Programming

You’re figuring out how much space you need, how much you’re likely to need in the future, and how that space should be used, organized, and arranged.

Schematic Design

Your design professional takes your Program of Requirements and begins the process of translating it into an efficient building design.

Design Development

The building’s exterior (if applicable), interior layouts, and room sizes are finalized, and most materials are selected.

Construction Documents

All the details of the design development drawings are filled in so a contractor can build your project.

Bidding

This is just what it sounds like – obtaining bids from contractors to do the work.

Construction Administration

Your architect is monitoring construction to verify that it is in accordance with the documents they prepared.