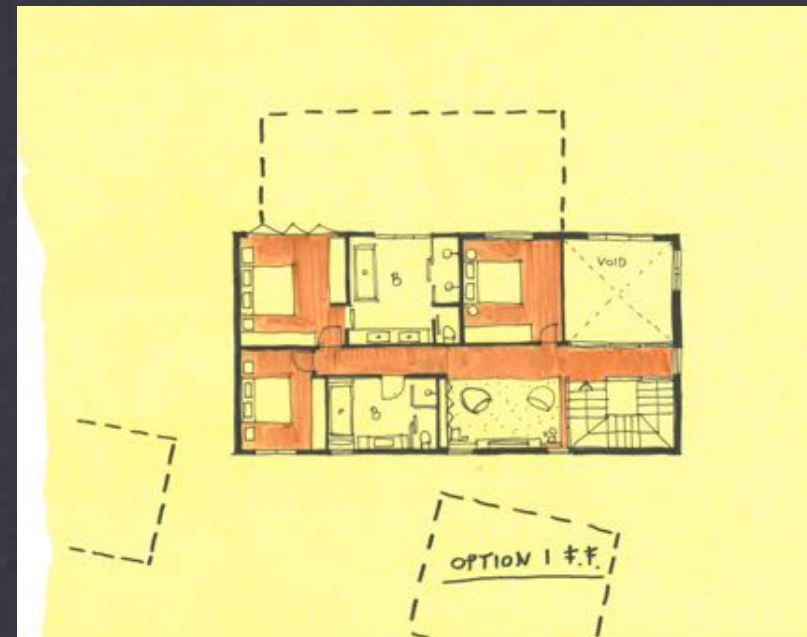


# JUST ARCHITECTS

STAGES OF A DESIGN TAILORED TO YOU!

## STAGE 1 - CONCEPT DESIGN

ONCE THE BRIEFING HAS BEEN RECEIVED WE WILL BRAINSTORM AROUND MULTIPLE OPTIONS WHICH WILL BE PRESENTED TO YOU. WE GENERALLY PROVIDE 4 OR MORE CONCEPTS IN ORDER TO INVESTIGATE ANY VIABLE SOLUTION SUITABLE FOR YOUR NEEDS.



IMAGES FROM 16 WAIPORI PROJECT

## STAGE 2 - DESIGN DEVELOPMENT 3D

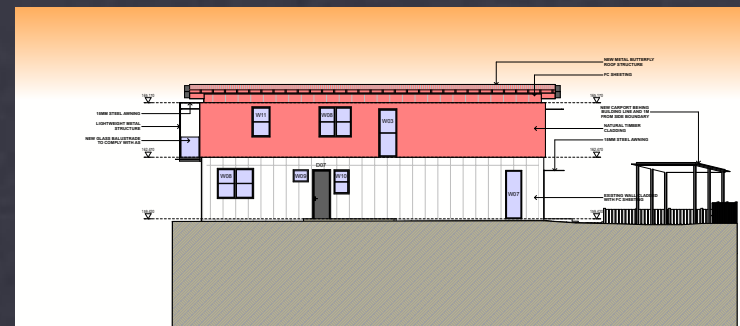
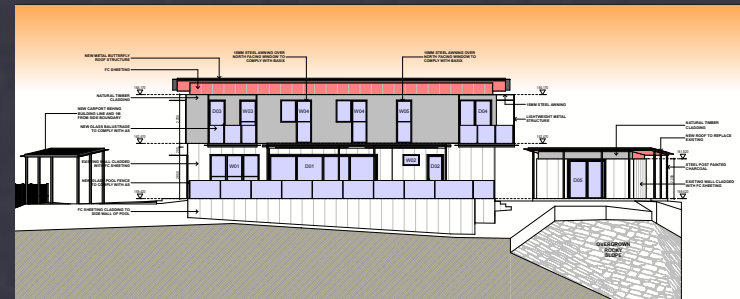
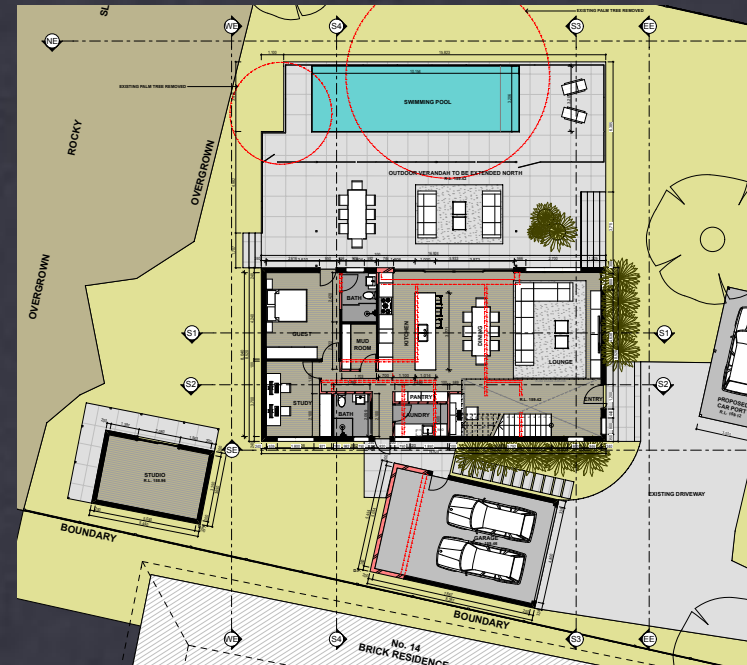
ONCE THE ONE CONCEPT DESIGN HAS BEEN SELECTED WE START TO BUILD THE FLOOR PLANS AND THE 3D MODEL FOR YOUR REVIEW. THE MODEL WILL BE SEEN BY YOU ON THE COMPUTER OR CONNECTED TO YOUR TV (FLY THROUGH) SO YOU CAN APPRECIATE IN FULL THE FUNCTIONALITY AND FORM OF THE DESIGN INTENT.



