

Typical Modular Home Project Process

Owner

Obtain Land - This is the Starting Point for a Building Project
Already Owned or Purchase Property, etc.

Route Survey

Feasibility Study & Site Review

Preliminary Budget

Financing Pre-Qual, Cash, etc.

Plans & Construction Documents

Project Criteria

Establish Setbacks, Design Guidelines, etc.

Custom Plan

Determine Desires & Needs

Preliminary Design
Revisions
Drafting

Consultants

Topographical
Survey

Consultants

Preliminary
Site Plan

Stock Plan

Drafting

Site Built Engineering

Engineer Foundation & Garage

Structural

Engineer Factory Built Modular
Plans, Prepare Energy Calculations
Truss Plans, Sprinkler Plans,
etc.

Civil & Site Engineering

Finalize:
Site Plan
Drainage
Erosion Control
Soils Report, etc.

Modular Plans

Complete Construction Documents

Modular Plan Approval

3rd Party Review & Approval

Plan Submission

Complete Plans, Submit to Planning and Building Departments
Complete Revisions Required by Local Approving Authority

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Complete Pre-Planning

Let The Fun Begin!!!

Modular Pricing

Obtain Pricing, Standard [Specifications, Review and Choose Options, etc.](#)

Construction Bids

Now That Plans Are Nearly Completed, Obtain Bids from Contractors for Site Work

Consummate Agreements & Finalize Paperwork

Building Permits

Approval by Planning & Building Departments

Modular Home

Finalize Modular Purchase Agreement

Building Permits

Approval by Planning & Building Departments

Choose Contractor

Approve Contractor's Final Construction Agreement

Financing

Close Construction Loan, Unless Paying Cash

Factory Built Home

Factory Begins Building Home

Begin Site Work

Begin Foundation, Site Prep etc.

Home Arrives On-Site

Factory Certified Set Crew Places Homes with Crane, Secures Modular Sections

G.C. Completes Construction

Site Work, Finish, Upgrades, Garage, Hardscape, etc. Are Completed

Owner

Owner Takes Possession of Their Brand New Factory Built Home

View Our [Modular Construction](#) Page for Additional Information
Allow for Project Specific Modifications as Each Project is Unique.