

# *HomeTech Renovations Inc.*

## PROJECT PLANNING GUIDE





# DEFINING YOUR *Style*

A NECESSITY FOR ALL CONSIDERING A  
KITCHEN OR BATH PROJECT ...

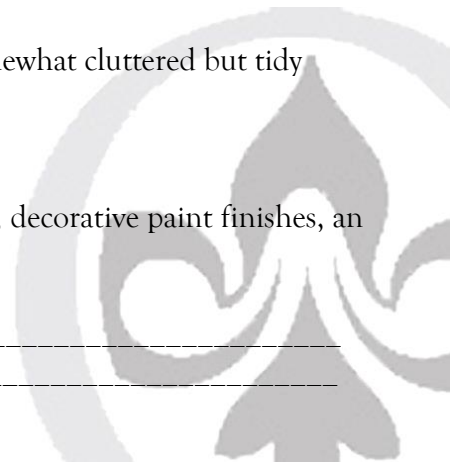


# WHAT'S YOUR STYLE?

- ❖ What style do you envision for your space? Style is a way of expressing one's personality and lifestyle. Through utilizing appropriate styles and incorporating them into your home you can truly transform not only your physical environment but your internal wellbeing as well. When it comes to defining YOU there are no rules or boundaries.

Over the past 30 years, our clients have referred to a specific style of choice as we worked toward the identification of a primary look. Hopefully this guide will assist you in better understanding some of the basic elements of specific styles. Below are descriptions of various styles. So, what's your style?

- ☐ CONTEMPORARY
  - Clean and simple, uncluttered, no clutter, geometric & organic shapes
- ☐ FRENCH COUNTRY
  - Rustic, old-world and welcoming charm, warm earthy tones
- ☐ AMERICAN TRADITIONAL
  - A casual twist on the classic ways of traditional design, detail moldings, soft and casual fabrics, more neutral tones with subtle splashes of color, balance
- ☐ SHABBY CHIC
  - Turning the old into new, neutral colors, architectural accessories, romantic whimsical feel
- ☐ TUSCAN
  - Use of iron and handmade tiles, warm and inviting yet primitive and simple, earthy accent colors
- ☐ ECLECTIC
  - A way of expressing true individuality, playing with color, form and function, unexpected combination of styles
- ☐ ASIAN/ZEN
  - Uncluttered, neutral colors, low lines, natural elements, elegant, very open feeling, balance and symmetry
- ☐ MODERN EUROPEAN
  - Ultra sleek and contemporary, strong hard lines with a very utilitarian but high end look, strong accent colors
- ☐ ENGLISH COUNTRY
  - Rural, comfortable and homey feeling, pattern, antique pieces, somewhat cluttered but tidy appearance
- ☐ VICTORIAN
  - A very grand and rich look with intricate detail, strong use of color, decorative paint finishes, an eclectic blend of French, Italian, English and Gothic styles
- ☐ OTHER: \_\_\_\_\_



# WHAT'S YOUR STYLE CONTINUED ...

❖ What kind of feeling do you want your new space to have? \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

❖ What colors are you partial to? \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

*It is said that color and light can be used in order to balance energy wherever one is lacking power. Certain colors are meant to empower certain parts of the body and harness certain emotions (creativity, harmony, bliss, energy, relaxation etc.). Utilizing color like this is often called Chromo therapy or color therapy. Color therapy is deeply rooted within an ancient form of medicine used in India for thousands of years. It is also linked to Chinese and Egyptian culture as well. Health is dependent upon the balance of your physical and emotional needs. In India, a group of healers associate colors with seven main chakras which are spiritual centers in our bodies located along the spine. The seven chakras are associated with a particular organ or system within the body. Each chakra has a dominant color but can become unbalanced. If the colors become imbalanced disease and other bodily ailments can emerge. By balancing the chakra colors illnesses can be remedied. Color therapy can be very powerful for some people but is not to be confused with light therapy, which is a therapy proven to relieve major depression disorders. Color is all around us and can greatly influence one's mood.*

❖ Are you drawn towards details like molding or do you tend to overlook them when looking at a space? \_\_\_\_\_  
\_\_\_\_\_

❖ Do you like clean simple lines, organic or geometric shapes? \_\_\_\_\_  
\_\_\_\_\_

❖ Is matching or symmetry important to you or do you prefer when different pieces work together? \_\_\_\_\_  
\_\_\_\_\_

❖ When looking at an interesting space, what elements are most important? (rate in order of priority)  
\_\_\_\_ Windows      \_\_\_\_ Floors      \_\_\_\_ Cabinetry      \_\_\_\_ Wall Colors  
\_\_\_\_ Appliances      \_\_\_\_ Decorative Light      \_\_\_\_ Functional Light      \_\_\_\_ Millwork  
\_\_\_\_ Counter Surfaces      \_\_\_\_ Fixtures (faucets, sinks, etc.)