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## STAGE 3 - BUILDING APPROVAL

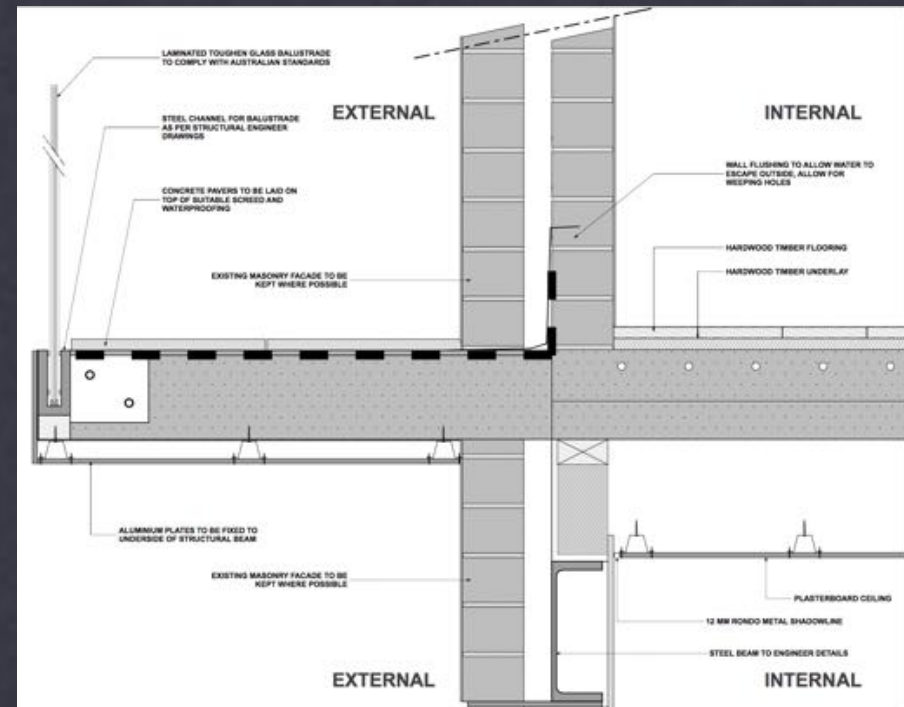
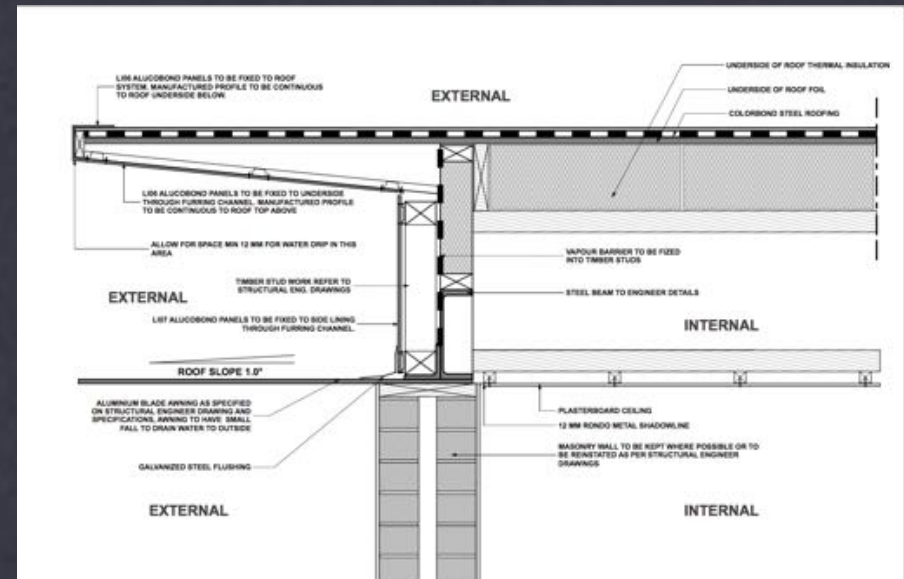
TIME TO BRING THE DRAWINGS TO A STANDARD FOR COUNCIL OR PRIVATE CERTIFIER APPROVAL, THESE WILL INCLUDE GENERAL PLANS, SECTIONS ELEVATION AND SHADOW DIAGRAMS FOR DESIGN LODGEMENT AND CONSENT.



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## STAGE 4 - TENDER DRAWINGS

**DETAILED DRAWINGS, MATERIALS AND SPECIFICATIONS ARE MADE TO OBTAIN A LUMP SUM PRICE FROM BUILDERS. A HIGH SPECIFICATION TENDER SET WILL REDUCE THE RISK OF INCURRING IN UNWANTED VARIATION DURING CONSTRUCTION AND, REMEMBER.. THE DRAWINGS WILL BE THE CORE OF YOUR CONTRACT DOCUMENTS BETWEEN YOU AND THE BUILDER.**



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## STAGE 5 - CONSTRUCTION

**DURING THE CONSTRUCTION WE WILL PROVIDE CONSTANT ADVISORY SUPPORT TO YOU AND THE BUILDER. YOU CAN USE OUR SERVICES AS MUCH AS YOU LIKE DEPENDING ON THE CONSTRUCTION STAGE OR PERSONAL REQUIREMENTS.**



IMAGES FROM 4 LILLIS ST PROJECT

**THANK YOU!**