

MANAGING RISK SERVICE

Addleshaw Goddard's Managing Risk Service gives you and your project management team the legal resource, information and advice that you need, when you need it, during the construction phase of your project; allowing you to make informed decisions at the right time, thereby reducing cost and risk.

Why use our Managing Risk Service on your project

Our Managing Risk Service helps provide continuity of legal support and advice to you and your project management team after completion of the drafting stage right through to the agreement of the final account.

The Addleshaw Goddard team offer a seamless service, being on hand to advise on all the contract related issues not only in relation to the Building/Engineering Contract but also related documents such as Development Agreements/Agreements for Lease. The service is geared to addressing the challenges and requirements presented by the contracts to help you maintain relationships with all interested parties; whether that be contractor, funder, tenant or end user/purchaser.

Having acted for you during the drafting stages, we understand the requirements of the contracts, the structure of the wider transaction, your commercial priorities and the dynamics of your project team. Whatever contract is used, legal input at the right time can make a real difference, particularly where the form of contract may be unfamiliar to some members of the project team.

On significant projects, the contractor, tenant, purchaser, and/or end user will have its advisors in place from the outset. A client team that can answer and manage their expectations throughout the construction process is essential. We will provide you and your project team with the legal resource to achieve that.

In our experience, the following are common examples of issues which may arise under the Building/Engineering Contract, which if not dealt with properly and in a timely manner, can be costly. All of these can give rise to issues where legal advice is required to some degree during the construction phase.

- ▶ Access
- ▶ Payment and withholding notices
- ▶ Defective works
- ▶ Sectional Completion
- ▶ Practical Completion and liquidated damages
- ▶ Notices; contractor's claims for extension of time/compensation events and loss and expense; Insolvency and
- ▶ Variations

Having the dedicated legal resource, on hand, without having to instruct us separately, will enable you and your team to be informed of issues which have been spotted early.

The service

The service is entirely flexible and we would like to discuss your needs with you. The central parts of the service are:

- ▶ An AG team dedicated to managing risk on your Project. This team will include the construction partner you dealt with at the drafting stage working alongside our experienced specialist risk management construction lawyers
- ▶ A familiarisation session with your project team, such that they understand the legal resource available to them and we understand how you would like us to operate and report within the team
- ▶ Advice at any time, whether that by via email, telephone or in person
- ▶ Periodic attendance at client project meetings, as a catalyst for discussion, giving advice and resolving issues proactively
- ▶ Periodic reports covering areas of legal/contractual risk, recommending solutions and confirmation of any advice given, in a form to suit you and your team; from weekly to quarterly.

The cost

We are confident that investment in the Managing Risk Service will more than pay for itself over the course of the project. There is always flexibility to meet your needs and we would like to discuss those with you in order to provide a risk management proposal.

If you require further information, please speak to your usual Addleshaw Goddard contact.

Who to contact

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Aberdeen, Doha, Dubai, Edinburgh, Glasgow, Hong Kong, Leeds, London, Manchester, Muscat, Singapore and Tokyo*

*a formal alliance with Hashidate Law Office

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