



ALREADY HAVE HOUSE PLANS?

HOW TO GET THEM PRICED AND BUILT.

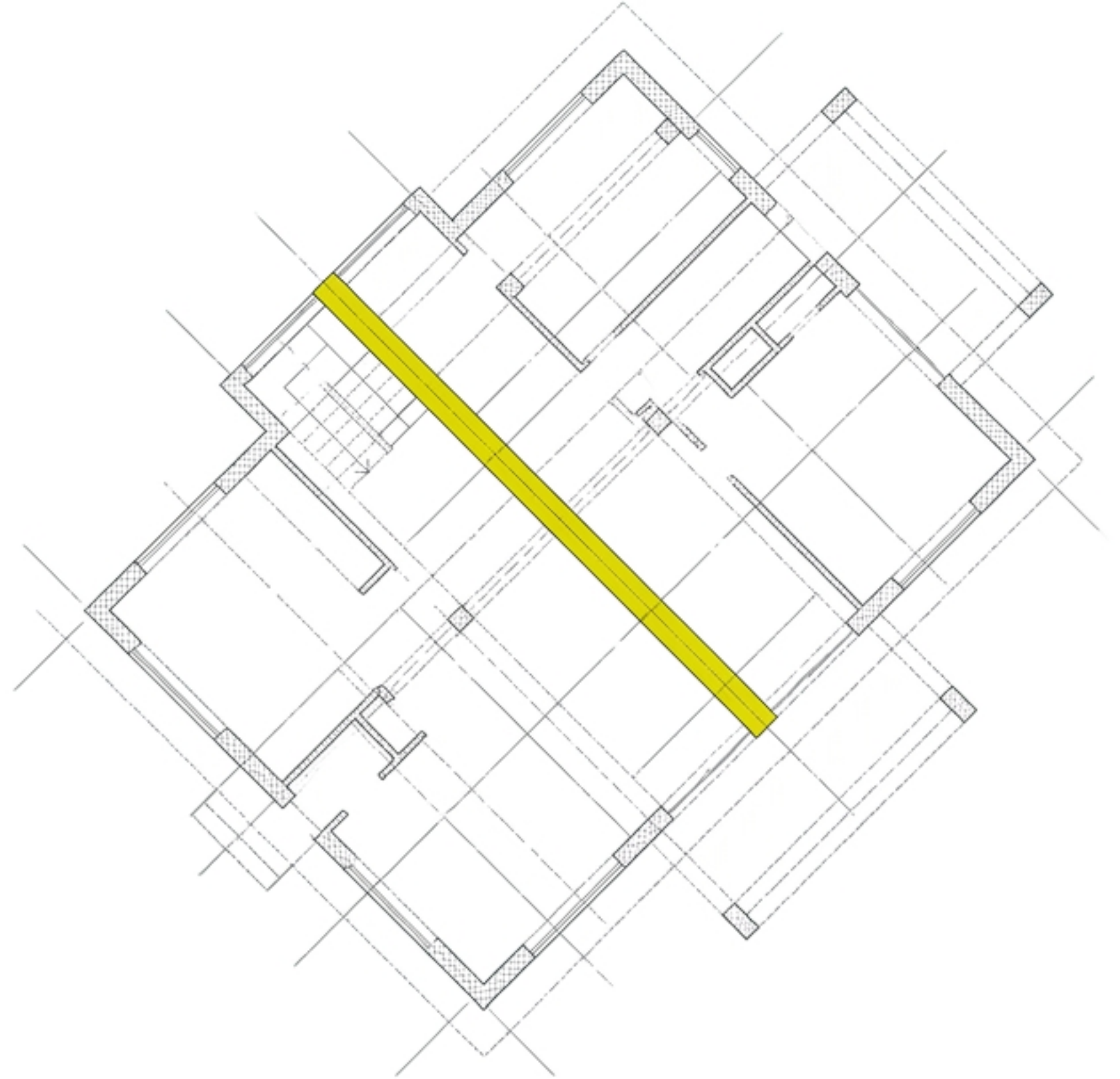
ECOTECTURAL HOME BUILDERS | PLAN PRICING & REVIEW PROCESS

THE STARTING POINT IS YOURS.

