

Contracting Considerations

v1 4-22-22

Make sure contractor includes the following statements in your contract:

“All materials and labor supplied in relation to this contract to meet Valley Creek Village Association Contractor Requirements document dated 4-22-22. “

“Copy of building permit to be supplied to homeowner and Association before materials are delivered or any work progresses. “

Important to understand

Does price quoted include a discount for cash/check payment; or does it include a premium for credit card or financed purchases?

Contractor workmanship warranty is not the same as the manufacturer’s warranty. Make sure to understand what the contractor covers as far as his labor goes.

If contractor allows labor to be performed by subcontractors instead of his/her own forces, NEVER let contractor shift responsibility for quality or completion to subcontractor.

See other VCVA document “To Dos before starting a siding project” for things to do as a homeowner and things to ask your contractor.

Before final payment

Contractor should provide Waiver of Lien form and Affidavit of Contractor before final payment is made.

Contractor should provide paperwork for Lifetime Warranty from siding manufacturer plus whatever workmanship guarantee they may or may not provide.

Do not make final payment in full until after ALL work is completed to your satisfaction and has passed final inspection from City of Strongsville Building Department. If only minor items remain, make a substantial payment for all but two times the value of the remaining work.