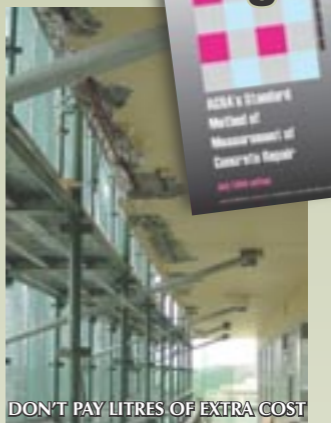
### Consultant?

Can a consultant take the risk?

**A consultant's estimate is only as good as the amount of money paid up front on the investigation.**

### Rule of thumb

If you don't want to spend



DON'T PAY LITRES OF EXTRA COST

an extra \$2-10 grand on getting an inspection done properly the first time, then expect to pay 2-10 times more than you expected when the repairs get under way.

**Clearly it pays to get a soundly-based estimate from a specialist in the first place.**

### Don't stop there

Ditto when the project is under way.

To save on professional project management and on experienced tradespeople, you might well consider the DIY approach. If you do...

### Think again!

**Investigation and repair projects must be assessed, managed and supervised by qualified, experienced consultants and repairs must be done for a realistic cost by experienced specialist contractors.**

Don't take the risk of it costing you more in the end than if you had used ACRA experts throughout, to:

- Investigate thoroughly in the first place
- Exercise professional project management
- Apply experienced concrete repair skills.

### Quote guide

*Standard Method of Measurement* is the basis of good quoting. **Download it free** from [www.acrassoc.com.au/PDFs/SMM.pdf](http://www.acrassoc.com.au/PDFs/SMM.pdf). ■