

BUILDING BUDGET

Construction Loan Budget for the "Do-It-Yourself" Home Builder

Name(s) _____
 Daytime Phone #s Borrower(_____) Borrower (_____) _____
 Construction Site Address _____
 Purchase Date of Site _____ Size of Site _____ Was the site a gift to you? Yes No
 Cost of Site \$ _____ Current market value of site? \$ _____ Do you own the site free & clear? Yes No
 If no, what is the balance due? \$ _____ How much of the balance can you pay now? \$ _____
 If construction has started, describe work done on your site: _____

_____ Date construction started _____
 Amount paid for work completed? \$ _____ Amount owing on work completed? \$ _____
 Are you currently living on the construction site? Yes No If you own your present residence, will you be: Selling it prior to construction Yes No; Selling it during/after construction Yes No; Keeping it as a rental home Yes No

Please check all applicable areas:

Type of construction:	Type of residence:	Type of foundation:	Garage: (___ # of cars)	Occupancy:
<input type="checkbox"/> Modular	<input type="checkbox"/> 1 Story	<input type="checkbox"/> Slab	<input type="checkbox"/> None <input type="checkbox"/> Attached	<input type="checkbox"/> One Family
<input type="checkbox"/> Log <input type="checkbox"/> Kit	<input type="checkbox"/> 1 1/2 Story	<input type="checkbox"/> Crawl Space	<input type="checkbox"/> Basement Garage	<input type="checkbox"/> Two Family
<input type="checkbox"/> Post & Beam	<input type="checkbox"/> 2 Story	<input type="checkbox"/> Full Basement	<input type="checkbox"/> Built-in Garage	<input type="checkbox"/> Multi-Family
<input type="checkbox"/> Conventional	<input type="checkbox"/> 3 Story	<input type="checkbox"/> Walkout Basement	<input type="checkbox"/> Detached Garage	<input type="checkbox"/> Second Home
<input type="checkbox"/> Other: _____	<input type="checkbox"/> Bi-level <input type="checkbox"/> Tri-level	<input type="checkbox"/> Wood	<input type="checkbox"/> Carport	

Please enter: House _____ Sq. Ft. Garage _____ Sq. Ft. Basement, (circle) if Finished or Unfinished _____ Sq. Ft.

Below, please enter the dollar amounts needed for the defined categories of construction for your new home. When accepted, these amounts become the budget from which your construction draw checks will be disbursed. If you intend to finance portions of construction with your own money, it is necessary for these portions to be done first, prior to using the loan.

CATEGORY/Definition	Enter the amount you need to borrow to pay for this category.	Enter the amount you are paying (or have paid) with your own funds for this category.	<input checked="" type="checkbox"/> if using own labor.
ALL LABOR AND MATERIALS (L&M)			
1. CONSTRUCTION SITE			
2. PERMITS/ Include costs for all building, health, and zoning permits, water/sewer tap in fees, curb cuts, etc.			
3. INSURANCE/ Builders Risk insurance, theft insurance.			
4. DRIVEWAY/ L&M			
5. EXCAVATION & BACKFILL/ L&M for site prep work including tree removal, excavation, back filling, and fill dirt.			
6. WELL/ All costs for drilling, line to house, & pump, or WATER LINE CONNECTION/ From street to house. L&M			
7. DRAINFIELD/ All costs for septic tanks and drainfield, or SEWER LINE CONNECTION/ From street to house. L&M			
8. UTILITIES/ L&M			
9. FOUNDATION/ L&M for footings, pilings, block, brick, and poured concrete walls, drain tile, and water proofing.			
10. FOUNDATION SURVEY			
11. OTHER			
FOUNDATION SURVEY REQUIRED: Categories 12-30 will require a FOUNDATION SURVEY by a Certified Land Surveyor to be submitted before draws are allowed for these items.			
12. STEEL BEAMS/ Include cost of all steel materials.			
13. MATERIALS FOR FRAMING/ Include studs, joists, sub-flooring, trusses, sheathing, stairs, exterior doors, decks, & logs. If purchasing a packaged home, enter the cost of the home here.			
14. LABOR FOR FRAMING/ Include all labor costs for erecting framing materials, installation of windows and exterior doors, or assembly of packaged home.			
15. WINDOWS/ Include all material costs.			
16. SHINGLES & ROOFING/ L&M.			
17. CONCRETE FLOORS/ L&M for concrete floors in basement, house, garage, sidewalks, patios, porches, etc.			
18. FIREPLACE(S)/ L&M Circle: Prefab or Masonry			
19. GARAGE OVERHEAD DOOR(S)/ L&M			
20. EXTERIOR SIDING/ Wood, vinyl, aluminum, siding, stucco, overhangs, fascia, and exterior trim work. L&M			

CATEGORY/Definition ALL LABOR AND MATERIALS (L&M)	Enter the amount you need to borrow to pay for this category.	Enter the amount you are paying (or have paid) with your own funds for this category.	<input type="checkbox"/> if using own labor.
21. EXTERIOR PAINTING AND STAINING/ L&M			
22. MATERIALS FOR BRICK OR STONE			
23. LABOR FOR BRICK OR STONE			
24. GUTTERS AND DOWN SPOUTS/L&M			
25. PLUMBING/ L&M for pipes, hot water tank, sinks, tubs, faucets, toilets, etc. # of bathrooms_____.			
26. HEATING AND COOLING/ L&M for duct work, furnace and A/C unit. Circle type of system: Forced air, hot water heat, electric, solar, other_____.			
27. ELECTRICAL SYSTEM/ L&M			
28. LIGHT FIXTURE ALLOWANCE/ Include all costs for lights, ceiling fans, doorbell, smoke detectors, exhaust fans, etc.			
29. INSULATION/ L&M			
30. OTHER			

BUILDING INSPECTION REPORT REQUIRED:
Before draws are disbursed for categories 31-44, you will need to return the BUILDING INSPECTION REPORT provided to you at your Construction Loan Closing.

31. DRYWALL OR PLASTER/ L&M			
32. MATERIALS FOR FINISH TRIM/ Include all costs for interior doors, base boards, casings, moldings, stairs, spindles, fireplace mantel, columns, closet shelves, etc.			
33. LABOR FOR FINISH TRIM/ All items, including installation of cabinets, if not included in cabinet allowance.			
34. CABINETS & COUNTER TOPS/ L&M			
35. INTERIOR PAINTING & STAINING/ L&M			
36. CERAMIC TILE , MARBLE AND SLATE/ L&M			
37. FLOOR COVERINGS/ L&M Carpeting, wood, linoleum.			
38. APPLIANCES/ Refrigerator, oven, stove, dishwasher, etc.			
39. FINISH GRADING AND LANDSCAPING			
40. CLEANUP AND TRASH REMOVAL			
41. OTHER			
42. OTHER			
43. OTHER			
44. OTHER			
45. SUBTOTAL	A	B	

THE FOLLOWING TO BE COMPLETED BY UNDERWRITER

46. MISCELLANEOUS/ Equal to approximately 7% of line 45A			
47. OTHER			
48. INSPECTIONS			
49. ORIGATION AND SERVICING FEES			
50. CONSTRUCTION LOAN AMOUNT			

This Building Budget is submitted on the _____ day, of _____, _____

By (Borrower) _____ By (Borrower) _____