

Why we do things differently

Most building projects don't run into trouble on site, they run into trouble long before construction begins. Unclear scope, incomplete plans, and assumptions around budget can turn excitement into stress, delays, and unexpected costs.

At Barrile Building, we take a different approach. We focus on aligning your vision, budget, and scope early, so there are no surprises later. It's not about slowing things down, it's about creating clarity, confidence, and a smoother build from start to finish.

What is the Pre-Construction Planning Phase?

The Pre-Construction Planning Phase is a guided process where we work closely with you to plan your project properly before any building begins. It's where your ideas are shaped into a clear, buildable plan, aligning design, budget, and scope so everything works together from the start. Rather than moving straight from concept to construction, we take the time upfront to explore your site, lifestyle, and priorities in detail, working alongside your designer and key consultants to resolve the finer details before they become costly issues on site. Every decision, from layout and materials to selections and staging, is carefully considered, documented, and costed, so you have a fully detailed plan and an accurate budget before committing to build. It's a proactive, collaborative process designed to protect your investment and give you complete confidence in your project before ground is ever broken.

WHAT THIS PHASE HELPS YOU ACHIEVE

- ✓ A clear understanding of your project and what's involved
- ✓ Alignment between your design, budget, and expectations
- ✓ Early identification of risks or challenges
- ✓ More informed decisions before construction begins
- ✓ A project that is prepared and ready to build

The 6 stages of our Pre-Construction Planning Phase

Each stage builds on the one before it, so decisions are made in the right order and with the right information in front of you.

01

Initial feasibility & discovery

We understand your vision, lifestyle, site, and budget to identify what's possible and set a clear direction before any major decisions are made.

02

Design & scope alignment

We work with you and your designer to align plans with your budget and expectations, bringing clarity to layout, scope, and level of finish.

03

Selections & finishes

We guide you through key selections, materials, fixtures, and finishes, early, so your design, budget, and vision stay aligned, working with our trusted trade and supplier partners.

04

Cost planning

With your design and selections in place, we develop a clear understanding of project costs, identifying key cost drivers and giving you confidence in your investment.

05

Buildability review

We review all documentation in detail, resolving missing information, coordinating with consultants, and planning delivery, to ensure the project is fully prepared for site.

06

Ready for construction

With everything aligned, scope, budget, and documentation, your project moves into construction with clarity and confidence.

The result: a project that enters construction with a clear scope, a realistic budget and far fewer surprises along the way.

Where to from here

If you've recently submitted an enquiry, this is the first step in understanding how we work and whether we're the right fit for your project.

WHAT HAPPENS NEXT

01

We review your enquiry and project details

02

We'll be in touch to discuss your goals and requirements

03

We guide you on the most suitable next step for your project

04

If aligned, we'll move forward with your Pre-Construction Planning Phase

Our Pre-Construction Planning Phase is a paid, standalone service, with the fee set out in your proposal. It reflects the time, expertise and coordination involved in planning your project properly, before any building begins.

We look forward to learning more about your project and helping you take the next step with confidence.

Joey Barrile

DIRECTOR

