

# Homeowners, it's time to think like a **General Contractor**

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Manage home renovation projects like the Pros do.  
This is how to define your scope of work, then find, negotiate, contract,  
hire, manage and pay the best contractors for your projects. Save  
money, have more control and achieve much higher quality results.



By: David M. Dillon  
General Contractor

# Homeowners Its Time To Think Like A General Contractor

**J Rink**



## **Homeowners Its Time To Think Like A General Contractor:**

Homeowners, It's Time to Think Like a General Contractor David M. Dillon, 2011-01-09 Amazon.com's publishing division Create Space has helped me to provide homeowners with a book written to help them successfully navigate the somewhat murky waters of hiring contractors for their home improvements. Aside from the burden of a complex process that many homeowners are unfamiliar with, there are plenty of deceptive practices which over promise and under deliver or worse. This book will give you practical suggestions on how to protect yourself, how to find quality contractors, how to lower the cost of any project, how to manage the process, and how to achieve the quality results you want in the first place. Getting high quality work done for reasonable prices is precisely how to add real value to your home and avoid headaches. This book is loaded with practical advice to simplify the process and make any sized project more affordable. This makes your money go further, eliminates headaches, and empowers you to take charge of the whole process. We'll cover exactly how to size up a project, estimate a realistic budget, understand exactly how to hire only the best subcontractors, how to negotiate the best price with those subcontractors, how to manage them, how to pay them, how to keep everything effectively on track. Chapters include: Preface, A note from the author, 1. Should you trust a General Contractor? 2. What does a competent GC do and why should I think like one? 3. How much do things really cost? 4. I have a project in mind. Where do I start? 5. How do I find the right subcontractors in terms of competence and price? 6. How should I pay the subcontractors? 7. What is the typical chronology of the construction process? 8. How do I estimate the time to do the whole job? 9. How do I check the quality of the work? 10. What are some issues to be aware of when making finish selections? 11. What about appliances? 12. What if I just want to hire a General Contractor? How do I pick the right one and not get taken for a ride? 13. What are some common mistakes to avoid on the road to achieving excellence? We'll also discuss how to protect your project from going over budget and the critical decisions that need to be made prior to even starting, which so many people overlook to their peril. In the end, you'll be ready to manage your own project or, if you choose, hire the very best General Contractor. You'll have a much more informed perspective of what a good General Contractor does in any successful renovation or new construction project and be able to easily distinguish the competent ones from the rest.

**The Life You Save** Patrick Malone, 2009-07-07 Millions of Americans suffer from indifferent, outdated health care. An estimated 40,000 incidents of medical harm happen every day. The good news is that you can prevent this from happening to you or a family member. Better yet, you can find the very best care in the world. Patrick Malone's sensible advice and real-life anecdotes will inspire you to take charge of your own health care, make the best choices, and avoid serious harm. With the Necessary Nine, the essential steps to finding the best medical care, *The Life You Save* offers vital information such as: The single most important question you can ask your doctor. When to know you have symptoms your doctor should not shrug off. Checklists to help you get out of the hospital in one piece. Where to locate the best surgeons and safest hospitals.

**The Homeowner's Guide to Managing a Renovation** Susan Solakian, 2008 Major

home remodeling isn't for the faint of heart there is huge potential for design problems cost overruns or just unsatisfactory workmanship Here a professional construction manager who masterminded the redesign at New York's famed Avery Fisher Hall as well as a massive institute wide renovation of St Luke's Hospital offers an indispensable guide for homeowners who need to manage a large scale renovation There's advice on how to articulate your thoughts clearly to designers architects and contractors tips on negotiating contracts suggestions for protecting yourself from legal and financial threats and help understanding warranty claims Each step from initial planning through the completed project is covered in layman's terms and sample contracts floor plans cost estimating worksheets and other forms are provided

**The Homeowner's Energy Handbook** Paul Scheckel, 2013-04-29 Are you looking for creative ways to lower your energy costs generate more of your own power or become less reliant on the grid Paul Scheckel offers practical advice for taking matters into your own hands

