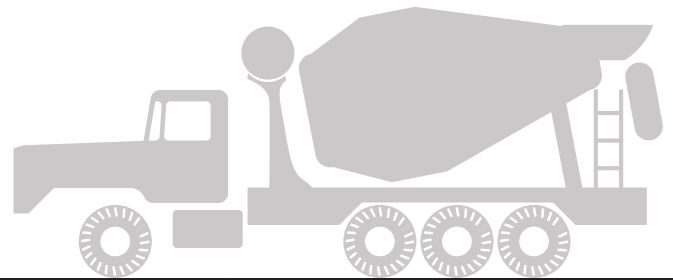


WHAT IS DESIGN-BUILD?

A project delivery system used in the construction industry to deliver the **design** and **construction** services. The owner engages a single entity known as the design-builder or design-build contractor.



SEQUENCE OF EVENTS



Challenges

1. Contractor must be skilled in design-build.
2. Contractor must understand the needs of the owner.
3. Contractor must be honest, reliable.

Benefits

1. **Single Source responsibility**
2. Maximizing of opportunities to consider all contractor and subcontractor input for cost reduction and value enhancement.
3. More flexibility for changes at the lowest cost.
4. Shortest construction time with ability to use maximum coordination and overlap of activities.
5. Owner can focus on their business.

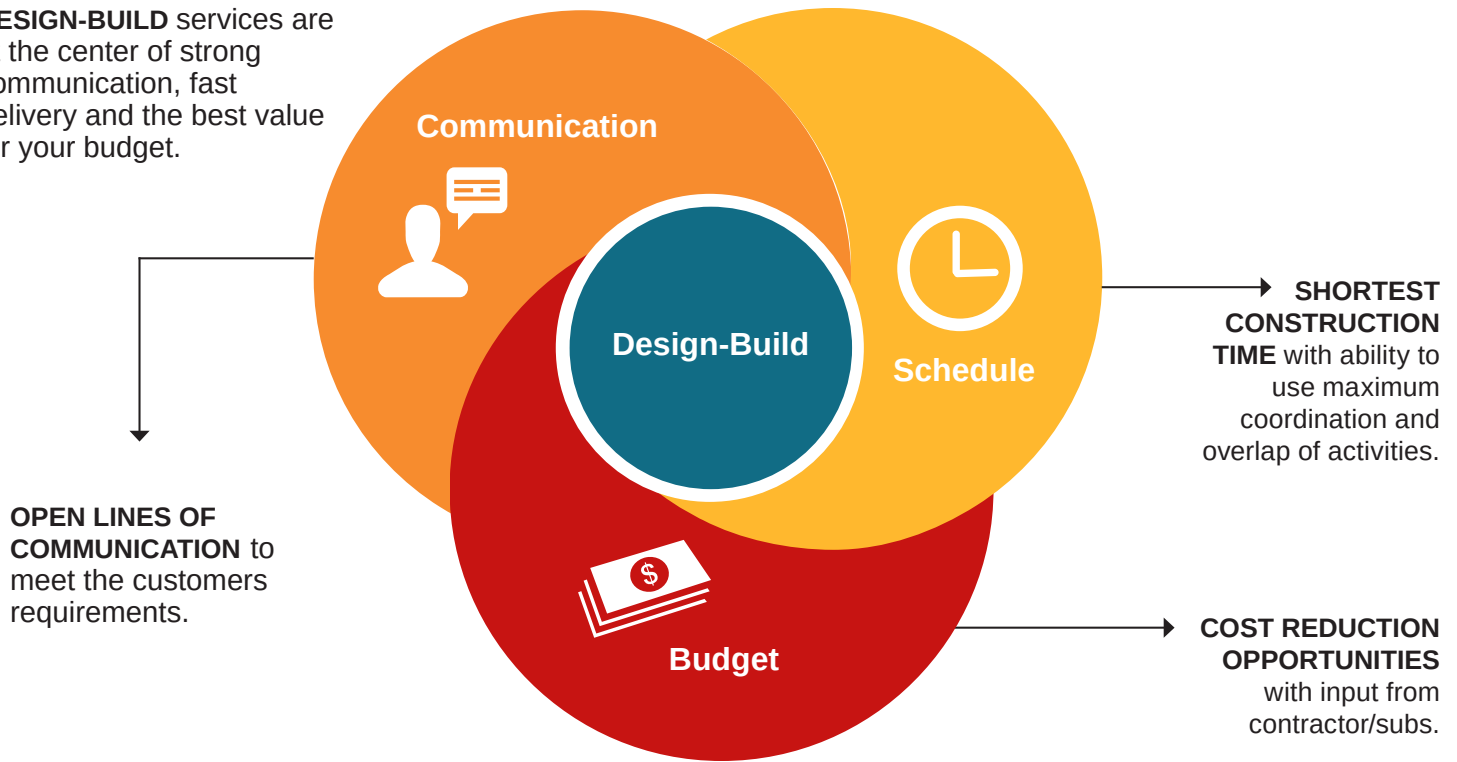
**DESIGN-BUILD offers the
quickest delivery with the best value.**

Project cost along with the final scope of work are generated earlier in the process, allowing your project to get started as quick as possible and finished on schedule.



KESSEL CONSTRUCTION INC.
345 High St, Bradford, PA 16701
(814) 362-4696 • www.kesselco.com

DESIGN-BUILD services are at the center of strong communication, fast delivery and the best value for your budget.



THE VALUE OF DESIGN BUILD

Selections are made based on timing to the project, pricing, and quality of work. The decision process can be reviewed behind the scenes and the owner can interact with the contractor on the decision making process while being insulated from the process of final selection.

EFFICIENT:

Design-build allows permitting of the project to run in synchronized time with final design of the project. Many projects can be completed in the same time traditional jobs are planned

FLEXIBLE:

Design-build allows the customer to interact on design. Needless over-design and unnecessary scope is cut-out in the design phase and not the “value engineering” stage many months down the road

COMMUNICATION:

Design-build allows for a harmonious relationship between owner and contractor. Not me vs. you in the traditional world

COST EFFECTIVE:

Cost; meet budget, minimize professional fees. Budget identified sooner (Saves Time, Saves Money)

PROFESSIONAL:

Design Professionals- Kessel & Owner engage, Kessel is the project lead, minimizes professional fees (Architects and Engineers), more efficient timing

TEAMWORK:

Team approach, integrated team and integrated delivery

OWNER PARTICIPATION:

sub/ supplier selection, decisions, scope and layout, flexibility



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