

SERVICE INCLUDING IN PACKAGE

The Employee shall provide the architectural service for the concept design and development of the construction drawings

The project is detailed as follow:

1. Luxury Villa xxx unit

The Employee shall perform all work, and furnish all items for the concept design and development of construction drawings specified as follow:

The Employee shall be committed the following:

1. The Employee ensures that the project complies with the Thailand Building Code and all local regulations.
2. Concept Design for the public utility and the infrastructure system, consisting of the architectural design for the road access, electricity, water and drainage system, and other details of engineering system works.
3. Design development to support the project purpose and site requirements
4. Providing the Drawings for Authorities submission (Building Permit) with the architect's signature and licenses.
5. Providing the BOQ.

DESIGN APPROACH

The Employee will provide the following architectural services for the Employer as follows:

Preliminary Design and Concept

Attend meetings as necessary to prepare the project proposal and to assimilate the Employer's requirements, providing the parameters to be used within the project, make a conceptual and a preliminary design. The documents to be presented include;

- Building style and specific requirements
- Master plan, layout plan
- Floor plan, Elevations, Sections, and others

Final Design

After approving the Preliminary design and concept of the project, the Employee will develop the drawings to complete the design before preparation of the construction drawings and coordinate details with each designer (structure engineer, M&E engineer).

After completion of the final design, the following documents will be presented:

- Approved Floor plans, Elevations and Sections
- Specification of the materials and finishing
- M&E full design package
- Specification of the material for the finishing work

Document and drawing submission

The Employee will issue 5 sets of blue prints and specifications. If additional copies are required, then the appropriate fee will be charged.

Services included in this proposal

- Floor plan presentation
- 3D sketch up model
- Architect signature for building permit
- Submission of drawing
- BOQ. for 1 type of villa
- 3D interior 3 pictures, 3D exterior 2 pictures
- Civil engineer license

Services not included in this proposal

- Soil test
- Site topography survey
- Project management
- Construction management
- Construction inspection

- Special fee from Tessaban
- IEE fee