

RINKER SCHOOL OF CONSTRUCTION MANAGEMENT UNIVERSITY OF FLORIDA

Construction Law

COURSE NUMBER: BCN 6748

TERM: Spring 2026

NUMBER OF CREDIT HOURS: 3

CLASS LOCATION: Rinker 201

INSTRUCTIONAL METHODS: The class meets for three lecture hours per week.

CLASS MEETING TIMES: Monday 5:10 – 8:10pm

INSTRUCTOR: Dr. R. Raymond Issa

OFFICE: Rinker 325

EMAIL: raymond-issa@ufl.edu

PHONE: 352.273.1152

OFFICE HOURS: TBD

COURSE DESCRIPTION:

Formation of a company, licensing, bid process, contracts, plans and specifications, mechanics liens, insurance bonds, and remedies as they relate to the building constructor and construction manager. Case studies.

COURSE OBJECTIVE:

To familiarize students with the U.S. legal system and the applications of various legal doctrines and rules of law to the construction industry.

PREREQUISITES: None (Graduate Standing Only)

TEXT (RECOMMENDED):

Kelleher, T.J. (Ed.) Common Sense Construction Law: A practical Guide for the Construction Professional, 5th Ed., John Wiley & Sons, Inc., NY, NY, 2015.

REFERENCES:

BCN 6748 Canvas Class

Sweet, J, Legal Aspects of Architecture, Engineering, and the Construction Process, West Publishing, Co., St. Paul, MN, 1999.

Leiby, L. R., Florida Construction Law Manual (Student Edition), Shepard-McGraw Hill, Co, 1998.

Cushman, R. F., and Hedemann. G. C., and King, P.J., Editors, Construction Contractor's Handbook of Business and Law, John Wiley & Sons, Inc., N.Y., N.Y.

Sabo, W., Legal Guide to AIA Documents, 3rd. Ed., John Wiley & Sons, Inc., N.Y., N.Y.

Stephenson, J. E., Alternative Clauses to Standard Construction Contracts, John Wiley & Sons, Inc., N.Y., N.Y.

Callahan, M. T., Bramble, B. B., and Rapoport, F. M., Discovery in Construction Litigation, 2nd Ed., John Wiley & Sons, Inc., N.Y., N.Y.

Bramble, B., and Phillips, A.E., Editors, Construction Litigation Strategies and Techniques, John Wiley & Sons, Inc., N.Y., N.Y.

Bramble, B. B. and Callahan, M. T., Construction Delay Claims, John Wiley & Sons, Inc., N.Y., N.Y.

Callahan, M. T., Bramble, B. B. and Lurie, P. M., Arbitration of Construction Disputes, John Wiley & Sons, Inc., N.Y., N.Y.

READING ASSIGNMENTS:

Students are responsible for all assignments whether or not the material is covered in class.

CLASS POLICIES

Attendance

Attendance is voluntary. However, if you choose to attend, it is mandatory that you be on time

ACCESSING UNIVERSITY ACADEMIC POLICIES AND CAMPUS RESOURCES

To support consistent and accessible communication of university-wide student resources, please use this link to academic policies and campus resources: <https://go.ufl.edu/syllabuspolices>.

GRADING CRITERIA

Assignments

The assignments in this class are designed to encourage you to go beyond the lecture and explore different tools to apply in your models. All assignments are individual. Students are expected to submit their assignments by the due date. The class has 8 assignments. Each assignment is worth 10%. Assignments are due by the time specified on Canvas. **Late assignments are not accepted.**

Final Project

The final project is a collaborative, semester-long opportunity to demonstrate the skills you have acquired. The project will be distributed in Week 1, and the individual weekly assignments are designed as direct building blocks for this project, encouraging a parallel workflow. The project is worth 30% of the grade.

Grading

The Final Exam will be comprehensive. Absentees from any graded event, without a valid excuse, will be awarded a grade of ZERO for that graded event.

Test:

1. 50% Comprehensive Test - Essay Discussion Questions

Submit/Present:

2. 4% Research Paper Abstract
 3. 5% AIA Docs Comparison
 4. 10% Case Study Analysis Presentation - 15 Min.
 5. 21% Research Paper - Double-spaced, 20-page
 6. 10% Research Paper Presentation – 10 min. talk and Q & A
- 100%

GRADING SCALE:

Divide the total points you earn by **the total possible points**. Grades will be given according to the following scale:

A=93-100; A- =90-92.9; B+ =87-89.9; B=83-86.9; B- =80-82.9; C+ = 77-79.9; C=73-76.9; C- =70-72.9; D+ =67-69.9; D=63-66.9; D- =60-62.9; E<60.

COURSE CONTENT:

<u>Class</u>	<u>READ NOTES</u>	<u>RECOMMENDED TEXT</u>	<u>HW #</u>	<u>Due Class</u>
1-2	Legal Concepts Introduction to construction contracts	Read Chapters 1-5	0	1
3-5	Legal Contracts & Responsibilities AIA Documents (B141, A201, A101, B901) AGC ConsensusDOCS	Read Chapters 7-10	1	3
6	Liens Documentation; Time periods; Duration Lienable Property; Enforcement; Lien Bonds	Read Chapters 11-15	2	6
7	Bonds	Read Chapter 22		
8	Insurance and Risk Management CCIP, OCIP, SDI, Captive Insurance	Read Chapters 16,18-21		
9	Case Studies Presentations		3	9
10	Case Studies Presentations			
11	Expert Witnesses			
12	Rules of Evidence			
13	Selected Paper Presentations		4,5	12
14	Selected Paper Presentations			
15	Comprehensive Test - Essay Format Analyzing Fact Situations			

Note: Coverage of the syllabus material is contingent upon availability of time and student progress in grasping the subjects covered.