



— OLD WORLD CRAFTSMANSHIP —

PRESIDENTS' CURRICULUM VITAE

The following is a brief history of Mr. Sean Scott, President of Champion Construction & Consulting, Inc. Mr. Scott is a second-generation building and restoration contractor who has been licensed in the State of California since 1986. The majority of Sean's 39 plus years of hands on experience has been in the insurance restoration industry, specializing in residential and commercial fire, smoke, flood, mold, and other types of property damage claims. Mr. Scott's expertise is used by property claims adjusters, third party administrators, attorneys, property managers, and property owners throughout Southern California. The following is a brief summary of his experience:

President

January 2008 - Present

Champion Construction & Consulting, Inc. ~ La Jolla, CA

As President of the Corporation, Mr. Scott brings over 39 years of experience to serve the insurance restoration and construction industry. Mr. Scott also provides professional services relating to damage assessment, repair cost estimating, training, dispute resolution services for both the insured and the insurer in disputes pertaining to differences in loss, and construction consulting. Mr. Scott maintains the highest standards and pays close attention to detail to insure projects are completed efficiently and with ample supporting documentation.

CEO

November 2010 - Present

Heritage Publishing & Communications, Ltd. ~ La Jolla, CA

As CEO, Mr. Scott oversees the publishing and distribution of *The Red Guide to Recovery - Resource Handbook for Disaster Survivors*. This award-winning book is a road-map that walks disaster survivors step-by-step through the recovery process. It has been adopted by fire departments, emergency management agencies, Native American Nations, and relief organizations across the U.S. Since 2010, *The Red Guide to Recovery* has been instrumental in assisting disaster survivors rebuild their homes, businesses, and lives throughout the U.S. It is currently handed out to disaster survivors by first responders after all types of disaster events and is also used as a resource to help communities prepare for recovery in advance. Mr. Scott also authored and published *Secrets of the Insurance Game*. This book reveals many of the challenges people face during a property damage claim and how to navigate through this process.

President

September 2003 - January 2008

Accurate Construction Estimating Service, LLC. ~ La Jolla, CA

As President, Mr. Scott created this company specifically to handle all aspects of the investigation and analysis of property damage claims, particularly in regard to homes and businesses damaged or destroyed by the Cedar Fire of 2003 and the Witch Creek Fire of 2007. He investigated structural damages, assessed the scope of necessary repairs, recommended appropriate repair methods, and provided detailed estimates to rebuild homes that were a total loss. Mr. Scott itemized the work necessary to restore damaged properties to their original condition, thus ensuring an accurate estimate of the true cost of repairing or replacing damaged elements. Mr. Scott also provided percipient and expert witness testimony to support his observations and conclusions in



regard to structural property damage claims and construction defects. His services were used by clients in the support of initial claim submissions, claims disputes, appraisals, alternative dispute resolution, and litigation.

Senior Project Manager/ Estimator
RPD, Inc. ~ San Diego, CA

July 2006 - January 2008

As Senior Project Manager and Estimator, Mr. Scott used his experience and relationships in the insurance industry to compliment the company. His contributions to RPD, Inc. helped to bring in over \$7,000,000.00 in repair and/or restoration work in 18 months. Mr. Scott further refined his expertise in the restoration field by providing detailed repair cost estimates on large fire restoration projects, managed and supervised the reconstruction, and prepared documentation to support his clients' claims, primarily in the context of fire and water damage claims. Mr. Scott oversaw the reconstruction of numerous commercial and residential restoration projects.

Senior Project Manager
Har-Bro Construction & Consulting, Inc. ~ San Diego, CA

December 2005 - June 2006

As Senior Project Manager, Mr. Scott further refined his expertise in the restoration field by estimating and managing large restoration projects, scoping damages, and prepared documentation to support his clients' claims, primarily in the context of fire damage claims. Mr. Scott provided hands-on investigative support to his clients, marketed insurance carriers, communicated with field adjusters and property claim managers.

