

Georgia Grace Collaboration

# SERVICES & PRICING GUIDES



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The Basics  
of working with me

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Hello -

Thanks for your interest in working together.

Here's what you can expect -

I can help you feel confident when you step into a builder's office to review a hundred-line itemized budget. I will prepare you with a list of questions to ask the builder – better yet, I will ask them for you. I will request clarification on items that don't make sense.

When our initial builder meetings are complete, I will review and analyze the entirety of each builder's proposal ensuring all inconsistencies are taken into consideration. All uncertainties will be eliminated, and you will have a clear picture on who should gain your business.

You will go into your *sign the contract* meeting empowered and ready to move forward with the next step – breaking ground and building your dream home.

My services don't stop there - you will have me by your side during jobsite visits ensuring you are getting what you are paying for. And when the invoices start rolling in - I'll be the one making sure there are no discrepancies between the field and the books.

This guide provides you with everything you need to know about my services, including my rates, processes, next steps, and more. Once again, thank you for your consideration. I look forward to the prospect of working with you. Please reach out if you have any questions.

- Patricia Sims  
of Georgia Grace Collaboration

Hi there! I'm Patricia.



Allow me to introduce myself

Consider me your construction friend, everyone should have a go-to person for individual circumstances. I'm the one you come to for advice during the build of your home.

My experience is rooted in formal education. I graduated from the University of Houston with a Bachelor of Science in Construction Management.

In addition to academics, I have over ten years of experience, working with various world renowned general contractors, and most recently building multi-million dollar homes across Houston.

My happy place? Helping homeowners like you make the right decisions during the construction of your home based on my industry experience.

## Are we a good fit?

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Because a construction liaison is a significant investment, it's important that we're on the same page from the start. My services are best suited for homeowners who:

✓ Understand that having a high-quality built home means hiring the right team. It's a process requiring time, research, and professional expertise.

✓ Realize determining the scope of work will create a smoother and rewarding homebuilding experience.

✓ Appreciate establishing expectations prior to contract signing avoiding confrontation in the middle of construction.

✓ Value learning the pros and cons to each option before making a final decision.

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The Details  
of your project

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# Featured Packages

Homeowner's construction representative

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## Premium

The Premium package is perfect if you are ready to lay the groundwork for a successful home construction:

- Scope of work questionnaire
- Kickoff strategy meeting
- 2-3 Builder interviews
- Proposal review and comparisons
- Monthly jobsite visits
- Monthly invoice review
- Coordination of team meetings
- Additional services welcomed for consideration

\$4,000/month

## Classic

The Classic package is perfect if you already have a builder contract and need assistance with project controls:

- Monthly jobsite visits
- Monthly invoice review
- Coordination of team meetings
- Additional services welcomed for consideration

\$3,500/month

## Basic

The Basic package is perfect if you'd like professional reassurance on your project:

- Coordination of team meetings
- Additional services welcomed for consideration

\$3,000/month



# Premium Package

\$4,000 monthly retainer

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## The Description

The Premium package is perfect if you are ready to lay the groundwork for a successful home construction. Helping you create your starting documents as we go through your architectural drawings and strategizing the best approach to properly execute on your vision.

## The Details

- **Scope of work questionnaire** is to get you thinking of your aesthetic preferences for each item in your home. This will provide builders with a comprehensive list of items to price.
- **Kickoff strategy meeting** will allow us to review the list of potential builders and identify the pros and cons determining who should receive the bidding documents.
- **2-3 Builder interviews** is when we meet with each builder and ask questions about their preliminary budget. This is when we familiarize ourselves with their project team, company structure, processes and procedures.
- **Proposal review and comparisons** let's us identify inconsistencies between each bidder's proposal. Allows us to consider their value engineering options and gives us an insight to their detailing efforts.
- **Monthly jobsite visits** is a dedicated time to take a step back and look at your home from top to bottom ensuring your intentions are being met and invoices correspond to the jobsite progress.
- **Monthly invoice review** is a thorough review of what you are paying for compared to what your initial agreement was and raising questions when discrepancies are found.
- **Coordination of team meetings** gives you an advantage of having an outside perspective advising you of alternative options or reassuring you of expert's opinions.
- **Additional services welcomed for consideration**

# Classic Package

\$3,500 monthly retainer

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## The Description

The Classic package is perfect if you already have a builder contract and need assistance with project controls. Having an experienced ally by your side helps you feel in control during your jobsite visits and project meetings, ensuring you are not being taken advantage of.

## The Details

- **Monthly jobsite visits** is a dedicated time to take a step back and look at your home from top to bottom ensuring your intentions are being met and invoices correspond to the jobsite progress.
- **Monthly invoice review** is a thorough review of what you are paying for compared to what your initial agreement was and raising questions when discrepancies are found.
- **Coordination of team meetings** gives you an advantage of having an outside perspective advising you of alternative options or reassuring you of expert's opinions.
- **Additional services welcomed for consideration**

# Basic Package

\$3,000 monthly retainer

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## The Description

The Basic package is perfect if you'd like professional reassurance during your project meetings. Requesting clarification on proposed methods to arising challenges. Questioning additional charges. Asking for updated budgets and schedules on your behalf.

## The Details

- **Coordination of team meetings** gives you an advantage of having an outside perspective advising you of alternative options or reassuring you of expert's opinions.
- **Additional services welcomed for consideration**

# Sample Timeline - Premium Package

A custom timeline for your project will be included in your proposal

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## Weeks 1-2

- **Scope of work questionnaire**
- **Kickoff strategy meeting**

*Your project starts when you have signed your contract and paid a minimum 50% retainer. You will fill out a multiple choice scope of work questionnaire to the best of your ability. We'll discuss your answers at our kickoff strategy meeting along with reviewing potential builders.*

## Week 3

- **Reach out to potential builders**

*Georgia Grace Collaboration will send architectural plans and preliminary scope of work specifications for bidding. We will request a 4 week pricing turnaround and will schedule interview meetings 6 weeks from invitation to bid.*

## Week 8

- **Superficial budget comparison**

*Georgia Grace Collaboration will do a superficial review of builders budgets and will create a list of questions to be asked during builder interview meetings.*

## Week 9

- **2-3 Builder interviews**

*Georgia Grace Collaboration and homeowners will meet with each builder to review provided proposals and ask all necessary questions.*

## Week 10

- **In-depth budget comparisons**

*Georgia Grace Collaboration will do a thorough review and comparison of budgets creating a detailed list of observations for homeowners to consider when making the final decision on which builder to proceed with.*

## Week 11-Start of Construction

*Georgia Grace Collaboration will continue to be available to attend any additional budget meetings with architect and builders upon request.*

# Next Steps Checklist

Want to move forward? Here's what to do next:

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## SCHEDULE YOUR FREE DISCOVERY CALL

[Click here to schedule](#) your free 30-min. Discovery Call so you can tell me what you're looking for and see if we're a good fit.



## GET YOUR QUESTIONS READY

Prepare any questions you have for me about my services that I may have missed in this guide.



## EMAIL ANY PROJECT RELATED DOCUMENTS

Not necessary, but if you have anything to share this will help me prepare for our call.



## GET EXCITED!

You are headed in the right direction by connecting with Georgia Grace Collaboration.

LET'S CONNECT  

# Thanks for reading!

I look forward to hearing  
from you!



[www.GGcollab.com](http://www.GGcollab.com)