



Tyler Friend

CURRICULUM VITAE

Construction Consultant | Property Insurance Appraiser | Damage Evaluation Specialist

Lincoln, NE
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Specializing in evidence-based property damage evaluation, construction defect consulting, insurance restoration, and building envelope systems.



Friend Building Consultants

Professional Qualifications

PROFESSIONAL QUALIFICATIONS

Tyler Friend is a Construction Consultant, Property Insurance Appraiser, and Damage Evaluation Specialist with over fifteen years of progressively responsible experience in residential, commercial, and agricultural construction. His professional practice focuses on evidence-based property damage evaluation, construction defect consulting, insurance restoration, building envelope systems, and property insurance appraisal.

Mr. Friend's experience combines extensive hands-on construction knowledge with construction operations management, technical estimating, insurance restoration consulting, property damage evaluation, and expert witness services. Throughout his career, he has advanced from field installation and crew supervision into construction management, consulting, appraisal, and technical damage evaluation.

His professional experience includes the evaluation of roofing systems, exterior cladding, windows, doors, custom sheet metal systems, gutters, soffit, fascia, flashing systems, weather-resistive barriers, ventilation systems, and other critical building envelope components. He has extensive experience evaluating storm damage, alleged construction defects, material performance concerns, manufacturer warranty claims, and repair methodologies involving residential, commercial, and agricultural properties.

Mr. Friend has personally installed approximately 200 roofing systems, 300 siding systems, 800 replacement windows, and 150 exterior door systems. He has managed approximately 500 roofing projects, supervised more than 1,250 construction projects, sold approximately 1,000 residential and commercial construction projects, and prepared approximately 300–400 insurance claim supplements.

His consulting practice routinely involves:

- Property damage investigations
- Construction defect evaluations
- Repairability analysis
- Matching evaluations
- Construction estimating
- Building code research
- Manufacturer specification review
- Insurance restoration consulting
- Warranty claim consulting
- Technical report review
- Property insurance appraisal
- Expert witness services

Mr. Friend has reviewed and analyzed numerous forensic engineering reports prepared in connection with disputed insurance claims and has prepared technical rebuttal documentation addressing construction methodology, repairability, code compliance, manufacturer installation requirements, and observed field conditions.

His experience also includes assisting homeowners through the manufacturer warranty claim process by documenting observed conditions, coordinating inspections, reviewing manufacturer requirements, preparing repair estimates, and developing supporting documentation necessary for warranty consideration.

Mr. Friend has provided expert witness testimony in construction-related litigation and has testified before the Nebraska Legislature regarding proposed legislation affecting Nebraska property owners and the property insurance industry.

His consulting philosophy emphasizes objective, evidence-based evaluations supported by documented observations, accepted construction practices, manufacturer installation requirements, applicable building codes, and practical field experience.

CAREER HIGHLIGHTS

Construction Experience

- Over 15 years of construction experience
- Approximately 1,250 construction projects managed
- Approximately 1,000 construction projects sold
- Approximately 500 roofing projects managed
- Approximately 200 roofing systems personally installed
- Approximately 300 siding systems personally installed or supervised
- Approximately 800 replacement windows personally installed
- Approximately 150 exterior door systems personally installed

Insurance Restoration Experience

- Approximately 300–400 insurance claim supplements prepared
- Extensive residential, commercial, and agricultural claim experience
- Property damage evaluation
- Repairability analysis
- Matching evaluations
- Construction estimating
- Building code research
- Scope development
- Technical documentation

Consulting Experience

- Construction defect evaluations
- Property damage investigations
- Manufacturer warranty claim consulting
- Technical report review
- Forensic engineering report analysis
- Repair methodology development
- Expert witness services
- Legislative testimony

Areas of Technical Expertise

- Roofing systems
- Building envelope systems
- Exterior cladding systems
- Window and door systems
- Roof ventilation systems
- Flashing systems
- Water management systems
- Custom sheet metal fabrication
- Property insurance appraisal
- Insurance restoration consulting

PROFESSIONAL QUALIFICATIONS

Mr. Friend provides construction consulting, property damage evaluation, and appraisal services involving residential, commercial, and agricultural properties. His professional practice combines extensive field construction experience with technical analysis, insurance restoration expertise, and evidence-based property damage evaluation.

Property Damage Evaluation

Evaluation of property damage resulting from hail, wind, water intrusion, impact events, construction activities, and other causes affecting residential, commercial, and agricultural structures.

