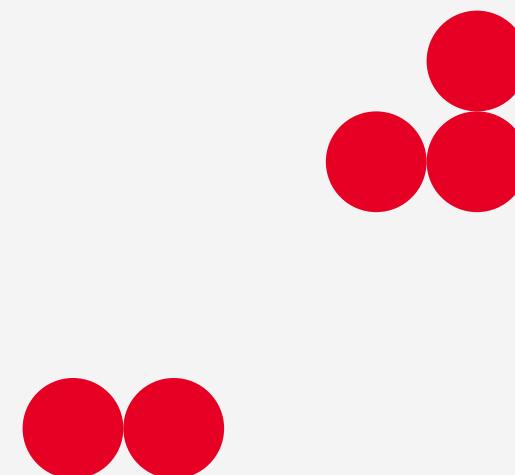


What to **EXPECT**

When you work with



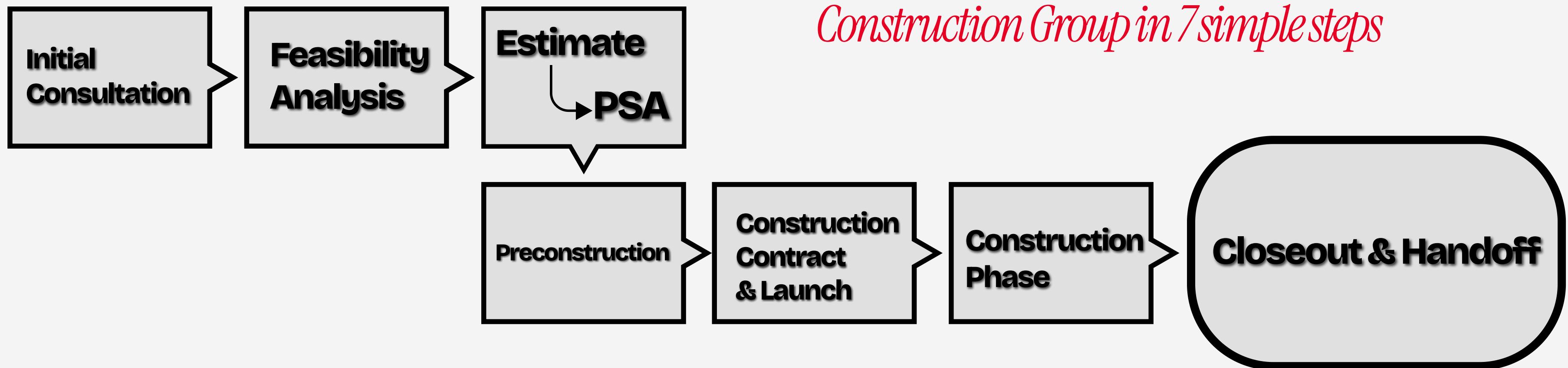
EASTERN
CONSTRUCTION GROUP





Our PROCESS[®]

Here's what it looks like to work with Eastern Construction Group in 7 simple steps



1: Initial Consultation

We start with a conversation about your project vision, goals, and budget. This helps us understand your priorities and determine if your project is a great fit for our team.



What you should prepare...

- Your project idea or concept (even if rough).
- Any existing plans, sketches, or inspiration images.
- Basic information about your property or desired location.
- Your preliminary budget range.



How to Ensure a Smooth Step...

- Be open about your goals and constraints
- Share any non-negotiables or timeline limitations early



**UP NEXT:
FEASIBILITY
ANALYSIS**



2: Site Review & Preliminary Feasibility

Next, we review your property during a Site Visit to identify access, confirm preliminary measurements, topography, zoning and permitting considerations.

This allows us to provide realistic guidance and confirm that your project is ready for pre-construction. Shortly after the Site Visit, you will receive an **Estimate**.

What you should prepare...

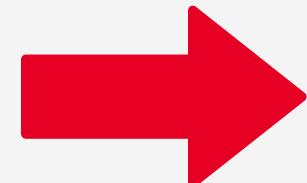
- A site walkthrough or review of property details.
- Identification of zoning, access, utilities, and permitting considerations.
- Feasibility guidance before entering pre-construction.

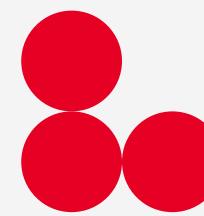
How to Ensure a Smooth Step...