❖ Have you thought about or done any research with regards to your appliances, cabinetry, and fixture selections? \_\_\_\_\_  
☐ If you have; did you find the process overwhelming? Do you need help? \_\_\_\_\_  
\_\_\_\_\_

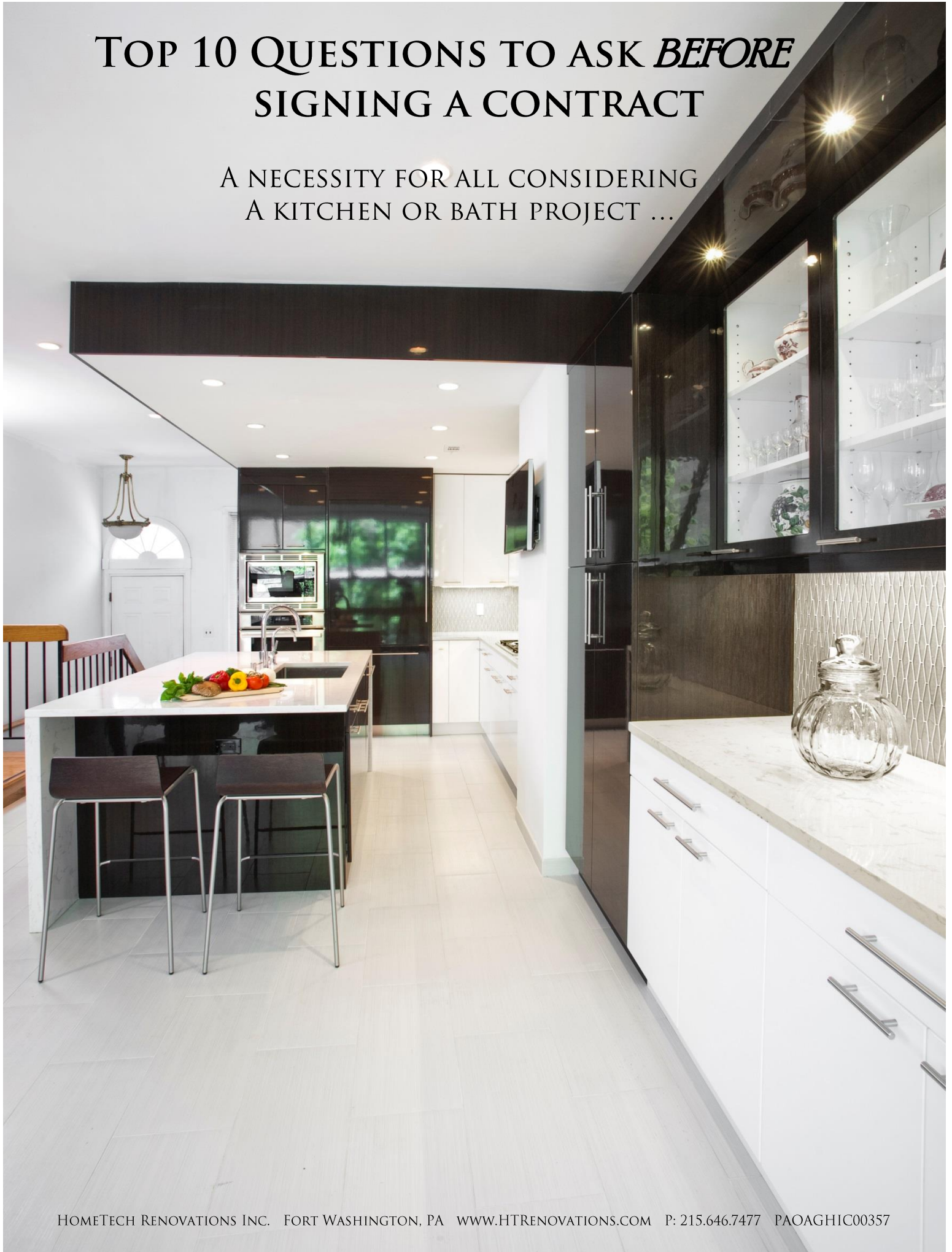
❖ Do you envision what impact your new project will have on adjacent rooms or spaces? \_\_\_\_\_  
\_\_\_\_\_  
☐ Do you need help? \_\_\_\_\_

*Contact HomeTech Renovations to bring your dream to a reality .....*



# TOP 10 QUESTIONS TO ASK *BEFORE* SIGNING A CONTRACT

A NECESSITY FOR ALL CONSIDERING  
A KITCHEN OR BATH PROJECT ...