Services include:

- Property damage investigations
 - Storm damage evaluations
 - Repairability analysis
 - Matching evaluations
 - Scope development
 - Construction estimating
 - Building code research
 - Manufacturer specification review
 - Technical documentation
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Construction Defect Consulting

Evaluation of alleged construction defects involving workmanship, installation practices, building envelope performance, and repair methodologies.

Services include:

- Workmanship evaluations
 - Construction quality assessments
 - Manufacturer installation compliance
 - Building code compliance evaluations
 - Repair methodology development
 - Corrective repair recommendations
 - Repair cost estimating
 - Technical consulting
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Insurance Restoration Consulting

Consulting services involving residential, commercial, and agricultural insurance restoration projects.

Services include:

- Insurance claim evaluations
 - Supplement preparation
 - Scope development
 - Construction estimating
 - Technical documentation
 - Repair methodology evaluations
 - Property inspections
 - Appraisal support
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Warranty Claim Consulting

Consulting services involving manufacturer warranty claims for roofing, siding, windows, doors, and other exterior building products.

Services include:

- Property inspections
 - Documentation of observed conditions
 - Photographic documentation
 - Coordination of manufacturer inspections
 - Review of warranty requirements
 - Repair estimating
 - Supplemental estimating
 - Technical documentation supporting warranty claims
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Property Insurance Appraisal

Independent appraisal services involving disputed property insurance losses.

Services include:

- Damage evaluation
 - Scope of loss analysis
 - Repair cost estimating
 - Appraisal inspections
 - Building code research
 - Manufacturer specification review
 - Technical documentation
 - Appraisal support
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Expert Witness Services

Construction consulting and technical opinion services involving property damage, construction defects, insurance restoration, repair methodologies, and building envelope systems.

BUILDING ENVELOPE SYSTEMS EXPERTISE

Mr. Friend has developed extensive knowledge of building envelope systems through more than fifteen years of field installation, construction management, property damage evaluation, insurance restoration consulting, and technical investigations. His experience includes both the practical installation of building components and the evaluation of their performance following storm events, construction deficiencies, product failures, and other reported conditions.

Roofing Systems

Professional experience includes the installation, management, evaluation, and consulting of residential, commercial, and agricultural roofing systems.

Areas of expertise include:

- Asphalt shingle roofing systems
 - Impact-resistant roofing systems
 - Standing seam and exposed fastener metal roofing systems
 - Low-slope roofing systems
 - Underlayments
 - Ice barrier systems
 - Flashing systems
 - Roof drainage
 - Repairability analysis
 - Roofing code compliance
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Roof Ventilation Systems

Extensive experience involving the evaluation, installation, and design considerations associated with attic ventilation systems.

Areas of expertise include:

- Intake ventilation
 - Exhaust ventilation
 - Balanced ventilation systems
 - Manufacturer ventilation requirements
 - Ridge vent systems
 - Static vent systems
 - Soffit ventilation
 - Ventilation performance
 - Condensation-related conditions
 - Heat and moisture management
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Exterior Cladding Systems

Professional experience involving the installation and evaluation of numerous exterior wall systems.

Areas of expertise include:

- Vinyl siding
 - Fiber cement siding
 - Engineered wood siding
 - Steel siding
 - EIFS
 - Weather-resistive barriers
 - Drainage plane design
 - Flashing integration
 - Water management
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Fenestration Systems

Professional experience involving replacement window and exterior door systems.

Areas of expertise include:

- Replacement windows
 - Entry door systems
 - Sliding patio door systems
 - Flashing integration
 - Water management
 - Installation methodologies
 - Manufacturer installation requirements
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Exterior Trim and Sheet Metal Systems

Professional experience involving custom fabrication and installation of architectural sheet metal components.

Areas of expertise include:

- Brake-formed aluminum
- Fascia systems
- Soffit systems
- Window wraps
- Door wraps
- Beam wraps
- Flashing fabrication
- Exterior trim systems
- Water management details

PROFESSIONAL METHODOLOGY

Mr. Friend approaches each assignment using an evidence-based methodology intended to identify, document, and evaluate observed conditions while developing opinions supported by accepted construction practices, manufacturer installation requirements, applicable building codes, and the available physical evidence. Each assignment is evaluated on its own merits, with opinions developed from documented observations, technical research, and practical construction experience.

