

JCT NEWS

Spring/Summer 2006

JCT News is an occasional series intended to give details of recently published JCT documents and amendments, information about work in progress and future publication dates, so far as they're known together with other relevant news.



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The Annual JCT Conference – organised by Sweet & Maxwell

■ Leeds, Marriott Hotel, Thursday June 29th 2006

■ London, Cavendish Conference Centre, Wednesday October 4th 2006

The Annual JCT Conference 2006

This one-day event will focus on the principal JCT contracts but will also include coverage of the new design versions of the Intermediate Building Contract and the Minor Works Building Contract, and coverage of the recently published Framework Agreement.

With clients insisting on the use of the most recent editions, this conference will provide a valuable insight into the provisions and the changes made by those responsible for drafting the contracts.

Conference highlights

- Analyse the increasing prevalence of design provisions and how this affects you
- Explore commonly made amendments to contracts, the reasoning behind these changes and JCT's view of such amendments
- Examine why third party rights have also been extended to other JCT contracts, and why collateral warranties have been included
- Understand how to use the Framework Agreement and the Major Project Construction Contract
- Find out about the importance of using sub-contracts

Attend this conference and benefit from:

- An in-depth assessment of new and revised JCT contracts
- Access to a panel of expert speakers
- Earn 5.5 hours of Law Society/Bar Council/RIBA CPD points

Booking Information

Delegate fees:

RIBA/RICS and Construction Confederation members incl: NFB £449 + VAT £78.58 (total cost per delegate £527.58)

Non members:

£549 + VAT £96.08 (total cost per delegate £645.08)

Fee includes lunch refreshments and conference notes.

To book please contact:

Sweet & Maxwell

Conference & Course

PO Box 2000

Andover SP10 9AH

Telephone: 020 7393 7859

Fax: 020 7393 8051

Email: conferences@sweetandmaxwell.co.uk

Or visit: www.sweetandmaxwell.thomson.com/conferences



"...focus on the principle JCT contracts..."

"...valuable insight into the provisions..."

"...understand how to use the Framework Agreement..."

"...access to a panel of expert speakers..."

The Annual JCT Conference 2006

Conference Programme (subject to change without notice)

- | | |
|---|---|
| <p>09.00 Registration and coffee</p> <p>09.30 Introduction from the Chair - Changes across the suite
<i>Professor Peter Hibberd, Secretary-General, JCT</i></p> <p>10.00 Design Issues
Design and Build Contract</p> <ul style="list-style-type: none"> - Responsibility for employer's design - Design Submission Procedure <p>Intermediate Building Contract with contractor's design</p> <ul style="list-style-type: none"> - How is design dealt with? - Design liability and professional indemnity insurance - Use of named sub-contractors <p>Minor Works Building Contract with contractors design
<i>Neil F Jones, Chairman, JCT Drafting Sub-Committee and consultant with Pinsent Masons</i></p> <p>11.00 Tea break</p> <p>11.20 The JCT Range of Sub-Contracts</p> <ul style="list-style-type: none"> - Agreement and Conditions for use with SBC; DB; IC; ICD - Generic Sub-Contract and Sub-subcontract - Tender & Agreement for Named Sub-Contractors under IC & ICD <p><i>Suzanne Reeves, JCT Drafting Sub-Committee and Domestic Sub-Contract Working Party and Partner, Wedlake Bell</i></p> <p>12.10 View from JCT on commonly made amendments to standard forms of contracts
Risk allocation issues
<i>Neil F Jones, Chairman, JCT Drafting Sub-Committee and consultant with Pinsent Masons</i></p> <p>12.40 Lunch</p> <p>13.40 Framework Agreement</p> <ul style="list-style-type: none"> - The purpose of the Framework Agreement - The use of binding and non-binding Agreements - The relationship of the Framework Agreement with underlying construction contract - How the Framework Agreement fits with the Procurement Directives <p><i>Huw Baker, Principal Draftsman, JCT Framework Agreement and Partner, Linklaters</i></p> | <p>14.20 Intermediate Named Sub-Contractor/Employer Agreement</p> <ul style="list-style-type: none"> - How important is this agreement? - What does it cover? <p>Third Party Rights and Collateral Warranties</p> <ul style="list-style-type: none"> - Why have third party rights been extended to other JCT contracts? - Why has enabling provision for collateral warranties also been included? - How are these provisions operated? <p><i>Marc Hanson, JCT Drafting Sub-Committee and Partner, CMS Cameron McKenna</i></p> <p>14.50 Dispute Resolution</p> <ul style="list-style-type: none"> - Informal and formal processes - The use of mediation - Changes to adjudication - Arbitration, litigation and the change of the default position under JCT contracts <p><i>John Riches, JCT Drafting Sub-Committee</i></p> <p>15.20 Tea break</p> <p>15.40 Major Project Construction Contract and its Sub-Contract
Key factors</p> <ul style="list-style-type: none"> - Design responsibility and design submission procedure - Ground conditions - Payment - Insurance - Pre-appointed consultant <p><i>Owen Fox, Principal Draftsman, JCT Major Project Form and Director, Brewer Consulting</i></p> <p>16.30 Questions and Closing Remark</p> |
|---|---|

