

## **RUNGE BUILDING & CONSULTING**

General Contractor  
Home & Building Inspections  
Forensic Consultant  
Mold & Moisture Testing  
[www.rungebuildingcounsultants.com](http://www.rungebuildingcounsultants.com)

## **Kevin Runge**

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# **Curriculum Vitae**

## **INTRODUCTION**

As an active, "hands-on," working General Contractor, Home and Building Inspector, I deliver expertise regarding construction defects, standards of care, product defects, non-permit work, building code violations, disregard for maintenance, improper installation, standards of practice and blue print analysis. Being proficient in multiple building trades, I can provide you with a testimony of the highest professionalism, quality and detail.

Working in the building, repair, remodeling and maintenance industry for 30 years I have experience in most building trades and skills, including job site safety, project planning, building codes, the proper use of materials, contracts and most everything related to construction.






For the last 6 years as a legal consultant and expert witness I have been retained on multiple cases, given many depositions, testified at trial and binding arbitrations. I have been involved with matters of personal injury, construction defects, fraud, standards of care, standards of practice, job site safety, product liability, cost of repairs, code violations and negligence.

A clean record with the California Register of Contractors. No violations. No criminal record, never removed from a case as an expert. Licensed since August 1994. Bonded and insured.

## **COMPLETE ANALYSIS**

Accurate measurements, complete photo documentation, detailed diagrams, step-by-step charts and cost estimates. I can provide lab testing, mold sampling, destructive testing and reconstruction models.

## **QUALIFICATIONS**

-  General Contractor Licensed since 1994: #694534B
-  Forensic Expert since 2005
-  Professional home and building Inspector since 2002
-  FEMA Housing Disaster Inspector since 2006
-  Certified Mold inspector since 2005

## PROFESSIONAL AFFILIATIONS

- Building Trades Association - BTA # A59583
- Forensic Expert Witness Association - FEWA
- Forensic Consultants Associations - FCA
- National Association of Certified Home Inspectors – NACHI # 04103187
- North San Diego Association of Realtors - NSDCAR #114270
- Better Business Bureau - BBB
- Federal Emergency Management Agency - FEMA (PaRR inspections) # 26698

## CURRENT D.B.A's

- All Trade Remodeling: 8/94 to present
- All Home Inspections: 10/02 to present
- Runge Building & Consulting: 3/05 to present

## EXPERIENCED

The following is a breakdown of the types of construction, remodeling, repairs, tenant improvements and additions that I've done;

Houses: All phases of single family home construction. I have built 3 custom homes from the ground up. Room additions of various sizes, remodels of every kind. Fire and moisture damage repairs and restorations involving all of the building trades.

Condominiums: Complete remodels of the entire interior. Restorations due to floods, mold, decay to the unit and the adjacent units. Repairs and replacements to roofs, eaves, siding, stucco, windows, doors, decks railings, stairs, gates, paint and concrete.

Apartments: Flood repairs, fire damage, kitchen and bathroom remodels, interior and exterior repairs and painting. Appliance replacement, Electrical, plumbing, tile, flooring and drywall.

Commercial / Industrial: Tenant improvements of offices, bathrooms, break / lunch rooms, storage areas, manufacturing facilities and retail units. Moisture and flood damage repairs.

I have worked with most all of the trades involved with commercial to include fire sprinklers, automatic gates, generators, compressed air, industrial lighting, glass doors, magnetic locks and more.

The following categories are in my field of expertise. All include the standards of practice, the proper use, and the related building codes.

**GRADING:** Cut & fill, soil compaction, trenching, soil erosion, and slope measurement.

**CONCRETE:** Slabs, footings, foundations, walls, block walls, stackable block, reinforcement, stamped concrete, light weight concrete, driveways, sidewalks and retaining walls.

**FRAMING:** Wood and metal studs, posts, beams, joist, walls, ceilings, rafters, sheathing, shear panel, sub floor, plywood, strand board, pressure treated, trusses, and engineered lumber.

**ROOFING:** Composition asphalt shingles, rolled roofing, built-up cap sheet, metal, tile, cement, clay, hot mop & rock, wood shingles, aluminum, and copper. Flat, sloped, steep and mansard.

**HARDWARE:** All framing hardware to include “strong walls”. Fasteners related to framing. Hardware for doors, windows, plumbing fixtures, fences and gates.

**PLUMBING:** Underground work, water, gas, propane, drains, sewer lines, valves, water heaters, tankless water heaters, copper, iron pipe, ABS, PVC, PEX pipe and all related fittings. Plumbing fasteners, fire sprinklers, finish plumbing products and decorative fixtures. Solar water heating.

**ELECTRICAL:** 120-240 volt applications. Household and light commercial wiring, low voltage, cable, communication, lighting, alarms, appliances and generated or back-up power supplies.

**HEATING / VENTING:** Forced air, wall & floor heating and ducting. Furnace, dryer and bathroom venting.

**DRYWALL / PLASTER:** Walls, ceilings, fire stop, textures, acoustic ceilings, fasteners, and corner metal.

**SIDING / STUCCO:** Wood, vinyl, composite, fire rated, metal and aluminum sidings. Stucco paper, lath, scratch coat, brown coat and finish / color coat. Textures and finishes. Kraft / construction paper backings.

**FLOORING:** Ceramic, porcelain, clay, marble, granite, travertine, lime stone, slate, quartz and composite tile. Setting materials, grouts, sealers, additives and applications. Carpet, padding, glues and related materials. Hard wood, plywood veneer, laminate, vinyl, linoleum, and brick. All compounds for adhesion to the sub surface.

**DOORS:** Wood, fiberglass, vinyl, hollow core, solid core, hardboard, metal, steel, vinyl clad, metal clad and aluminum clad. Sliding, hinged, double doors, operable side lights, tilt up, roll up, large rolling barn doors, folding, bi-pass, closet and fire rated. Jambs, door windows, weather stripping, thresholds, hinges, locks, mortise lock sets, and custom doors.

**WINDOWS:** Sliding, casement, single hung, double hung, awning, fixed, transom, side lights and stained glass. Dual pane, low "E", capillary tubes for high altitude, tinted, obscure glass and argon gas filled. Wood, vinyl, aluminum and clad. Window coverings.

**CABINETS:** Kitchen, bathroom, garage, and built in. Custom cabinets, most species of wood, laminates, paint, stains and related hardware.

**COUNTER TOPS:** Solid surface to include: composites, granite, travertine and other quarry stones. Laminates such as: Formica, Wilsonart and Armstrong. All types of tile.

**BATH TUBS AND SHOWERS:** Shower pans (hot mop & vinyl / mortar) and fiberglass. Tile setting, pre-fabricated enclosures, drains, valves and glass enclosures. All related hardware.

**APPLIANCES:** Installation and repair.

**OTHER RELATED PROJECTS:** Fences, gates, automatic gates, swimming pool equipment, scaffolding, stone and cultured stone work, irrigation systems, decks, synthetic lumber, painting, staining, clear coating and waterproofing surfaces.