

DISPUTE-RESOLUTION WITH OR WITHOUT LEGAL ADVICE:

Inspection & Construction Dispute-Resolution

Finding the truth and working out the details. We are experienced in working with property owners and contractors to settle **construction-related disputes**. We are also experienced in assisting with settling cases - with and without Lawyers.

Sometimes two or more parties just cannot seem to resolve their differences. The property owner thinks their home or building is falling down and wants the contractor to buy it back and the contractor offers to "repair" the damage with paint and caulking.

Typically, this leads to one side contacting a lawyer and trying to sue the other. There are alternatives.

A Lawyer may be able to assist; however when going that route it is important to explain or describe the real issue and not just mention the symptoms. If you have walls cracking, doors binding, windows that don't latch or close and cracked floor tile these may all be symptom of a bigger issue, such as foundation movement. Now you need to determine *why* the movement is occurring. Is it a soils issue (*expansive or poorly compacted*), a water-related issue (*grading and drainage or a sub slab leak*) or an entirely different cause? If you only mention the symptoms in your complaint, the symptoms are all the Lawyer will or can try to address. It is not their job to determine what is wrong with the property.

Lawyers can be helpful but, unless the repairs on your home are going to be over \$25,000, it may be cost-prohibitive. Sure you can ask for legal fees and costs but our experience has shown rarely are 100% of those fees awarded...

So here is the alternative... [Hire us](#).

We can inspect and review the property and let you know what the real issues are and what the related damages are and then document same for your Lawyer.

We can assist in determining who should be responsible. (*Sometimes well-meaning homeowners create the issues without even knowing it*)

We can work with both parties to try and come to a resolution. (*This saves both parties money*)
We can assist your Lawyer and help them understand the issues. (*Not just the symptoms*)

If the attempt to settle is not successful, you will already have the information the Lawyer needs to start their work.

This service typically cost much less than hiring a Lawyer and we have had considerable success in resolving disputes.

Please understand we are not offering legal advice and we are not Lawyers. However, we have had Lawyers refer cases to us in an attempt to settle and have been successful in doing so. We are not responsible for making the decisions; each party is and we simply facilitate the discussion and work for the most reasonable effective repair or settlement.

If you have a property with construction defects, or if you are a contractor that feels the property owner is being unreasonable, Contact us and see if we can help.

WE HAVE NOTHING TO SELL YOU BUT THE TRUTH

For additional information visit <http://glennduxbury-inspections.com>

For information about what is wrong with the construction dispute resolution process, read our blog.