If you already hold a design you love—whether from an architect, a designer, or a draughtsperson—the next natural step is a proper pricing pass.

YOU DO NOT NEED TO START AGAIN.

We can price your plans, and we can often build them exactly as drawn. A good builder earns their place before a single nail is driven.



The builder's read: Two critical questions.

Does it fit the budget?

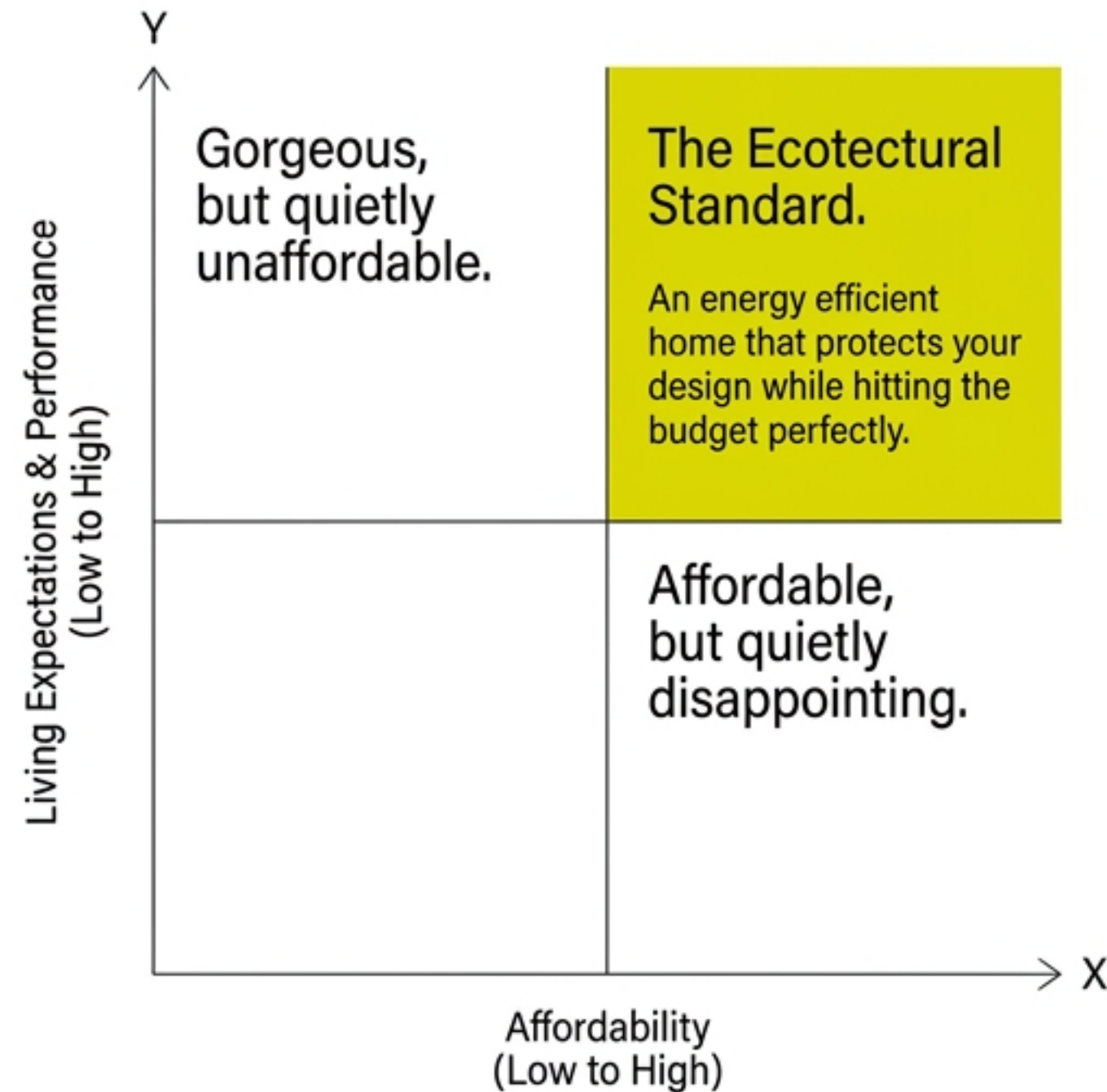
We look at the actual cost of the build, priced properly with itemised precision rather than guessed.