Explaining the fundamentals of solar wind water and biofuel energy production Scheckel shows you how to build and maintain a wide variety of energy saving and energy producing equipment ranging from thermosiphon solar hot water collectors to bicycle powered generators Use less energy save money and help preserve the environment

**Property Mindset: Think Like an Investor, Live Like a Homeowner** Andy Caller, Buying property isn't just about bricks and mortar it's about mindset In *Property Mindset* Andy Caller reveals how to think like an investor while still living like a homeowner helping you make smarter calmer and more profitable decisions in every housing market Whether you're buying your first flat upgrading your family home or considering your first investment property this book shows you how to balance emotion with logic risk with reward and lifestyle with long term gain Packed with relatable examples practical tools and psychological insights *Property Mindset* is your guide to making property decisions with confidence and clarity no spreadsheets or jargon required

*Atomic Ranch* Michelle Gringeri-Brown, 2006-08-29 An in depth exploration of midcentury residential architecture in America with extensive photos and design tips included Post World War II ranches 1946 1970 range from the decidedly modern gable roofed Joseph Eichler tracts in the San Francisco Bay area and butterfly wing houses in Palm Springs Florida to the unassuming brick or stucco L shaped ranches and split levels so common throughout the United States In this book Michelle Gringeri Brown and Jim Brown founders and publishers of the popular quarterly *Atomic Ranch* magazine extol the virtues of the tract split level rambler home and its many unique qualities private front facades open floor plans secluded bedroom wings walls of glass and an easy living style From updated homes with high end Italian kitchens terrazzo floors and modern furniture to affordable homeowner renovations with eclectic thrift store furnishings *Atomic Ranch* presents twenty five homes showcasing inspiring examples of stylish living through beautiful color photographs including before and after shots design tip sidebars and a thorough resource index *Atomic Ranch* reveals Hallmarks of the ranch style Inspiring original ranch homes Ranch house transformations and makeovers Preservation of mid century neighborhoods Adding personality to a ranch home Yards and landscaping A helpful resource section and index

*Old-House Journal* ,1995-09 Old House Journal is the original magazine devoted to restoring and preserving old houses For more than 35 years our mission has been to help old house owners repair restore update and decorate buildings of every age and architectural style Each issue explores hands on restoration techniques practical architectural guidelines historical overviews and homeowner stories all in a trusted authoritative voice     The SAGE Handbook of Social Marketing Gerard Hastings,Kathryn Angus,Carol Bryant,2011-11-15 For the first time this benchmark handbook brings together a systematic framework and state of the art thinking to provide complete coverage of the social marketing discipline It presents a major retrospective and prospective overview of social marketing helping to define and shape its current and future developments by examining the defining elements of social marketing their intellectual origins evolution current status and direction of travel discussing how these have been used in practice emphasising emerging areas and recent innovations and setting the agenda for future research and development in the discipline For academics this book will fill the gap in comprehensive social marketing literature while being of interest to policymakers and post graduate marketing and health studies students alike as it explores the idea that tools used to market fast moving consumer goods and financial services can also be applied to pressing social problems     *Thinking Like an Island* Jennifer Chirico,Gregory S. Farley,2015-04-30 Hawaii is a rare and special place in which beauty and isolation combine to form a vision of paradise That isolation though comes at a price resources in modern day Hawaii are strained and expensive and current economic models dictate that the Hawaiian Islands are reliant upon imported food fuels and other materials Yet the islands supported a historic Hawaiian population of a million people or more This was possible because Hawaiians prior to European contact had learned the ecological limits of their islands and how to live sustainably within them Today Hawaii is experiencing a surge of new strategies that make living in the islands more ecologically economically and socially resilient A vibrant native agriculture movement helps feed Hawaiians with traditional foods and employs local farmers using traditional methods efforts at green homebuilding help provide healthy comfortable housing that exists in better harmony with the environment efforts to recycle wastewater help reduce stress on fragile freshwater resources school gardens help feed families and reconnect them with local food and farming At the same time many of the people who have developed these strategies find that their processes reflect and in some cases draw from the lessons learned by Hawaiians over thousands of years This collection of case studies is a road map to help other isolated communities island and mainland navigate their own paths to sustainability and establishes Hawaii as a model from which other communities can draw inspiration practical advice and hope for the future     **Log Home Living** ,2011-02 Log Home Living is the oldest largest and most widely distributed and read publication reaching log home enthusiasts For 21 years Log Home Living has presented the log home lifestyle through striking editorial photographic features and informative resources For more than two decades Log Home Living has offered so much more than a magazine through additional resources shows seminars mail order bookstore Web site and membership organization That s why the most serious log home