# BEFORE YOU DECIDE ...

Before investing in any remodel take the time to do some research and find out more about the company you are choosing. Below is a checklist to follow to ensure that the remodeler you choose is right for you and your project!

- ☐ Talk to the last three customers for which the contractor has worked
- ☐ Ask for certificates of insurance for both liability and workman's compensation
- ☐ Ensure that the contractor has a physical location other than a home office. If you are going to invest in a substantial amount of money on a project, you owe it to yourself to visit the contractors place of business
- ☐ Ensure that the contractor has the required contractor registration, new federal "lead safe" certification mandate, and has been in business for more than eight years. This will ensure that he has survived hard business cycles.
- ☐ Ask for professional affiliations & certifications (NKBA, NARI, HBA, etc.)
- ☐ Ask the contractor how many jobs they have performed in ***your*** neighborhood
- ☐ Ask the contractor if their company has won any noteworthy awards or if they were ever published in magazines or trade journals
- ☐ Examine the contractor's portfolio in person or on the web
- ☐ Make sure the contractor has a professional vehicle best suited for your project
- ☐ Ask the contractor to present an upfront warranty on the work being performed
- ☐ Have a true sense of compatibility with the contractor you ultimately choose. Do you feel they have your best interest at heart?

*It takes very little time to follow the recommendations outlined above. In exchange you are almost assured a problem free project resulting in complete satisfaction!*





# THE INVESTMENT

A NECESSITY FOR ALL CONSIDERING A  
KITCHEN OR BATH PROJECT ...





# THE INVESTMENT...

Any remodel project whether big or small is an investment that should be well planned to meet your expectations when completed. When deciding on a long term investment such as a kitchen or bath renovation; there are generally 2 BIG questions: Will I get pleasure and enjoyment from the investment? Will it increase the value of my home? The answer should be YES!

Homes increase in value when rooms are updated, especially kitchens and baths. The proper improvement will increase the desirability of your home compared to others in your neighborhood. This aspect is very important if and when you go to sell your home in the future.

In the early 1900's people did not live a fast paced, hectic lifestyle nor did they celebrate holiday's as we do today. Early kitchens were segregated from entertaining spaces and would never have been thought of as a space in which to welcome guests. Traditionally kitchens were utilitarian; a wall hung sink, a basic free standing range, and an old ice box were the norm. Bathrooms were not much different with hot water being a real luxury. As time passed a shift within the home happened. People were met with stresses and challenges they hadn't faced before; they needed an escape. Their escape became their home. House's started to be designed and constructed differently. Interior spaces were enlarged and reconfigured. As household income increased and life's pace quickened, interiors including kitchen and bath space further evolved to compliment new lifestyles.

Today, a new dynamic of fresh organic foods are being used to replace processed foods. Healthy home cooked fresh meals are back in vogue. Instead of spending money on going out to eat or traveling for vacation people started to embrace the home as not only a roof over their head but as a cocoon for family gatherings and entertainment with good friends.



Kitchens continue to evolve to be the core of family and group gatherings now more than ever, kitchens are being embraced as a vital facet to any entertaining space. Floor plans are being centered around the kitchen and opening to family rooms, living rooms, dining rooms, and other adjacent spaces creating not only an open floor layout but a way for the cooks and/or hosts to interact with family and company while preparing meals. In some homes guests are even becoming a part of the preparation of the meal, cooking, and clean-up. Families now do homework; work on their laptop or large flat screen TV's featuring Microsoft Media Center

