

Builder Interview Questions

Listed below is a checklist to aid you in asking the necessary questions when selecting a builder for your new home:

	Question	Platinum Development Corporation	Other Builders
1.	Do you include a <u>guaranteed move-in date</u> in your contracts? And is it backed-up by a <u>penalty</u> if you don't get us in by that date?	✓	
2.	Will I be dealing <i>only</i> with the <u>owner of the company</u> , and therefore won't be pushed off to a field superintendent or salesperson?	✓	
3.	Can I expect to have <u>regular on-site meetings</u> with you to review my home's progress and to answer all of my questions? How often is "regular"?	✓	
4.	Can I expect that all work is <u>directly supervised by the Owner of the company</u> , and that an inexperienced superintendent is not supervising construction?	✓	
5.	Do you <i>genuinely</i> care about the <u>satisfaction of your customers</u> and the <u>quality of the homes you build</u> ?	✓	
6.	Are you able to provide me with <u>references</u> ?	✓	
7.	Are you experienced in building on <u>all types of parcels</u> , including acreage as well as tight "in-fill" lots, and parcels with difficult topographies?	✓	
8.	Are you experienced with <u>special circumstances</u> , such as engineered septic systems, geothermal HVAC systems, engineered-fill foundations, etc.?	✓	
9.	Do you provide your clients with <u>fixed-price contracts</u> , meaning clients are not hit with unexpected costs?	✓	
10.	Do you provide your clients with a lot of <u>direction during the building process</u> , such as providing them with a <u>Selections Schedule</u> (details what selections need to be made and when) to help them make selections in an orderly fashion?	✓	
11.	Do you provide your clients with <u>thorough, detailed contracts</u> , eliminating uncertainties about the building process? How many pages is your typical contract? And can I expect that it will <u>specify all the many details of building a home</u> , down to the type and thickness of the subfloor, size and species of trim, the number of towel bars, etc.?	✓	
12.	Do you have an in-depth understanding of how the <u>construction draw process</u> works and have you worked with numerous lenders?	✓	
13.	Are you experienced in building a <u>wide array of homes</u> , from the smaller to the estate-sized homes?	✓	
14.	Do you offer a <u>Do-It-Yourself</u> program?	✓	
15.	Are you a <u>licensed</u> builder? And are you a member of any <u>builders associations</u> ?	✓	
16.	Is building homes your <u>main business</u> ?	✓	
17.	Have you ever been <u>sued</u> by a client?	no	
18.	Have you ever had a <u>lien</u> placed on one of your projects by a subcontractor or supplier?	no	
19.	Do you have current <u>Liability and Workers Comp</u> policies?	✓	