Depending upon the scope of the assignment, evaluations may include:

Property Investigation

- Visual inspection of the subject property
- Documentation of observed conditions
- High-resolution digital photography
- Drone imagery, where appropriate and legally authorized
- Moisture investigation
- Thermal imaging
- Borescope investigation
- Detailed measurement documentation

Technical Research

- Review of manufacturer installation instructions
- Review of manufacturer technical bulletins
- Review of product specifications

- Building code research
- Industry best practices and published guidance
- Weather documentation and storm history
- Historical property imagery, where available
- Review of prior repair documentation and construction records, when available

Technical Analysis

- Property damage evaluation
- Construction defect evaluation
- Repairability analysis
- Matching evaluations
- Scope of damage development
- Repair methodology analysis
- Construction estimating
- Technical report and engineering report review
- Manufacturer warranty evaluation
- Building envelope performance analysis

Reporting

Professional opinions are developed through the evaluation of documented field conditions together with applicable construction standards, manufacturer requirements, building code provisions, and other relevant technical information. Opinions are intended to be objective, evidence-based, and supported by the available information associated with each individual assignment. Where additional investigation or destructive testing is warranted, such recommendations are identified as appropriate.

PROFESSIONAL PRINCIPLES

Mr. Friend's consulting practice is guided by the following principles:

- Opinions should be based upon documented evidence rather than assumptions.
- Construction systems should be evaluated as complete assemblies rather than isolated components.
- Manufacturer installation requirements and applicable building codes provide important technical benchmarks during the evaluation process.
- Repair recommendations should restore damaged building components using accepted construction practices while considering repairability, matching, and long-term performance.
- Where available information is insufficient to support a definitive opinion, additional investigation should be recommended rather than speculation.
- Professional opinions should remain objective regardless of the party requesting the evaluation.

CERTIFICATIONS & SPECIALIZED TRAINING

Construction Estimating

- Xactimate Level I Certified
- Xactimate Level II Certified

Roofing Analysis

- Orlo Engineering Residential Roofing Analysis Certification
- Orlo Engineering Commercial Roofing Analysis Certification

Roofing Systems

- Malarkey Emerald Pro Contractor
- Lomanco Residential Ventilation Systems Training

Windows & Doors

- Pella Certified Installing Expert
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TECHNICAL COMPETENCIES

Construction Software

- Xactimate
- Symblity
- Hover Property Measurement Platform
- EagleView Roof Measurement Platform

Diagnostic Equipment

- Thermal imaging camera
- Moisture detection equipment
- Digital borescope inspection system

Technical Research

Professional experience includes research and evaluation involving:

- International Residential Code (IRC)
 - International Existing Building Code (IEBC)
 - Manufacturer installation instructions
 - Manufacturer technical bulletins
 - Product specifications
 - Weather documentation
 - Historical property imagery
 - Repairability analysis
 - Matching evaluations
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EDUCATION

Harper College
Palatine, Illinois

Business Management and Finance

EXPERT WITNESS EXPERIENCE

Mr. Friend has provided expert witness testimony in construction-related litigation involving residential construction and property damage. His testimony has included opinions regarding construction practices, observed property conditions, repair methodologies, and associated repair costs.

- Expert witness testimony in three construction-related legal proceedings.
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LEGISLATIVE TESTIMONY

Mr. Friend has provided testimony before the Nebraska Legislature regarding proposed legislation affecting Nebraska property owners and the property insurance industry.

His testimony focused on the practical effects of proposed legislation from the perspective of a construction professional actively involved in property damage evaluation, insurance restoration, and construction consulting.

- Testified before the Nebraska Legislature on two occasions.
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PROFESSIONAL EXPERIENCE

Friend Building Consultants

Provides independent construction consulting and property insurance appraisal services involving residential, commercial, and agricultural properties.

Professional services include:

- Property damage evaluation
 - Construction defect consulting
 - Insurance restoration consulting
 - Property insurance appraisal
 - Warranty claim consulting
 - Expert witness services
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Home Solutions of Nebraska

Construction Operations Manager

Serves as Construction Operations Manager for an A+ Better Business Bureau accredited contractor specializing in residential and commercial exterior construction and insurance restoration.

Primary responsibilities include:

- Construction operations management
- Project management
- Technical estimating
- Insurance claim supplement preparation
- Property damage evaluation
- Employee training
- Sales management
- Customer relations
- Technical consulting

Professional experience includes the management of approximately 1,250 construction projects and the sale of approximately 1,000 residential and commercial construction projects.

Friend Real Estate & Renovations

Owner

Owned and operated a residential remodeling and property renovation company specializing in residential rehabilitation, construction management, budgeting, and project coordination.

Previous Construction Experience

Professional experience includes roofing installation, roofing supervision, siding installation, replacement windows, exterior door installation, custom brake-formed aluminum fabrication, project management, and crew supervision.
