

Rebuilding After Fire:

What Every Homeowner Needs to Know to Avoid Delays, Overruns, and More Stress

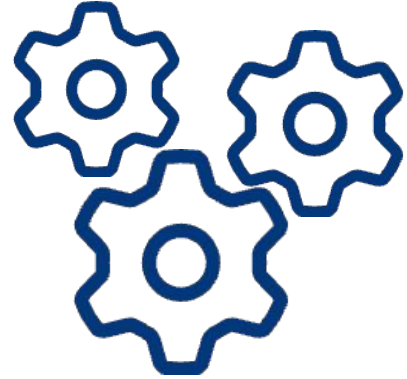
Presented by



www.monumenthomebuilders.net



Why So Many Homeowners Are Still Stuck



Insurance Delays

Permit Red Tape

Lack of Trustworthy Contractors

Fear of budget spiraling out of control

We built this company to break through that gridlock and help people move forward.

Today's Presentation

1. How to choose a Contractor
2. Understanding the Clients Needs
3. How does the project fail even though you have a good intentioned contractor?
4. Contract Types
5. Understanding the Costs
6. Builders Alliance
7. Case Study 2.0
8. Fire Mitigation Strategy
9. Value Engineering
10. Monument Home Builders





How to Choose a Contractor: Experience, Transparency, Accessibility

Key factors to consider:



Years of experience with a strong track record of delivering on time and on budget



Quality of custom homes



Palisades builder experience and expertise



Team approach and synergy for real-time problem solving



Transparent communication using software for costs, timelines, and schedules

How to Choose a Contractor: Know Their Reputation

Testimonials, Referrals and References

Dennis Tito
1998

I have had the privilege of working with Bruce Grant for over 30 years, during which time he has played a critical role in the construction, renovation, and ongoin...

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Barbara and Frank Sinatra
1996-2006

Bruce is the real deal... precision, class, and craftsmanship all the way. I watched them work on my place in Beverly Hills, and they handled it like a maestro ...

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A and G Thompsen
2018

We met Bruce Grant, our builder through friends about seven years ago. We were in the process of purchasing a fun mid-century home in the Marquez Knolls are...

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How to Choose a Contractor: Know Their Capacity

Evaluate the contractor's staffing and subcontractor network:



