



Preparing for Property Loss: **6 Key Issues** for Educational Institutions





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It Happened. What's Next?

Both private and public educational entities host a unique set of factors when dealing with property losses to structures and content. Factors include the size of the affected campus, its population and the potential for unwanted media attention.

A disastrous fire, storm or even a simple water pipe break can lead to losses that must be handled quickly and discreetly to minimize stress and get student life back to normal.

Partnering with a certified restoration contractor in advance of an emergency situation means a loss will be addressed promptly, ensuring student safety while controlling costs and minimizing costly delays to the school calendar.

KEY ISSUES TO CONSIDER:

- ✓ Knowing the Campus Footprint
- ✓ Reporting Loss/Insured Coverages
- ✓ Media Concerns
- ✓ Distinctive Loss Scenarios
- ✓ The Right Stuff (Manpower Resources)
- ✓ Vetting/Compliance

Key Issue #1

Knowing the Campus Footprint

One factor that affects how cleaning and restoration may be handled is the sheer size of some educational institutions.

Whether the information is presented before a bid proposal or during a meet-and-greet with key team members at a university or school district, it's crucial that the restoration team understands the campus structures involved.

A property overview provides helpful details such as a structure map, individual buildings' age and contents, credentials to be onsite and even parking rules so when a call is made work can begin immediately.

Evaluating restoration contractors takes time, especially considering the dimensions, characteristics and components of some institutions. That's why it's imperative to find a qualified contractor with the required manpower that can be efficiently deployed. The contractor should be well-versed with the RFP (request for proposal) process and be able to comply with all regulations. It must understand the varied and complex needs of educational institutions, whether it's a small private college or a large public school system.

Well-established restoration vendors understand the procurement process, complex contractual obligations and insurance stipulations.



Risks that pose threats to educational institutions:

Weather-related:

- Floods
- Structure fires and wildfires
- Hurricanes and tornadoes
- Hail, snow and ice storms
- Earthquakes
- Mudslides

Accident-related:

- Fire/ash/smoke
- Water/flood
- Burst pipes
- Electrical outages

Other risks:

- Influenza outbreaks
- Environmental contamination (asbestos and mold)
- Active shooter
- Vandalism

Key Issue #2

Reporting Loss/Insured Coverages

Universities and school districts are often self-insured to a pre-determined limit and then insured by a standard insurance company. But there still may be times when a loss exceeds the coverage and insurance adjusters become involved in the decision-making process.

This is even more reason to retain an experienced restoration contractor who can demonstrate optimal communication skills among all stakeholders involved.



Key Issue #3

Media Concerns

Schools and universities are often under intense scrutiny. You never know what's going to end up in the news or on social media sites.

Whether the situation involves a massive water leak or a norovirus outbreak, it's imperative to have a trusted restoration contractor act quickly, safely and discreetly.

When it comes to students, safety is all-important. So is maintaining goodwill with parents and the community.



Key Issue #4

Distinctive Loss Scenarios

In addition to water and fire losses that can damage large areas of property, schools are also susceptible to various illness outbreaks, such as influenza, MRSA and norovirus. Proper disinfection is critical to prevent their spread and allow campuses to reopen.

The type of infectious illness will dictate the specific disinfectants and cleaning techniques required to rid a campus of an outbreak.



Key Issue #5

The Right Stuff (Manpower Resources)

The manpower needed for restoration work on a relatively small school versus a massive university necessitates a flexible vendor that can mobilize quickly and work effectively to complete a job in short order.

An affected area is sometimes so large it must be handled by multiple restoration vendors. It's important to choose qualified restoration contractors that can act quickly and work seamlessly with their counterparts to ensure a project is completed correctly and in a timely manner.



Key Issue #6

Vetting/Compliance

The risk of hiring an unvetted contractor after a loss is great. Vendors that haven't been vetted properly can cause delays. They may overcharge, may not complete the job correctly and may not have the appropriate licensing to complete a job.

Relationships count more than ever in an educational ecosystem. Establishing a relationship with a qualified restoration contractor before a loss occurs means a faster response time. An agreement on how and when documentation and communication will occur from the start of a job to its completion is invaluable.

Compliance is key when it comes to handling losses for educational institutions. The standards will be high, regardless of whether it's a public or private entity.

An astute restoration company will be able to comply with stringent contractual requirements, setting itself apart from competitors.

Don't make the mistake of waiting until a loss occurs before hiring a vendor.

By not vetting appropriately, school district or university officials could put themselves in the unenviable position of working with an unqualified contractor who may not be able to meet contractual obligations.



Vendor credentials to look for:

- Licensed
- Bonded
- Insured
- Certification and training (IICRC, WRT, ASD, AMRT, CCT FSRT)

About American Technologies, Inc.

Established in 1989 by Gary Moore, American Technologies, Inc., is the nation's largest family-owned and operated restoration contractor. Headquartered in Anaheim, Calif., the company specializes in restoration, environmental and reconstruction services following natural and man-made disasters with an unwavering commitment to customer service. To learn more, visit ATRestoration.com or call (833) 400-0056.



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