



LANDSCAPE
ARCHITECTURE
AND LAND PLANNING

2834 HIGHLAND DRIVE
SALT LAKE CITY
UTAH 84106
PHONE (801) 474-3300
FAX (801) 474-3303
WWW.LDI-UT.COM

Residential Design Services

Landmark Design is a small business located in Salt Lake City, Utah specializing in landscape architecture and community planning. Landmark Design has been involved in, and has a particular interest in projects which are environmentally sensitive and which meet the unique needs of a broad range of clients.

The following briefly describes the process and the fees associated for a typical residential landscape design.

Initial Consultation:

A Landscape Architect from Landmark Design will meet with the owner on site to discuss ideas, assess the site, and answer questions pertaining to our services. Landmark Design will use this information to provide a more precise cost estimate for our Design Services.

*Fee for Initial Consultation (**Due at time of Consultation**) - \$100*

Task 1 - Base Preparation:

Landmark Design will prepare a base map of the property on which to do further planning work. This plan will be measured in the field and will be drawn to a scale appropriate to complete the work, and will include the locations of the home, garage, out buildings, existing trees and plantings, etc. We will also take some elevation shots in order to address drainage issues in the plans if required. **If there is an existing scaled and accurate base map available, the cost of base map preparation can be reduced or eliminated.**

Typical Range of Fees for Task 1 - \$300 to \$1800

Task 2 - Schematic Plans:

Representative(s) from Landmark Design will meet with the property owner to assess the needs, uses and functions of the area that will be master planned. Landmark Design will prepare two schematic plans that represent a variety of options for the layout and landscape of the property. These plans will illustrate a plan for the property including paving, landscape treatments, berms, gardens, patios, etc. The general layout and materials will be discussed; however specific plant species will not be indicated at this time. These schematic plans will be reviewed and discussed with the owner. Elements of the two plans and other ideas that come up during our conversations will be represented in a Final Master Plan. **These estimated fees are dependant upon the size and complexity of the project.**

Typical Range of Fees for Task 2 - \$1000 to \$2000

Task 3 - Final Master Plan:

The final plan will be drawn to show all of the major elements of the design outlined in the Schematic Plan phase. The Plan will be illustrated at scale, and will include a preliminary opinion of probable cost. This plan can be used to determine phasing for the constructed work depending on your needs. Once the Master Plan is developed and the scope of the construction work is defined, we can provide you with a fee for construction documents, if you so desire. If not, the Master Plan may provide you with all the basic information you need to install the work yourself, or to work with a Landscape Contractor.

Typical Range of Fees for Task 3 - \$750 to \$1200

The final Master Plan gives guidance and documents the intent of the design. At this point the client has the option of a do-it-yourself project, working with a nurseryman or contractor to develop an implementation strategy; or completing construction documents and securing bids from several contractors.

Total fee for the work described in Tasks 1 - 3, which takes the project through Preliminary Design and Master Planning, is estimated to be \$2000 - \$5000. The task estimated hours and fees, and total for tasks 1-3 is an estimated range only, the actual hours and fees will vary depending on the size and complexity of the design. The Initial Consultation will allow Landmark Design to provide a more precise estimate.

Construction Documentation varies greatly from project to project, thus the range of fee is much broader and could range from \$2500 to \$7500 and up. The fee will depend on the complexity of the project and the scope of services desired. The services can range from the master plan with plant names to a full set of construction documents with details and specifications suitable for securing bids from contractors, and some construction observation.

To schedule an Initial Consultation or if there are any questions or need of clarification of the services offered by Landmark Design, please call and talk with one of the Landscape Architects.