



Starting Design Brief -- Residential Projects -- New Build

Date:

Client Details

First Name: First Name:

Last Name: Last Name:

Address: Address:

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Postcode: State: Postcode: State:

Phone: Phone:

Email: Email:

The Project

Starting Budget: \$

Address:
.....
.....

Postcode: State:

Note:

- Your Budget is the amount you allow for your project. It is not necessarily the same as the amount required to meet your Design Brief.
- If we find a discrepancy between your Budget and the estimated amount required to meet your Design Brief, then you will need to either adjust your Budget or your Design Brief.

Bushfire Prone Areas

Is your project site in a bush fire prone area? Yes No

What is the BAL of your site? please tick the relevant box:

BAL 12.5 BAL 19 BAL 29 BAL 40 BAL Flame Zone

Note: Kind Building Design does not design any buildings in BAL 40 or BAL Flame Zone

Building Cost Estimates

Do you have a preferred Builder? Yes No

Are you willing to use a Quantity Surveyor to estimate the building cost? Yes No

Preferred Design Options

Please tick your preferred options. For more information see www.kindbuildingdesign.com.au

Healthful Design Supportive Design

Solar Passive Design Passivhaus Design Other

If Other please specify:



Likely Day-to-Day Activities in Your Project

How many people will be living / working in the premises?

Age Groups	Number of People
Under 5 years old	
Primary school age	
High school age	
19 to 65 years old	
Retired	

Tell us about space needs for your pets or if you intend to have any in the future. e.g. dog access door to the garden.

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Will anyone be working from home? Yes No

Tell us about the space needs for working from home, such as room for desks, equipment, filing cabinets, book shelves, stationary cabinets, storage requirements, etc.

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Does anyone have any special requirements for access and/or mobility? Yes No

Tell us more about your special needs.

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.....
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Does anyone engage in any hobbies or special activities? Yes No

Tell us more about space needs for any special activities such as hobbies, fitness, arts and crafts, gardening, camping, fishing, etc. please include any storage needs for equipment, trailers, tools, etc.

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Interior Spaces:

Do you have a floor plan in mind? Yes No

Would you be happy to reconsider the layout? Yes No

Note:

We can look at any floor plans by other designers to get an idea of the kind of layout that you are interested in, but we can not copy any existing designs due to copyright law, and it will probably not be tailored to all of your needs or to the special features of your site.



Interior Spaces:

Bedrooms

Bedrooms	How many	Approximate Dimentions	How many have an ensuite	How many have built-in robes
Single Bedrooms				
Double Bedrooms				

Please add any additional details that you require about the Bedrooms

Bathrooms

Bathrooms	How many	Approximate Dimentions	vanity or basin	number of towel rails	hobless shower
with shower, toilet, & bath					
with shower & bath only					
with shower only					
with toilet only					

How many of the baths are spas? _____ Kind of spa: _____

Please add any additional details that you require about the Bathrooms

Living Spaces

Do you require any of the following:

rumpus room games room media room home theatre

other please specify _____

Tell us about any formal spaces that you require.

Tell us about any multi-use spaces that you require,

Tell us about spaces that you would like to be divided and opened up for different activities.



Interior Spaces:

Kitchen & Laundry:

	Kitchen Requirements	Laundry Requirements
preferred size &/or type		
special features		
appliances		
pantry size / linen closet size		
draws		
benchtop kind and height above finished floor level		
other requirements		

Additional Requirements:

Tell us about any preferred interior finishes, colours and textures for any or all of the rooms or any additional requirements concerning the interior spaces:



Exterior Spaces:

External Appearance: How would you like the house to appear from the street?

What is your preferred cladding material?

Front Door & Access: Do you have any special requirements for the Front Door, including ease of access, materials, and colours.

Parking / Workshop / Storage:

- | | | | | | |
|----------------|--------------------------|----------------|--------------------------|----------------|--------------------------|
| Single Carport | <input type="checkbox"/> | Double Carport | <input type="checkbox"/> | Other | <input type="checkbox"/> |
| Single Garage | <input type="checkbox"/> | Double Garage | <input type="checkbox"/> | Other | <input type="checkbox"/> |
| Workshop Space | <input type="checkbox"/> | Dimensions | <input type="checkbox"/> | Part of Garage | <input type="checkbox"/> |
| Storage Space | <input type="checkbox"/> | Part of Garage | <input type="checkbox"/> | | |

Additional Information about Carport / Garage / Workshop / Storage:

Outdoor Entertainment / Dining:

Outdoor Entertainment / Dining area

Additional information about Outdoor Entertainment / Dining Area:

Swimming Pool / Spa:

Swimming Pool Outdoor Spa

Additional Information about Swimming Pool our Outdoor Spa:

Note:

Swimming pools and outdoor spas are a huge drain on energy and water usage. Are you interested in implementing an energy and water harvesting strategy specifically for the pool / spa?

Yes No

Additional Requirements:

Tell us about any preferred exterior finishes, colours and textures or any additional requirements concerning your building's spaces:



Additional Considerations:

Let us know about any requirements concerning the following:

Electrical systems:

Energy generation & energy storage strategy:

Heating and cooling strategy:

Water management strategy:

Do you require assistance in finding a Builder?

Do you require assistance in making sure that the Builder follows the terms of your contract, including building specifications and payment schedule?

Please let us know of any additional design requirements.



KIND
Building Design

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