

# PEARSON CONSTRUCTION

GENERAL CONTRACTORS

## SUBCONTRACTOR AGREEMENT

<Subcontractor>

<Address>

<Address>

We at Pearson Construction welcome your association with our company. This is our list of subcontracting policies. Please read it carefully and sign it at the bottom to signify that you agree to abide by these policies. The signed copy will have to be in our office prior to a purchase order being issued. We look forward to a pleasant and profitable business relationship with your company.

1. As a subcontractor of our company, you will be a member of our team. We will look to your expertise to help us avoid the pitfalls we may encounter on our projects. If you anticipate a problem not addressed in our plans, or find any code violation or technical problems, please notify us immediately. All bids should be based on a job site visit. If you prefer not to make such a visit, any later problem caused by conflicting conditions becomes your problem and your responsibility.
2. The safety of our clients, our employees and our subcontractors is of prime importance to us. We expect all personnel working on any project to help in making as safe a work environment as possible. You are expected to leave the job site in a safe and secure condition prior to leaving at the end of the day. Remember that many of our clients have children that are living around the area in which we work.
3. We do not allow the use of drugs or alcohol on our projects. Smoking should be limited to outside areas.
4. Your work area is to be left broom clean by you at the end of each day. Sweepings may be left neatly on our designated trash pile. Unless prior arrangements have been made, any other trash is to be hauled by you on at least a weekly basis. We stock dust protection material on the job. Your mechanics must dust protect any unprotected area they are working in, before starting work. All lunch and break time materials, such as wrappers, napkins and containers should be disposed of before going back to work.
5. All your personnel on our job should support our company and speak well of it. You are an integral part of our marketing program. We assure our clients that we hire from the best subcontractors around. We want them to feel assured that they have hired the best contractor as well. Both of our businesses stand to lose or gain by our job behavior. Your personnel should be polite and cordial to our clients. It is important that conversations with the client should be limited and appropriate. Our clients should not be approached with questions regarding the construction project's details. If there is a question of that nature, it should be directed towards our project manager or another Pearson Construction employee.

6. Over the course of our work together, we will refer appropriate work to you, and look to you to supply us with leads as well. If any of our clients request work directly from you within one year of your work for us on that job, you will need our permission to work directly with our client.
7. We will need a copy of your contractors license and an insurance certificate showing workman's compensation and liability and auto/truck coverage, and showing Pearson Construction as an "additional insured" to your policy. This must be on file in our office before we will issue any draws against your contract. You may not cancel any policies of insurance required within this agreement without the written consent of Pearson Construction.
8. If for any reason you get to a job and additional work is needed before you can proceed, please call our office immediately. We can often solve your problem without delay. If we can't, we will work to solve the immediate problem and to avoid such work stoppages in the future.
9. Acceptance and unloading of deliveries of your material, their storage and protection, insurance, and all other risk of loss of your materials or equipment is your responsibility. Any items you remove from the job to be held for safekeeping are your responsibility to store and protect.
10. Subcontractors are expected to obtain the appropriate permits for their work unless directed otherwise. Please be prepared to call for inspections as required, and to have a representative from your company on site to meet the inspector.
11. All labor and material is to be guaranteed by you for one year after substantial completion of the project. Any manufacturer's warranties that exceed this one-year period are to be given to the customers for their use.

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Subcontractor's signature

Date