buyers choose Log Home Living      **Don't Sweat it... Hire It!** Philip Schmidt,2007-07-15 A handy guide to hiring handymen Don t Sweat It Hire It Is a fun easy to understand guide to hiring professionals to do your home repairs and improvements It caters to the BIY buy it yourself consumer who prefers to hire work done rather than do their own home projects the fastest growing trend in home improvement All types of residential maintenance and improvement specialists are included in this book ranging from the neighborhood lawn care person to construction general contractors specializing in major remodeling and renovation Readers will learn how to find good dependable resources how to check references and work histories how to negotiate fees and contracts how to communicate with professionals and supervise their work and what to do when things don t go exactly as expected The book includes sample contracts and schedules that readers can use to create contractual agreements and an extensive list of resources to help consumers find and manage good home repair and improvement specialists      **Indianapolis Monthly** ,2008-03 Indianapolis Monthly is the Circle City s essential chronicle and guide an

indispensable authority on what s new and what s news Through coverage of politics crime dining style business sports and arts and entertainment each issue offers compelling narrative stories and lively urbane coverage of Indy s cultural landscape

*Decisions and Orders of the National Labor Relations Board* United States. National Labor Relations Board,1966

**What's Wrong With My BATHROOM?** Oto Satinsky,Heather Satinsky,2024-02-08 What you should know before remodeling your home This book is the ultimate guide to remodeling your bathroom with 280 pages and 885 pictures We are bathroom remodelers with over 20 years in the industry We have written and self published this book to show what could be wrong with your bathroom and why the previous project failed We have developed new walk in shower building and waterproofing methods using ordinary materials found at the local hardware and tile stores For example a correctly sloped walk in shower floor or a perfectly placed niche in the project We describe why some walk in showers or bathtubs are moldy and how to build a new project that never leaks or grows mold This book includes a complete planning and design guide for remodeling or renovating bathrooms while reaching the building code We describe where to use silicone correct toilet installation and efflorescence problems We provide valuable advice on how to find and hire good contractors to make your project successful Modern tiling techniques include cutting and mitering tiles and installing them to make the project beautiful and safe to use Learn why a stable bathroom begins with a stable home foundation We have included over 50 real customer stories from our experiences in the home remodeling industry      **Building Age and National Builder** ,1929

**Franchise Times** ,2007      *Custom Home Do's & Dont's* ,2010      Custom Home Do Kin Koehler,2007

**Congressional Record** United States. Congress,1982 The Congressional Record is the official record of the proceedings and debates of the United States Congress It is published daily when Congress is in session The Congressional Record began publication in 1873 Debates for sessions prior to 1873 are recorded in The Debates and Proceedings in the Congress of the United States 1789 1824 the Register of Debates in Congress 1824 1837 and the Congressional Globe 1833 1873

*Ultimate Guide to Home Repair and Improvement, Updated Edition* Editors of Creative Homeowner, 2019-01-01 The most complete home improvement manual on the market this book offers more than 2 300 photos 800 drawings and understandable practical text Readers will find essential instruction on plumbing and electrical repairs heating and cooling roofing and siding cabinets and countertops and more Information is also provided on tools materials and basic skills plus 325 step by step projects with how to photo sequences The Ultimate Guide to Home Repair Improvement also includes a remodeling guide and a resource guide Top to bottom inside and out this is the single ultimate resource book for home projects and repairs This manual is highly recommended Library Journal The definitive how to reference and instructional guide for anyone seeking to re model renovate repair or maintain any aspect of their residence Midwest Book Review

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