

Guide to JCT Minor Works Building Contract 2024: The Essential Guide for Contractors



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by Sarah Lupton

★★★★☆ 4.4 out of 5

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The JCT Minor Works Building Contract 2024 is the latest edition of the standard form contract for small-scale construction projects. It is designed to be used for projects with a value of up to £500,000, and it is suitable for a wide range of projects, including:

- New build projects
- Refurbishment projects
- Extension projects
- Conversion projects
- Alteration projects

The JCT Minor Works Building Contract 2024 is a complex document, and it is important to understand its terms and conditions before using it. This

guide provides a comprehensive explanation of the contract, including its key terms and conditions, and practical advice on how to use it effectively.

Key Terms and Conditions of the JCT Minor Works Building Contract 2024

The JCT Minor Works Building Contract 2024 is divided into 11 clauses, which cover the following key terms and conditions:

- **The parties to the contract**
- **The scope of the works**
- **The contract price**
- **The payment terms**
- **The performance of the works**
- **The termination of the contract**
- **The settlement of disputes**

In addition to these key terms and conditions, the JCT Minor Works Building Contract 2024 also includes a number of other important provisions, such as:

- A provision for the use of a project manager
- A provision for the use of a performance bond
- A provision for the use of a retention fund
- A provision for the use of insurance

Practical Advice on Using the JCT Minor Works Building Contract 2024

The JCT Minor Works Building Contract 2024 is a valuable tool for contractors, but it is important to use it correctly. Here are some practical tips on how to use the contract effectively:

- **Read the contract carefully before signing it.** Make sure that you understand all of the terms and conditions, and that you are comfortable with them.
- **Use a project manager to help you manage the project.** A project manager can help you to plan the project, track progress, and resolve any issues that arise.
- **Use a performance bond to protect yourself against the contractor's failure to perform the works.** A performance bond is a type of insurance that guarantees that the contractor will complete the works in accordance with the contract.
- **Use a retention fund to protect yourself against the contractor's failure to rectify any defects in the works.** A retention fund is a sum of money that is withheld from the contractor until the works have been completed and all defects have been rectified.
- **Use insurance to protect yourself against the risks of the project.** Insurance can protect you against the risks of damage to the works, injury to workers, and third-party claims.

The JCT Minor Works Building Contract 2024 is a valuable tool for contractors, but it is important to use it correctly. By following the advice in

this guide, you can use the contract to protect your interests and ensure the successful completion of your project.

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