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Or visit:

www.sweetandmaxwell.thomson.com/conferences

New from JCT

Repair and Maintenance Contract Commercial (RM)

0 418 82930 6 £15.95 + VAT

Appropriate:

- where the work involves the repair and maintenance of a building; and
- where no independent contract administrator is to be appointed.

Can be used:

- by both private and local authority employers.

Sub-Contractor Collateral Warranty for Employer (SCWa/E)

0 421 882480 0 £8.95 + VAT

For use with:

- a JCT Standard Building Contract (SBC); or
- a JCT Intermediate Building Contract (IC); or
- a JCT Intermediate Building Contract with contractor's design (ICD); or
- a JCT Design and Build Contract (DB)

Home Repair and Maintenance Contract (HO/RM)

In addition to the two printed versions of the Building contract for a home owner/occupier, the Home Repair and Maintenance Contract (HO/RM) is now available from www.jctcontracts.com.

HO/RM is appropriate where a home owner/occupier wishes to have carried out small-scale repairs and maintenance of a straightforward nature on his/her home.

Print Contracts

The following revised contracts will be issued later this year:

- Construction Management documentation (CM)
- Management Building Contract documentation (MC)
- Prime Cost Building Contract (PCC)
- Measured Term Contract (MTC)
- Housing Grant Works Building Contract (HG)

JCT Contracts Digital Service - Second CD

A second CD will be issued later this year and will contain the following sub-contracts together with their guides and collateral warranties:

- Standard Building Sub-Contracts
- Intermediate Sub-Contracts
- Design and Build Sub-Contract
- Major Project Sub-Contract
- Short Form of Sub-Contract
- Sub-subcontract
- Collateral Warranties

Print versions of these documents are already available from your stockist.

RIBA Bookshops (Mail Order)

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"...used by both private and local authority employers..."

"...work involves repair and maintenance of a building..."

"...easier to identify the contract you are looking for..."

"...new look packaging..."

“...enhanced service allows the user to edit the contracts on screen...”

“...web link to enable users to search for updates to the contracts...”

“...archive of incorporated versions of JCT 98 contracts ...”

“...print unlimited draft contracts free of charge ...”

JCT Contracts Digital Service

Bringing contracts to your desktop

JCT Contracts Digital Service is the successor to JCT Forms on Disk. This enhanced service allows the user to edit the contracts on screen, print multiple draft copies and easily manage the whole exchange of contracts from first draft to completion.

This service includes:

- Key JCT 05 contracts
- An archive of incorporated versions of JCT 98 contracts plus individual amendments
- Individual text of all JCT 05 amendments to be automatically included as available
- A growing archive of JCT 05 contracts containing the previous version of the contract

Online Updating Service

Choose the online updating service option and ensure you are using the latest version of the contract at all times – this online service will search and update the contract being used if an amendment or new version has been issued.

JCT Contracts Digital Service allows the user to:

- Complete the contracts on screen using powerful Rapidocs technology – a step-by-step question and answer session takes the user through each field in turn, with explanation where appropriate
- Exchange draft contracts electronically between subscribers with user changes tracked in colour
- Print unlimited draft contracts free of charge (printed with the “DRAFT” watermark)
- Take advantage of the new online updating service



JCT Contracts Digital Service

Order Direct by calling Customer Services on 0845 082 1080

Order Online at www.jctcontracts.com

Also available from your usual supplier listed below

Subscription Options

Annual Subscription CD plus online updates

- Complete Edition £375 + VAT for a single user £100 per each additional user
- Small Works Edition £150 + VAT for a single user £50 per each additional user

Annual Subscription CD only

- Complete Edition £325 + VAT for a single user £100 per each additional user
- Small Works Edition* £99 + VAT for a single user £50 per each additional user

*Small Works Edition consists of the Intermediate Building Contract Family and the Minor Works Building Contract Family only.

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