Depth and quality of subcontractors, their experience and loyalty

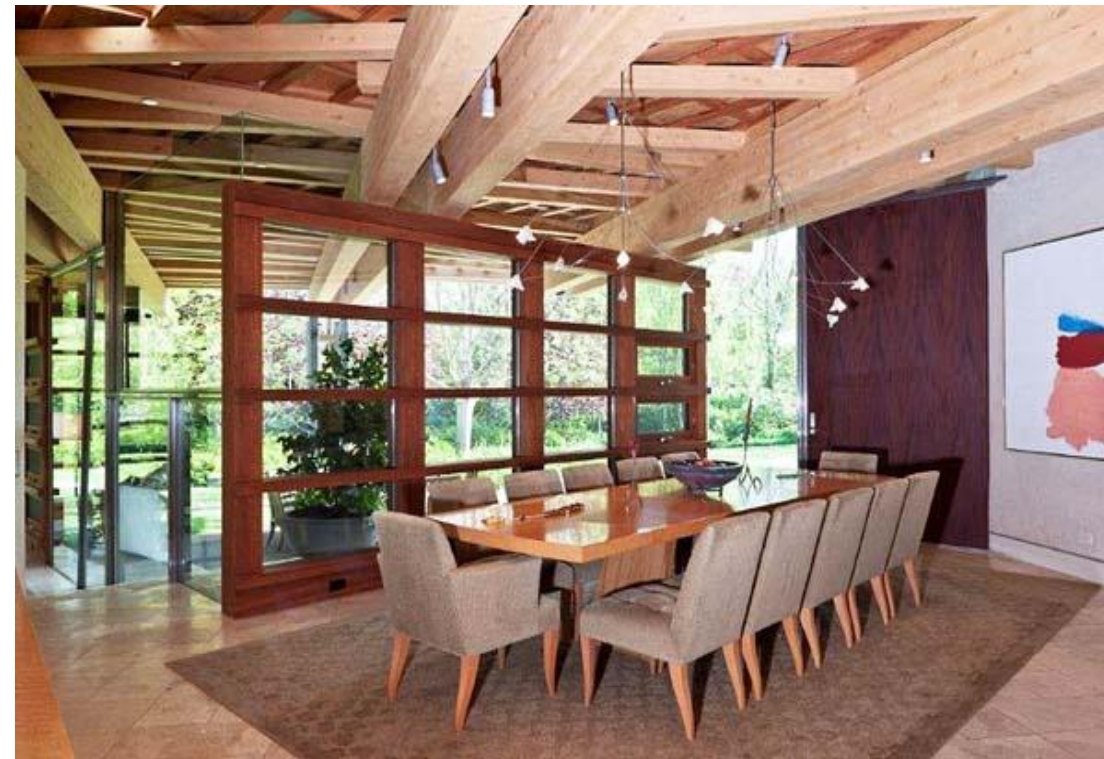
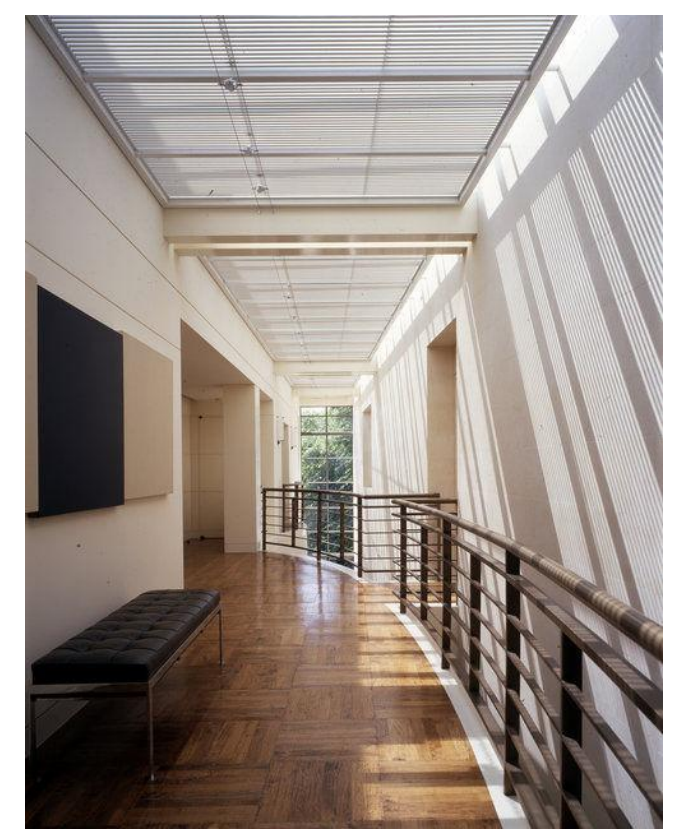


