Services Provided

Feasibility Studies: Review the client's needs, goals and budget to determine if the clients existing site is feasible for renovations or additions or if a new site should be investigated.

Master Planning: Develop a master plan for a particular site, or sites to assist the client in meeting their long term building goals and functionality of a particular site.

Site Evaluation: Research and study various sites to aid the client in determining which site is more feasible for their goals and needs based on zoning, topography and utilities available.

Survey & As-Builts: Survey and measure existing conditions and produce as-built drawings.

Programming: Establish a program with the owner to determine the size, square footage, number of rooms and orientation for their needs.

Code Compliance: Review existing and proposed uses to ascertain code compliance with local zoning and building codes.

Schematic Design: Review the program and provide preliminary sketches and drawings of the proposed plan for owner review.

Design Development: Develop the Schematic Design Drawings in greater detail for client review.

Construction Documents: Provide detailed design and construction drawings and specifications for use in bidding, code review and construction

Bidding: Provide contractors with drawings and specifications for pricing. Assist client in evaluating the bids and awarding the contract

Construction Observation: Perform site visits during construction to verify the construction is consistent with the design drawings. Review changes made during construction and provide clarification sketches.

Design Build: Work with a selected contractor as a team under a single contract to develop the design for the client.

3-D Animation & Rendering: Produce 3-dimensional computer renderings, animations and perspective renderings showing the proposed addition or new structure either in schematic form, or more detailed photo realistic images.

Color Rendering: Produce color rendering floor plans, sections and elevations for marketing and promotional use.

Building Reports: Evaluate existing structure and shell space for evaluation reports.

Residential • Commercial • Religious • Municipal • Master Planning • Code Review • Realtor Services