



## Preliminary Plans Order Process

A Preliminary Plans Order is the first step in the process of designing your custom Appalachian Log Structures, Inc (ALSI) log home. Your initial investment will generate the preliminary blueprints, which can generally be used to obtain construction estimates and financing. They are not intended for construction use or to submit for a building permit.

### Description of the process:

- The Preliminary Plans will be drawn from sketches that you provide to ALSI along with a Design Information Sheet that will be completed by your Sales Representative.
- Initially, you will receive two sets of an 11 X 17 reduced scale floor plan(s) with a JELD-WEN/Masonite window and door schedule (or as provided) and four exterior elevations.
- You will have two separate opportunities to make changes without incurring additional costs.
- Once the floor plan is approved you will receive three full size sets which include: floor plan(s), four exterior elevations, a front perspective drawing and a foundation plan.

### Converting to a House Order:

- Once you have approved the Preliminary Plans, a Sales Agreement can be prepared for the purchase of the log home package.
- A 10% deposit (\$5,000 minimum) is required to place the House Order (Sales Agreement) and to complete the construction set of plans & Materials List.
- The applicable amount paid for the Preliminary Plans (log areas) will be deducted from the package price for this design only.
- Any changes made to the plans, by either the customer or ALSI after the Sales Agreement is written will require either:
  - A signed Change Order reflecting the changes that are to be made.
  - A new Sales Agreement.
- Once the construction set of plans & Materials List have been completed and ALSI has received the cutting deposit (an additional 40% of the package price), a tentative (week of) delivery date will be provided.

Customer Signature: \_\_\_\_\_

Date: \_\_\_\_\_



# Preliminary Plans Order Form

Customer: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ St. \_\_\_\_\_ Zip \_\_\_\_\_  
 Phone \_\_\_\_\_  
 Email \_\_\_\_\_

**Plans description:** Initially, the customer will receive two 11 x 17 reduced scale floor plans with four exterior elevations. The plans will include a window & door schedule showing rough openings. The customer will have two opportunities to make changes without incurring additional costs. Once the plans are approved the customer will receive three full size sets, which include; floor plans, four exterior elevations, and a front perspective. Once full size sets are drawn, there will be a \$100 charge per page for any changes. The cost of plans is determined by the total square footage to be drawn. If areas such as basement floor plan, garages, breezeways, etc. are to be drawn then they are to be included in the total sq ft calculation. **Note: The cost of drawing conventional frame (non-log) areas is calculated separately and is not credited to the package price. The cost of log & conventional frame areas are added together to determine the total cost of the plans.**

LOG AREAS			
	SQ FT	COST	TOTAL
Administration fee			\$500.00
Plans up to 3500 sq ft		\$0.50	\$1,000.00
Plans over 3500 sq ft Price based on size and complexity--contact ALSI			\$ -
Extra copies @ \$50/set		\$50.00	\$0.00
		Subtotal **	\$1,500.00
Tax %		Tax	\$0.00
County		Total Credited	\$1,500.00

CONVENTIONAL FRAME AREAS			
	SQ FT	COST	TOTAL
Administration fee			N/A
Square footage of conventional framed areas to be drawn		\$ 0.50	\$ -
Extra copies @ \$50/set			N/A
		Subtotal	\$0.00
Tax: 0.00%		Tax	\$0.00
		Total Not Credited	\$0.00

\*\* Minimum cost of plans (including Administration fee) is \$1,500.

### PRELIMINARY PLAN REVIEW

	COST
0	\$0.00
Tax	\$0.00
Total	\$0.00

Interactive Design Session (by phone or at office of architect) with the customer to discuss plans, function, and traffic flow patterns to better understand their particular needs. These services are meant as a floor plan review only, and will not constitute any engineering or energy calculations.

**Please note: Preliminary Plans are not intended for construction use. Cost of plans is non-refundable.**  
 Appalachian Log Structures, Inc. (ALSI) floor plans are copyright protected and may not be reproduced without written permission from ALSI. If the submitted plan is not a modification to an ALSI standard model, the Customer represents and warrants that such plans and/or sketches are the result of his/her original design, or have been taken from architectural works that are in the public domain (not copyright protected). The Customer does further agree to indemnify and hold ALSI harmless from all liability incurred through third party claims of copyright infringement involving the use of said plans.

The total cost of plans is **\$1,500.00**

Form of Payment (X): Cash \_\_\_\_\_ Visa/MasterCard \_\_\_\_\_ Check \_\_\_\_\_  
 Card # \_\_\_\_\_ Exp Date \_\_\_\_\_

Customer Signature: \_\_\_\_\_ Date: \_\_\_\_\_



### Preliminary Plans Review Process

**Appalachian Log Structures, Inc.** and **E.T. Boggess, Architect, Inc.** are pleased to offer a new Architectural Review service to all of our Preliminary Plans Customers. The scope of this new service is as follows:

- Interactive Design Session (by phone or at office of architect) with the customer to discuss plans, function, and traffic flow patterns to better understand their particular needs.
- After this conversation, suggestions from the review will be e-mailed to the customer and the ALSI representative. These suggestions will contain, but not be limited to, plan layout, traffic pattern consideration, and the “architectural appeal” of the interior and exterior design. This will not include final construction documentations of the revised plan.
- Any plan changes or modifications resulting from this review will be discussed between the customer and the ALSI Representative and the Preliminary Plans Order process will proceed as written.
- All design work associated with ETB, Inc., is for the use of that particular project. Any re-use of new design will be negotiated under a separate agreement.

These services are meant as a floor plan review only, and will not constitute any engineering or energy calculations. If the customer desires any additional Architectural/Engineering services, they will be instructed to contact **E.T. Boggess, Architect, Inc.**, directly. These additional services will be billed using their *Standard Billing Rate Schedule – 2008*. Ask your ALSI representative for a copy of these rates.

These services will be offered at a flat rate of \$300.00 as specified on the Preliminary Plans Order form. This is a one time investment and will not be credited to the package price.

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