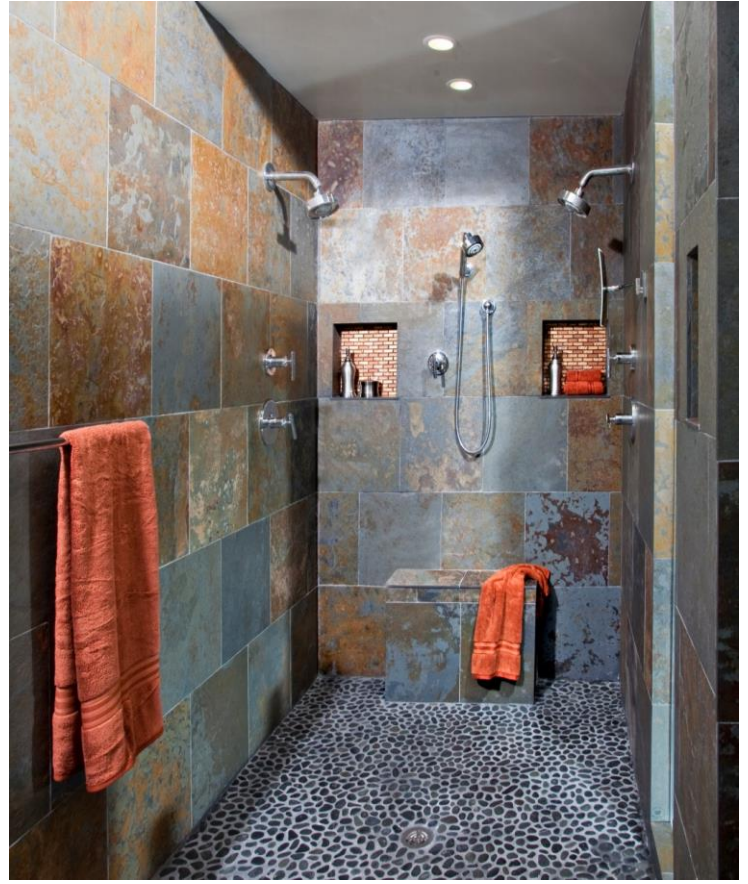
within today's kitchens. Fresh and new healthier meals may require the desire and use for gourmet or commercial style



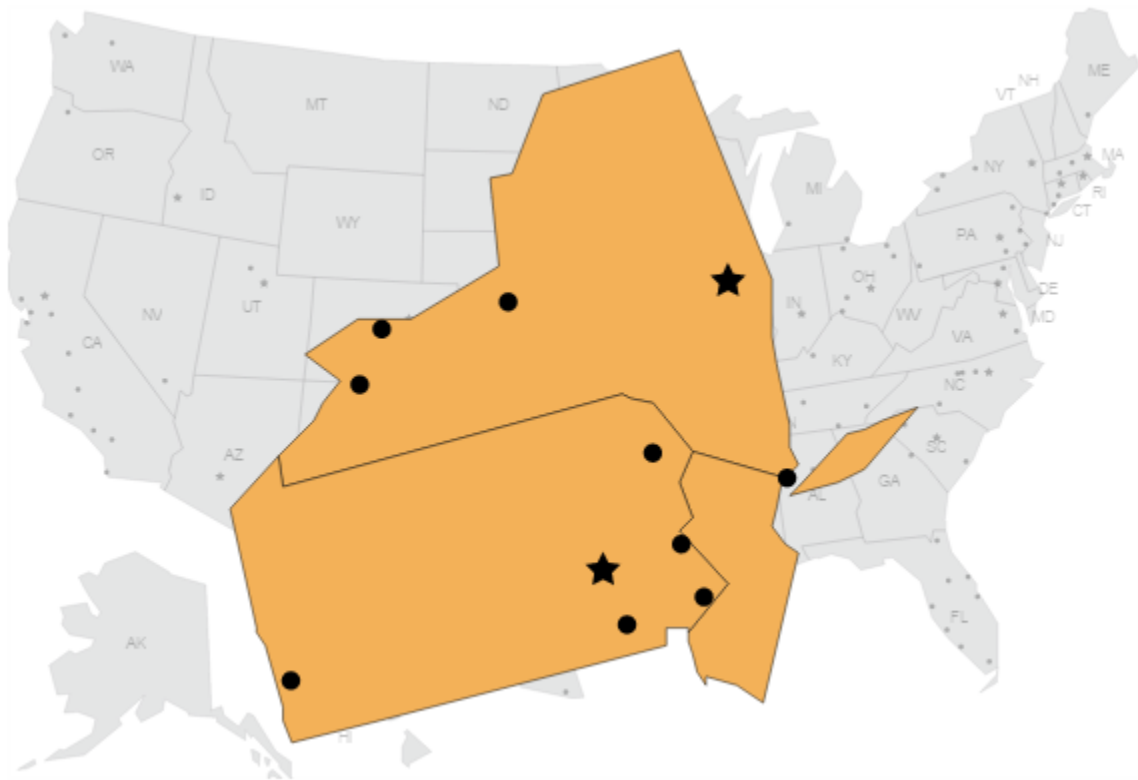
appliances. You can have your own four star restaurant in your home, maybe a wine bar. The kitchen is officially the heart and soul of the home!

