

## **Construction Process**

Berry Homes, as your builder, would like to guide you through the construction process of your new home. Below is an outline, which details the construction process as follows:

### **I. Permitting**

- A) This process includes drawing plans and submitting specs to the city/county for permitting.

### **II. Clearing of the Lot**

- A) Additional fill dirt is added if needed.

### **III. Layout of the House**

- A) Batter boards for foundation are laid out;
- B) The footers are dug.

### **IV. Slab**

- A) The plumbing process is done (which also requires an inspection when completed);
- B) The soil is pretreated for termites;
- C) When completed they tamp down the dirt and they lay down poly for moisture control;
- D) Steel reinforcements are placed (which also requires an inspection);
- E) Then the slab is poured.

### **V. Framing**

- A) Material & scheduling may vary. The exterior walls, the interior wall, the roof rafters, roof decking, windows and exterior doors are put in place. An inspection is required when completed.

### **VI. Plumbing & A/C**

- A) Insulated duct board is placed in attic as per an engineered plan and all the water inlets are stubbed out to prepare for fixtures or valves. An inspection is required when completed.

### **VII. Electrical**

- A) Wiring is run and outlet boxes are set in place. An inspection is required when completed.

**VIII. Roofing**

A) Felt paper and shingles applied.

**IX. Brick or Stucco**

A) Please note at this time the insulation and sheet rock has started.

**X. Interior Trim**

A) This process includes all interior doors and base boards.

B) When the interior trim is completed, only then is the interior painted.

**XI. Cabinets**

A) Cabinets are installed.

**XII. Plumber – Trim Out**

A) Plumber installs sinks, faucets, toilets, and dishwasher disposal and water heater. Once completed, this requires an inspection.

**XIII. A/C Trim Out**

A) Setup the unit outside and hookup the entire system. Once completed, this requires an inspection.

**XIV. Electrical – Trim Out**

A) Electrician comes in and hangs all fixtures and hooks up the service to the breaker box. Once completed, this requires an inspection.

B) Insulation is blown.

**XV. Carpet**

A) Carpet is installed.

**XVI. Final Trim**

A) The doorknobs and the bath hardware installed.

B) Final painting is completed.

**XVII. Interior Clean**

**XVIII. Landscaping**

**XIX. Initial Walk-Thru: Allow 7 days between initial walk-thru and closing**

**XX. Final Walk-Thru and Closing**