

# BSS Group P/L DESIGN ADVISORY SERVICE – UNIT DEVELOPMENT

## What is it all about?

The BSS Design Advisory Service – for a Unit Development - is an initial consultation and report service. It allows our Design Consultant to meet with you and assist you in the following way:

- Conduct an on site meeting with you of approx 60 minutes – to view the current circumstances ie. walk around the property to establish existing conditions and possible limitations
- Listen to your concerns, requirements and desires, then appraise and discuss these needs eg. size of Unit(s) – number of bedrooms etc.
- Provide advice on the viability of the overall project, including design ideas, construction possibilities, energy efficiency & Planning Permit implications
- Suggest/discuss specific or alternative design solutions - with your budget in mind;
- Check as to local Council Planning scheme and/or Overlay requirements

Then, within about 10 working days of your consultation, our Consultant will forward you a letter confirming the main items discussed with you – this usually includes:

- A 'footprint' concept sketch plan for the proposal - as discussed with you on site
  - An approximate cost estimate for the building and development works
  - A fee quotation for ongoing Architectural design & documentation services
- OR -
- You may go directly to a suitable Builder, who can arrange the design & documentation (for Planning & Building Permits) and carry out the work

## Why should you consider independent professional architectural advice before you begin developing?

- Professional advice should result in a more efficient use of space ie. less building area = reduced building cost – “Architect Designed” is a good selling point
- Experienced professional advice will result in a well presented Planning Permit application to Council which may be processed more quickly and with a far better chance of success
- BSS encourage active and passive energy efficient sustainable design – NOTE: BSS can arrange for the Energy rating assessment required for all Unit developments, as part of our overall services
- Independent professional advice is an investment in the future value and 'saleability' of your proposed development

## What does this Service cost ?

Please ring to enquire, cost varies depending on number of Units.

### Please note:

The fee is payable to your Consultant – by cash, cheque or credit card when we attend on site – your Consultant will give you a receipted BSS Tax Invoice on the day.

**How to arrange your consultation ..... Just Phone: 9377 3000**

On receipt of your order, your Consultant will contact you to arrange a meeting on site

## BSS Group offers you .....

- The benefits of 40 + years of Architectural and Building Consultancy experience
- The talents of versatile, innovative designers - with your interests at heart
- Vital services to protect your interests prior to and during the construction phase – eg. Contract check prior to signing - Quality inspection reports & access to independent expert practical advice on all other building matters

For further information on BSS services -- please visit our website at –

[www.bssgroup.com.au](http://www.bssgroup.com.au)

Please contact BSS at Ph. 9377 3000 or Fax. 9377 3092

E-mail: [info@bssgroup.com.au](mailto:info@bssgroup.com.au)



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