

EMERGING DEVELOPERS' INDUSTRY CHEAT SHEET

ARCHITECTURE – *the process and the product of planning, designing, and constructing buildings*

- WHEN TO CALL:
 - If your project is a new build
 - If your rehab project requires a new layout or redesign with required code compliance

CIVIL ENGINEERING – *a process to determine the feasibility of a development project based on an assessment of the land*

- WHEN TO CALL:
 - If you are going through due diligence prior to acquisition
 - If you plan to rezone your land, re-plat, split lots, move dirt, or have a City/public entity that requires specific civil engineering plans for issuance of a permit

CONSTRUCTION MGMT – *project management to oversee the planning, permitting and construction of a project*

- WHEN TO CALL:
 - If you need a structure built, rehabbed, or repaired

CPA/COST SEGREGATION – *an accounting process that separates cost components of a building by*

- WHEN TO CALL:
 - If you are tax planning to take advantage of depreciation, tax credits, or other incentives

DESIGN + BUILD – *a process that combines architecture + construction management through a single firm*

- WHEN TO CALL:
 - If you are seeking potential efficiencies or an “all-in-one” process for design + construction

INSURANCE (COMMERCIAL) – *the process to protect a project's real property and improvements from potential losses*

- WHEN TO CALL:
 - If you are moving forward on any project to ensure that all liability is covered, both during construction and after project completion

LANDSCAPE ARCHITECTURE – *a process involving the design and management of the built and natural environment*

- WHEN TO CALL:
 - If you are seeking a specific natural or planned exterior aesthetic or landscape management plan

LEGAL (REAL ESTATE) – *project review from any number of legal standpoints*

- WHEN TO CALL:
 - If you are in need of contract review, counsel for tenant disputes, questions regarding land acquisition, and various other reasons to ensure all processes are fair and beneficial

LENDING – *the process to borrow funds from a financial institution or other source of funding for a project*

- WHEN TO CALL:
 - If you are seeking financing to fund a portion or most of your development project

PLANNING DEPARTMENT – *public departments dedicated to zoning, permitting, and other development-related oversight*

- WHEN TO CALL:
 - If you are seeking the acquisition of land to determine zoning and related site-specific requirements
 - If you are seeking a permit to rehab a building or new build and are determining required building codes

REAL ESTATE BROKERAGE/REALTY – *a licensed firm that specializes in real estate acquisition or leasing*

- WHEN TO CALL:
 - If you are seeking the acquisition of real estate or plan to lease a physical location
 - If you have leasable square footage and are seeking a tenant

STRUCTURAL ENGINEERING – *a process to design or determine the structural integrity of buildings and other structures*

- WHEN TO CALL:
 - If you plan to rehab older properties
 - If you plan to design a structurally intensive new build

TITLE – *a process to determine who has owned a property in the past and to ensure there are no liens against a property*

- WHEN TO CALL:
 - If you plan to acquire any real estate and improvements