



Complete 3D Home Design LLC

Wolfgang Richter

127 White Pine Drive

Lake Lure, North Carolina 28746

Tel: 828-625-1459 Cell: 828-691-8439 (MY1-VIEW)

e-mail: 3dhome@bellsouth.net Website: www.design123.info

Agreement for Residential Design Work

1. The Design Process has normally three steps:

- In the **"Conceptual Stage"** we create a computer generated image of the house: floor plan, elevations, 3D pictures and more.
 - A **"Client Viewer Software"** will be supplied for reviewing the 3D computer model at home at your leisure.
 - Alternative: Paper drawings 1/4" scale sent by mail

Note: **Fast customer feedback accelerates the design process.**

- The **"Preliminary Drawing Set"** is one 1/4" scale paper drawing set (or PDF), which is the result of the above. There are more details with specifications etc. to review. The customer can make minor updates and changes at that time before we start the work drawing set.

Note: Major design changes after the preliminary set may result in additional design fees at the hourly rate.

- **"Work drawing Set"** –This set is complete with all the specifications. This drawing serves to get bids, bank loans and permits. *This is the document, from which any builder can build the house.*

The final **Work Drawing Set** consists of:

- ◆ All Floor Plans with detailed dimensions, 1/4" scale
- ◆ Exterior Elevations, 3D exteriors, some 3D interior and full overviews
- ◆ Foundation Plan (cross-pull)
- ◆ HVAC chases as needed
- ◆ Sections as applicable
- ◆ Floor plans (without details) for electrical entries
- ◆ Schedules for Windows, Doors and Cabinets
- ◆ Roof details (area and pitches)
- ◆ Building details, legends and stair specifications
 - The design fee includes two sets of final work drawings.
 - Additional sets, if plotted by us: C-size \$ 5.00 per sheet, D-size \$ 6.00 per sheet

Additional modifications after final set:.....\$ 75.00 per hour

2. Electrical Plan\$ 50.00 per hour

3. Material List (for bidding purposes only).....\$ 50.00 per hour

4. Site Layout (needed for building permit).....\$ 75.00 per hour

We recommend getting a survey done by a professional surveyor. We will be happy to assist.

5. Miscellaneous.....\$ 75.00 per hour

Special renderings, topo pictures, 3D lot layout, etc.

Date:.....

For:.....

Design fee as marked:

\$

This fee is based on:

(1)sqft heated, which will be prorated if final sqft exceeds the above.

(2) # of update meetings*).....

Payment schedule:

Retainer: 50%

Draw after preliminary set: 40%

Draw after work set: 10%

*)Person to person or e-meetings

Not included:

Structural engineering calculations

HVAC plans

Plumbing plans

Survey of lot

Cost of additional prints

Landscaping plans