Does it deliver the picture?

We look at how the home will feel to live in, how warm and dry it will be day-to-day, and if the spaces function as intended.

Almost every issue we find—and every improvement we suggest—lives in the gap between the budget and the expectation.

The gap between paper and reality.



Pricing your plans early allows you to see both truths clearly
while there is still room to adjust on paper.

When plans come in over budget,
the answer is rarely a redraw.

A builder's eye moving
across the drawings to
find where a different
placement, detail,
material, or method
method delivers the
same result.



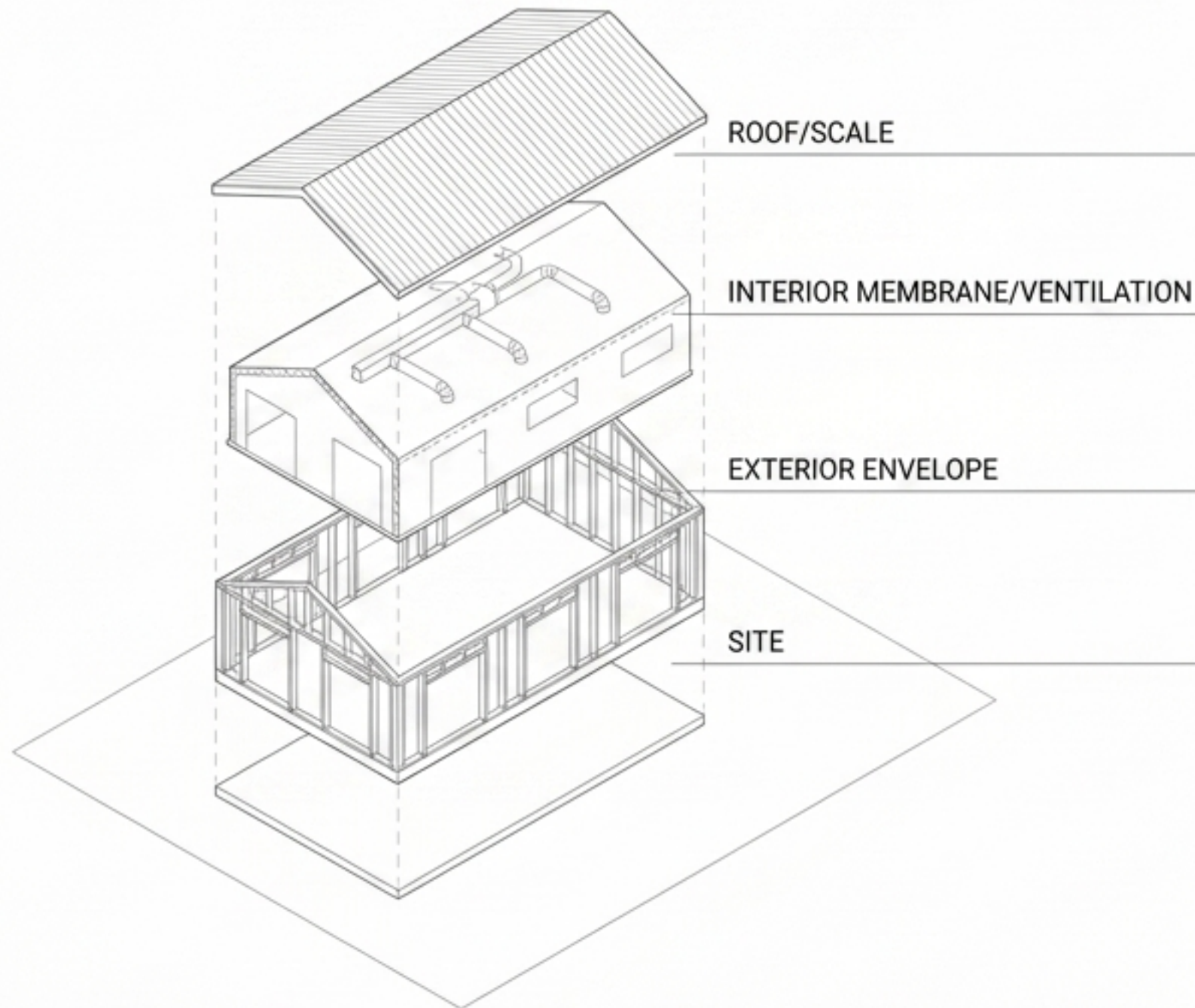
Value
Management



Cost is quietly
extracted. The design
you fell in love with is
completely protected.
Quality is never cut.

VALUE MANAGEMENT IN PRACTICE: A NELSON TASMAN BUILD.

Rather than stripping the design back when it priced over budget, we applied structural interventions based on Passive House principles:



➤ **Site:** Rotated the house for optimal solar gain.

➤ **Envelope:** Upgraded the interior and exterior wraps.

➤ **Performance:** Added an airtight membrane and ventilation system to lift performance.

➤ **Scale:** Deferred a minor footprint reduction to a planned Stage Two.

The client got the energy efficient home they wanted, built in the right order, inside the exact number that worked.