Vice President
Construction Repair Specialties & Interiors, Inc. ~ San Diego, CA

September 2002 - September 2003

As Vice President, Mr. Scott further refined his expertise in the restoration industry. His duties included estimating, project management, and the preparation of documentation to support his clients' claims, primarily in the context of fire damage claims. Mr. Scott provided hands-on investigative support to his clients, executed contracts, extensively marketed insurance carrier accounts, communicated with field adjusters and claims managers, and supervised reconstruction.

Vice President
Building Restoration, Inc. ~ San Diego, CA

August 1999 - September 2002

As Vice President of Construction, Mr. Scott focused on the business development of the company as well as estimating new work, marketing, and procurement of contracts. During such projects he also acted as a personal liaison among clients, adjusters, and subcontractors to ensure contract compliance and work quality. He also provided contract administration from commencement of the project through completion and played a key role in bringing numerous insurance carrier accounts and restoration projects to the company.



Vice President

January 1999 - August 1999

J&M Keystone, Inc. ~ San Diego, CA

As Vice President of Construction, Mr. Scott utilized his marketing skills and acted as a customer liaison for new insurer-funded restoration projects, performed cost estimating, and contract administration. He also supervised and coordinated subcontractors in the execution of their job duties and maintained relationships among claims personnel and insured's.

President

January 1992 - October 1997

Integrity Builders, Inc. ~ San Diego, CA

As President of the Company, Mr. Scott was directly involved in all aspects of operating a full-service restoration and construction business, which primarily focused on insurance restoration and remodeling type projects. His day to day tasks included management of the business and its finances, marketing, contracting, estimating projects, and supervising the company employees and subcontractors in the execution of their job duties. As a result of the quality of work performed by Integrity Builders, Inc. and Mr. Scott, the company was selected to be on the preferred contractor programs for Farmers Insurance, USAA, Wawanesa Insurance, Golden Eagle Insurance, California Insurance Group, SAFECO, and others. Mr. Scott was also called upon by these companies to assist with estimating the replacement cost of numerous homes that were damaged or destroyed in the 1996 Harmony Grove Fire.

Project Manager

January 1980 - January 1992

Scott Brothers Construction ~ La Jolla, CA

As Project Manager, Mr. Scott provided hands-on construction support, project management, and onsite supervision in the construction of numerous deluxe custom homes, which entailed land acquisition, site surveying, excavation, forming and placement of concrete, framing, finishes, and delivery of the completed project. Most of the work done in this company was speculative.

RELATED EXPERIENCE

- Expert witness in defense of United Services Automobile Association (Rattan v. USAA)
- Expert witness in multiple claims in defense of Allstate Insurance Company
- Expert witness for the plaintiff against Allied Insurance (Raser v. Nationwide Insurance Company)
- Expert witness in arbitration for defense of Preferred Risk Insurance Company
- Expert witness in arbitration for plaintiff against CNA Insurance Company



- Expert witness in Arnson v. Atwell/Huguley
- Expert witness in Poppell v. Dodge
- Expert witness in Dorfman v. State Farm Insurance
- Expert witness in Bay Vista Methodist v. L&S Turnkey Construction, Inc.
- Expert witness in Benidorm, LLC v. Oasis Properties, LLC
- Expert appraiser in claims for the insured involving Farmers Insurance Group, Century National Insurance, Pacific Specialty Insurance, and Horace Mann Insurance

CREDENTIALS

- Licensed B-1 General Contractor, C-5 Framing, and C-8 Concrete Contractor (State of California)
- Author of *The Red Guide to Recovery – Resource Handbook for Disaster Survivors, Secrets of the Insurance Game, and co-author of The Native Family Disaster Preparedness Handbook*
- Author of numerous articles including “*Addressing Toxic Smoke Particulates in Fire Restoration*”
- Certified Home Inspector (International Association of Certified Home Inspectors)
- Institute of Inspection Cleaning Restoration Certified (IICRC) for water damage restoration 1998
- Completed training course on mold remediation in buildings (Environmental Testing & Technology)
- Completed 10-hour Occupational Safety and Health Training Course in Construction Safety & Health
- Level 2 certified with Xactimate 28 estimating software and user since 1992
- Member of the Insurance Appraisal and Umpire Association (IAUA)
- Speaker and instructor on disaster preparedness, recovery, and restoration topics across the U.S.

For more information, please visit www.ChampionConstructionInc.com