Reputation and availability of subcontractors



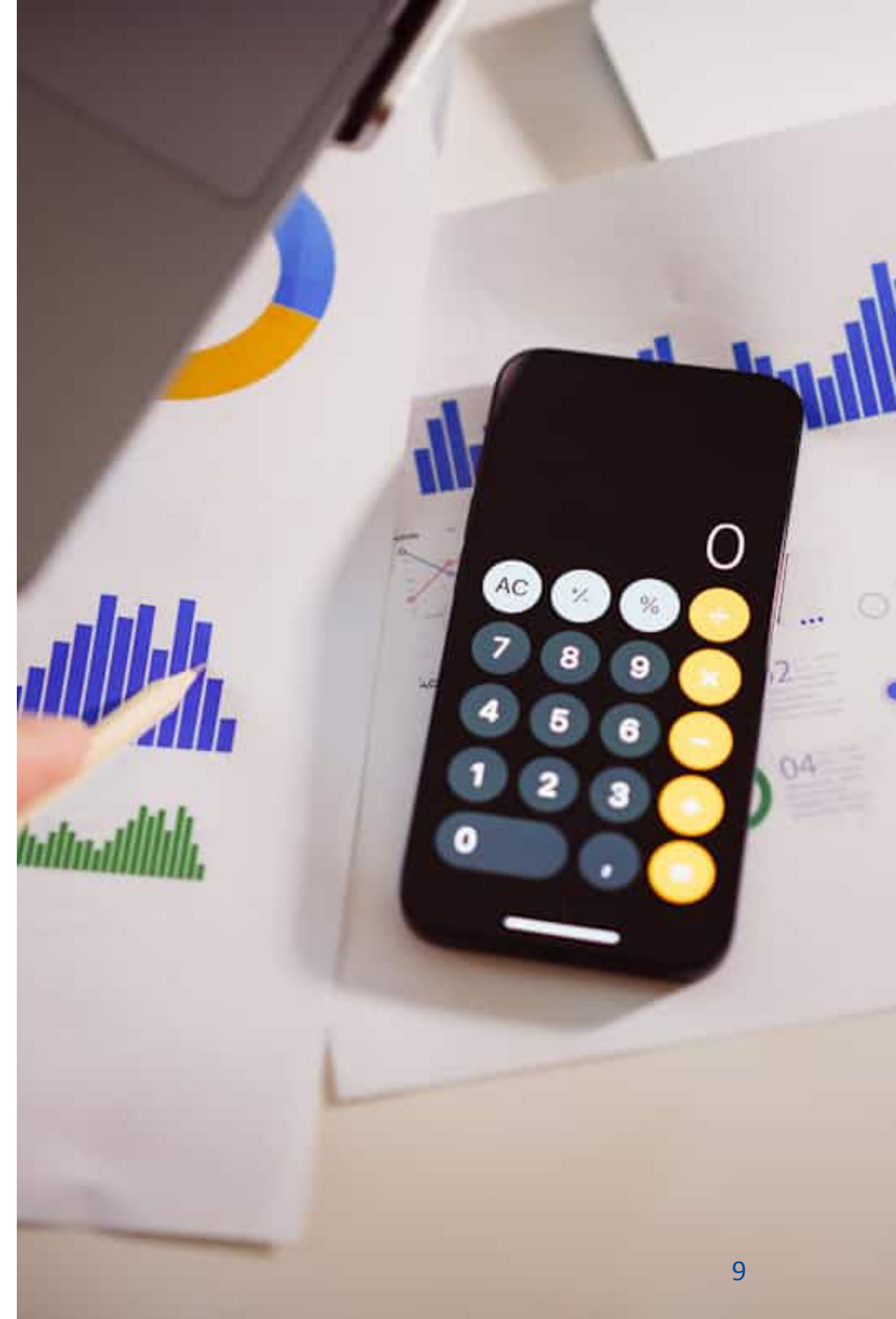
Overall project capacity to handle your build





Understanding the Client's Needs

- Budget considerations
- Project priorities
- Design style preferences
- Timeline goals
- Property specifics
- Compatibility with contractor



How does the project fail even though you have a good intentioned contractor?

- Overworked
- Lack of oversight
- Shallow bench
- Limited office staff
- Weak financial reporting



Contract Types: Advantages & Disadvantages



Fixed Price:

Agreed total cost upfront, less flexibility



Cost Plus:

Reimburses costs plus fee, more flexibility;
anticipating for Builders Alliance savings



Cost & Guaranteed Max:

Hybrid of fixed price and cost plus



Owner/Builder:

Owner hires construction manager, no GC fees, but
increased liability

Understanding the Costs

Transparency Is Critical



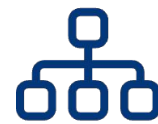
General contractor fees
10%–20%



Subcontractor fees
20%–35%



General conditions
indirect project management costs (site trailers, utilities, housekeeping)



Consultants
architectural, design, engineering, permits, and city fees



Builders Alliance



Collaboration between agencies and builders



Lower hard costs through bulk purchasing



Support for logistics: laydown yards, labor housing, site security



Streamlined labor planning and transportation



Provision of local labor





Case Study House Program revival.

Case Study 2.0 is a catalog of single-family model homes that will ultimately be approved as Standard Plans to allow easy adoption across thousands of parcels.

Brought to you by Crest Real Estate.

Link: www.casestudy2.com



Fire Mitigation Strategy



Lot assessment



Fuel mitigation



Water delivery systems



Fire-resistant materials



Structure fortification



Interior safety measures



Maintenance and testing

Value Engineering

Balancing cost versus reward, form versus function to optimize project value.





Monument Home Builders

"Our mission is to create architecturally significant, resilient, and timeless homes – delivered at a more reasonable cost – without compromising quality, design, or craftsmanship."



Committed to rebuilding Pacific Palisades with purpose, precision, and integrity.



Decades of experience in high-end custom homes, helping families recover after devastating fires.

**We are homeowners too.
Let's take the first step together.**

**Free Home Rebuild Assessment
"Should I Stay or Should I Go?"**

Review your insurance scope, budget, and lifestyle priorities with our 30+ years of local experience.

No obligation just clear and honest guidance.

Visit: www.monumenthomebuilders.net/startnow



**MONUMENT
HOME BUILDERS**



Thank You

We appreciate your time and the opportunity to share how Monument Home Builders creates resilient, high-quality homes.

Connect with us



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