True cost control requires total transparency.

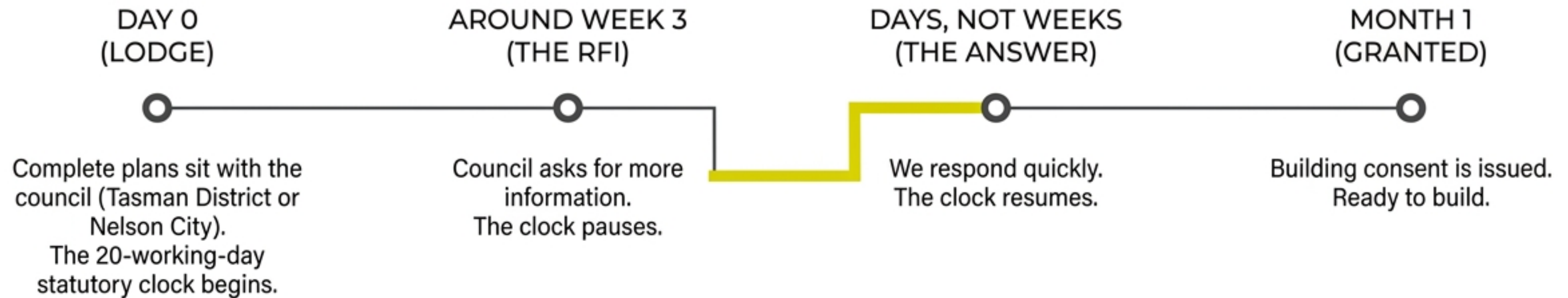
The Illusion: Fixed-Price Contracts

- Presents a false sense of security.
- Builder margins and contingencies are hidden within the lump sum.
- Savings found during the build are rarely passed back to the client.

The Reality: Ecotectural's Open-Book

- **Complete financial transparency.**
- **Every cost is fully itemised, visible, and honest.**
- **You see the exact math behind your home, giving you absolute control over where your money goes.**

THE STATUTORY CLOCK: CONSENTING IN NELSON TASMAN.



*Note: If your site requires a separate resource consent, this is identified early.

THE DESIGN IS YOURS, AND WE RESPECT IT.

If your plans are buildable and sit within budget, we build them as drawn. Value management is something we offer, never something we impose. Where we suggest a change, it is only to lower cost or lift how the energy efficient home performs. The final call is always yours.

THE HEAD START IS YOURS. THE NEXT STEP IS A PRICING PASS.

You keep the home you designed. You get an honest, itemised number. You get a **builder's experience** pointed at making it better and more affordable rather than just quoting it.

BOOK A PLAN PRICING REVIEW

Send us your drawings for a complete buildability and cost analysis. Everything we produce is yours to keep, whichever way you decide to go.