
CHOOSING A REPUTABLE CONTRACTOR

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TOP TIPS FOR CHOOSING A CONTRACTOR

- Solicit recommendations from other councils.
- Confirm that candidates are members of their appropriate trade association (or properly licensed if required)
- Pick Established contractors with premises you can visit
- Google them
- Interview your candidates. Ask whether they have completed work similar to your project and if possible view their work.
- Obtain at least 3 estimates in writing for your project

HEALTH & SAFETY QUESTIONS TO ASK YOUR CONTRACTOR

- What arrangements will you have for managing the work?
- Will you use sub-contractors?
- Do you have a written H&S policy?
- Do you have EL & PL cover and what are the indemnity limits?
- What qualifications, skills & experience do you have in this type of work?

THINGS TO GET IN WRITING

- An itemised list of exactly what is included in the estimate
- When will the work start and be completed
- Evidence of the insurance cover by way of certificates
- What payments the contractor expects from you before the project is completed
- Copies of risk assessments and method statements

WHAT CAN GO WRONG?

- Statutory swimming lessons contracted out to an ex-employee. Multi million pound claim when pupil suffered life threatening injuries and required care for life. Claim ended up being paid by Councils insurers rather than the contractors policy.
- School burnt down by roofing contractor during school hours. Contractor hadn't complied with conditions under their insurance policy. Recovery of costs incurred by Council and their insurers refused.
- Grenfell - Council contracted out management of properties to an external company who contracted out the refurbishment works and Fire Risk Assessment tasks. Over 60 different parties involved.

QUESTIONS?