- Provide accurate property details.
- Share any known restrictions or requirements.



WHATS THE DIFFERENCE
BETWEN AN
ESTIMATE AND A
PROPOSAL?





Estimate vs. Proposal – Understanding the Difference

An **Estimate** is an early, preliminary budget range used to help guide initial conversations. It is based on conceptual information, comparable projects, and price-per-square-foot benchmarking.

Estimates are not binding and are expected to shift as more details, design choices, and site conditions become known. Their purpose is to provide the Client with a general financial framework to determine whether the project is feasible before proceeding into detailed planning.

A **Proposal**, by contrast, is a formal, detailed, and contract-ready document created only after the Pre-Construction Phase is completed. A proposal includes:

- A fully developed Scope of Work
- Material selections and product specifications
- Verified site conditions and required trade partner input
- Engineering or architectural coordination (as applicable)
- A refined and accurate project price suitable for contracting

UP NEXT:
PSA



3: Pre-Construction Services Agreement (PSA)

Before we prepare a detailed budget or scope, we enter into a Pre-Construction Services Agreement.

This serves as your **project deposit** and officially secures your spot on our schedule.

Under this agreement, we develop your comprehensive scope of work, line-item budget, and construction timeline – the foundation of your final construction contract.

The cost for this service is 3% of the low bound of the estimated project budget range and is fully credited toward the construction costs associated with the final approved Proposal

Example:

- Joe and Jane Smith are looking to construct a building with **Eastern Construction Group**.
- Their **Estimated Project Budget** ranges from **\$100,000 - \$150,000**
- The **PSA deposit here** is **\$3000 (3% of \$100,000)**

UP NEXT:
PRECONSTRUCTION

4: Pre-Construction Phase

Once the Pre-Construction Services Agreement is in place, our team begins developing the full project package.



Some of what you can expect during this phase:

- Detailed scope of work and budget to be included in the Construction Contract
- Design coordination, trade partner and supplier quotes
- Refined project selections and build schedule

What you should prepare...

- Final material selections or preferences.
- Design notes, style preferences, inspiration images.
- Quick turnaround on approvals to keep pre-construction moving.



How to Ensure a Smooth Step...

- Be responsive to questions and selections.
- Provide decisive feedback to avoid delays.
- Communicate if budget expectations shift.



UP NEXT:
THE CONTRACT



5: Construction Contract & Project Launch

After the pre-construction phase is complete, we finalize the terms in your Construction Contract and Budget (the "Proposal").



Once signed, this authorizes us to begin permitting, finalize scheduling, and move into active construction preparation.

What you should prepare...

- Contract signatures and project authorization.
- Proof of financing (if required).
- Any final design confirmations.

How to Ensure a Smooth Step...

- Review documents carefully.
- Communicate any desired revisions to the Scope of Work before signing.
- Secure funding or loan approval early.



UP NEXT:
CONSTRUCTION



6: Construction Phase

This is where your vision becomes reality.

Our team manages the entire process – maintaining communication, ensuring quality control, and staying on schedule and budget.

What you should prepare...

- Timely responses to any field questions.
- Access arrangements when needed.
- Awareness of your project timeline and milestones.

How to Ensure a Smooth Step...

- Use the designated communication channels.
- Limit mid-project changes to avoid delays or cost adjustments.
- Attend scheduled walkthroughs.

**UP NEXT:
CLOSEOUT**

7: Closeout & Handoff

We'll walk the project with you, address any final details, and provide all warranty documentation and closeout materials.

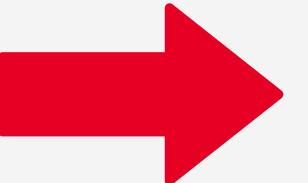
What you should prepare...

- Availability for walkthrough scheduling.
- Clear notes on any final items you'd like addressed.

How to Ensure a Smooth Step...

- Provide concise feedback.
- Save your warranty and maintenance documents for future reference.

 **CONTINUED
SUPPORT**



Ongoing Support

Even after completion, we remain your partner.

Our  **EASTERN** HOME & PROPERTY division offers maintenance, repairs, and service

to keep your property in top condition long after the build.

**WE LOOK FORWARD
TO WORKING
WITH YOU!**

