

House Plans, Before You Come

We would like to help you plan your project so your project will go successfully. We have a designer that can use a computer drafting program to help you plan and visualize your project.

Your journey to your final plan needs to start with you doing some homework before hand. Below are listed some of the things you should do before you come in to talk to us. The more thought and planning that you do initially the easier it will be. What style of house do you want? Cape, colonial, ranch, saltbox, contemporary, etc? Collect clippings of the types of things that you like, for example, windows, porches, layout, roof styles, special details, accent pieces, etc.

Do not bring in a floor plan and say 'this is what I want'. Copying someone else's plan is against Copyright Laws. If you have found your dream home then buy the plans from that magazine or website. If you like an existing plan, but would like to make some minor changes and would like to make those changes with some one local and face to face, please buy the reproducible plans(check with us for the formats we can use) that can legally be copied and modified. If you purchase the reproducible plans we will waive our usual fee. No refunds will be issued on materials purchased.

You could also research different plans and circle your favorite pieces of them. This way we can combine all those things you like into one unique home just for you. Draw out a rough sketch of what you want. Don't be afraid to scribble some ideas out on some pieces of paper. If you use graph paper it will help you draw and see things to scale and in the right proportions. If you have land, take some time to see how the house might fit on it. If the land slopes, how will the house plan have to accommodate it? Can the house be oriented to take advantage of the sun or be shielded from prevailing winds?

If you already have a contractor, talk to him about your plans. If you have land make sure you have him look it over. Chances are he can give you some great ideas for the design and ways to build the house to save you some money. Take a drive and snap some pictures of

homes that you like. It is a great idea to get prequalified for a loan.

A realistic budget will help you plan for something that you can afford.

Make a list of things you NEED to have and things you WANT to have. Wants can be whittled down depending on the budget. Consider, honestly, how big of a house that you really need. Keep in mind that larger homes cost more to build and maintain. Measure the rooms where you currently are to get a feel for size. Compare it to the sizes of rooms on the plan. Look at the windows and doors in the rooms where you currently are and decide if you would like them bigger? smaller? or about the same.