

Pendulum Construction CC

You Dream it, We'll Build it

10 Good Reasons Why You Should Choose Pendulum Construction To Make You're a Reality

Because building should be a joyful experience, (as you create the home or building of your dreams), please read these 10 points carefully. This will certainly save you countless hours of needless hassle, worry and unexpected expenses that inexperienced or careless service providers can easily create during your building project.

1 Experience

Over 20 years of experience in the industry - enough said. And remember the old saying: "You cannot learn experience. You must actually undergo it." Or as Albert Einstein put it, "**The only source of true knowledge is experience**".

2 NHBRC, CIDB & MBA Registered

We would like to mention that we have never had a claim of defect lodged against us with any of these organisations.

Surely, using a master builder will give you the comfort of knowing that you will be getting a quality and safe home for you and your children build memories.

3 Unmatched Service

You will find us friendly and knowledgeable, as well as happy to be of service during all phases of your building project. We are as keen as you are to help you implement cost-saving ideas and will keep you advised of any promotions that could offer you savings on materials that you have been given PC amounts on.

From our first discussion with you to the final hand-over, we will be there to help every step of the way; and we will try our level best to help you get just what you want and need. We have earned a reputation of trouble-free quality and dependable service by adhering to the basic principle of Rotary (first published in 1905):

"The ideal of service is the basis of all worthy enterprise."

4 Rigorous Quality Assurance

For many years now, we have made it a point to use only experienced and "expensive" workers. Immediately, you will think that our price must be high. But take a look and compare.

We actually make a bit less than other construction companies - but we have no comebacks. And in the long run, apart from giving you peace of mind, it actually saves us money. Believe me, it **costs plenty** to keep having to go back to the same job time and time again. Not to mention the wasted time and effort - together with a client's irritation and frustration.

5 "No Hidden Extras" Something the Industry is so Famous For

Because we do not like all these extras that keep popping up within the building industry, we always give a "provisional" price until the final plans and specifications have been received. And then make a point of sitting down with you to go through each and every point so as to avoid any confusion in the future.

This no extra policy of ours is specifically included in clause 9 of our standard contract document - an extract of which is below for your easy reference:

9 If the Contract is signed prior to _____ the price quoted in Pendulum's quotation dated _____ and marked as Annexure A will be the Contract price. **The Contractor shall not have the right to increase the Contract price for any reason whatsoever.** Providing however, that should the Contractor, due to reasons and circumstances beyond its control, be unable to commence the building operations within 60 (Sixty) days after the date of signature of this contract, the Contractor reserves the right to negotiate a new contract price with the Owner, by escalating the said price at 1% per month from the date of the expiry of the said 60 days to the date of commencement of the building.

Kindly note that this is NOT a standard escalation clause, which is common to the building industry: it is simply a clause to cover our organisation against unnecessary delays caused by matters totally beyond our control.

6 Value

We deliver high quality, long- lasting building packages at truly affordable prices.

Advice - don't always accept the lowest quote. Many homeowners who have built or remodelled their homes will tell you that, nine times out of ten they wish they hadn't.

The famous British economist and philosopher, John Ruskin, once said:

"Good things are seldom cheap, and cheap things are seldom good. The common law of all business balance prevents you from paying a little and getting a lot - it cannot be done."

And truer words are seldom spoken. Let's face it - ***you always get what you pay for!***

7 Voluntary Penalty Clauses

Once the building has commenced and we are placed in control of the timings we actually go as far as voluntarily inserting a penalty clause in our contract for new houses. An example would be:

28 From the date of commencement of the Works, provided all the provisions of this contract have been met by both Parties, the Contractor undertakes to finish the Works within (???) months from the date of commencement as defined. Penalties will be applicable and will be deducted from the final payment made to the Contractor by the Owner.

Although this clause varies from job to job, we sincerely believe that inserting this clause aptly demonstrates that we mean it when we say, "We Deliver On Time, Every Time, Exactly As Promised."

8 Professional Certifications

Here again, we are almost alone in our approach. We get certification on just about everything in your home. Sure, it costs us a bit more - but we all get peace of mind that the task completed is proper and correct. We also allow you to choose the appointed Professionals provided he/she is duly qualified and registered

9 Customer Comments

What's better than asking someone who's worked with us?

Once we get close to finalisation of your contract, we are only too happy to give you some referrals from happy clients. We will also gladly fill you in on where you can view some building projects currently on the go.

10 To Summarise all of the Above;

We can honestly promise you that with our help and extensive experience you can build or extend your home beautifully, with full "at ease" confidence that it will be done:

- Professionally,
- Exactly as YOU want it done,
- Comfortably within budget, and
- Always on time.

Member of:

**The Gauteng Master Builders' Association
National Home Builder's Registration Council
Construction Industry Development Board**

