

ADDENDUM TO CONTRACT

Before entering into any agreement with Four Corners Building Company, it is only fair to share with each sub-contractor our values and general parameters to the general contractor, sub-contractor, client relationship. In other words, good neighbors have good fences. We have a strong conviction to take care of our client first and foremost. However, we are also determined not to allow the client to abuse the sub-contractors. Our goal is to provide an atmosphere where a sub-contractor who is on top of his job will be successful. However, there is nothing we can do to help a sloppy sub-contractor. Listed below are a few scenarios we have experienced over the last 20 years in the building industry. We consider these to be either integrity or character issues, and furthermore will take the time to help you with these issues should they arise.

1. We consider it to be a character issue if we, as the general contractor, continue to negotiate the price or scope of work after the contract has been rewarded.
2. It is the sub-contractor's responsibility to review the plans before issuing a bid or entering into a contract. Therefore, there will be no change orders due to any unclear details in the plans. It is your responsibility to find these issues before signing the contract.
3. In the event that the client generates a change order or circumstances arise that generates a change order, we do not expect the sub-contractor to do the changes without compensation. Change orders will be paid at cost +10%. In other words, the sub-contractor does not capitalize on the misfortunes of the client.
4. Four Corners Building Company sees ourselves as the bus driver. The scheduling and coordination of the job will be determined by what is best for the client.
5. We do not tolerate the low integrity "bait and switch maneuver". For example, the sub-contractors have a positive, helpful attitude before signing the contract. Then after the contract has been signed and the job begins, there's an "it's all about me" attitude. This is most often done by handing the relationship off to another person after the job begins. The original person and the company as a whole will be held responsible for the perceptions he created prior to the contract. It is very important that the subcontractor keep the same lead man on the job from start to finish.

Please contact me personally if the job you are bidding lends itself to any exceptions to the above parameters. We believe that an unyielding drive to continually develop our integrity, courage, honor, and character is the foundation for the success we have enjoyed. If you see opportunity to help us in this area, please contact me.

Jimmy Trinkle

Subcontractor's Signature