Bathrooms are another major space that can increase the value of a home. In the past bathrooms were very utilitarian; the space had a purpose and was for that purpose only. As society has progressed and life has become more and more hectic people desire a refuge, a place to escape from the everyday, unwind and relax ... a utopia. Bathrooms are now being adopted as a place where one can unwind and wash off the stresses of the day or week. Especially master baths are morphing into spa-like environments: steam showers, saunas, body spas, multiple shower heads, beautiful tile and cabinetry. Music, color and aroma therapies are even being utilized within bathroom environments. People are viewing the bathroom as a healing space that can rejuvenate and reinvigorate one's physical, mental and emotional wellbeing. Whether it is a master bath, hall bath, or powder room, updated bathrooms are greatly desired.

Renovating and remodeling is not only a way to increase the value of one's home but it's a way to express yourself and create a space tailored to your lifestyle. So the next time you are second guessing your endeavor ask yourself when is the next chance you will get to do something like this? Enjoy the investment now before you decide to sell your home a few years down the road! Many homeowners have told us that they wished they had made the improvements sooner so that they could enjoy their homes even more before they decided to sell.



# COST<sup>VS</sup>VALUE 2018



[www.costvsvalue.com](http://www.costvsvalue.com)

**remodeling**  
YOUR TOOLBOX FOR SUCCESS



# COST <sup>VS</sup> VALUE 2018

PROJECT TYPE	PHILADELPHIA		
	Job Cost	Resale Value	Cost Recouped
Backyard Patio   Midrange	\$ 61,892	\$ 30,494	49.3%
Bathroom Addition   Midrange	51,994	27,270	52.4%
Bathroom Addition   Upscale	94,472	49,230	52.1%
Bathroom Remodel   Midrange	22,142	13,458	60.8%
Bathroom Remodel   Upscale	68,409	37,080	54.2%
Deck Addition (composite)   Midrange	19,187	12,193	63.5%
Deck Addition (wood)   Midrange	12,539	9,202	73.4%
Entry Door Replacement (steel)   Midrange*	1,582	1,187	75.0%
Garage Door Replacement   Upscale	3,520	3,243	92.1%
Grand Entrance (fiberglass)   Upscale	8,946	5,908	66.0%
Major Kitchen Remodel   Midrange	70,511	41,491	58.8%
Major Kitchen Remodel   Upscale	135,560	80,453	59.3%
Manufactured Stone Veneer   Midrange	8,420	8,305	98.6%
Master Suite Addition   Midrange	139,354	76,049	54.6%
Master Suite Addition   Upscale	280,881	136,168	48.5%
Minor Kitchen Remodel   Midrange	23,940	17,596	73.5%
Roofing Replacement   Midrange	23,964	19,722	82.3%
Siding Replacement   Midrange	17,572	11,480	65.3%
Universal Design Bathroom   Midrange	19,485	12,086	62.0%
Window Replacement (vinyl)   Upscale	16,911	11,428	67.6%
Window Replacement (wood)   Upscale	20,290	14,673	72.3%

# COST <sup>VS</sup> VALUE 2018

PROJECT TYPE	MIDDLE ATLANTIC		
	Job Cost	Resale Value	Cost Recouped
Backyard Patio   Midrange	\$ 56,067	\$ 24,851	43.9%
Bathroom Addition   Midrange	47,256	24,928	52.1%
Bathroom Addition   Upscale	87,658	42,243	47.6%
Bathroom Remodel   Midrange	20,276	12,189	59.0%
Bathroom Remodel   Upscale	64,440	33,392	50.9%
Deck Addition (composite)   Midrange	18,270	10,910	58.9%
Deck Addition (wood)   Midrange	11,311	8,530	74.1%
Entry Door Replacement (steel)   Midrange*	1,900	1,489	78.4%
Garage Door Replacement   Upscale	3,567	3,225	90.6%
Grand Entrance (fiberglass)   Upscale	8,910	5,154	57.8%
Major Kitchen Remodel   Midrange	65,651	34,737	52.6%
Major Kitchen Remodel   Upscale	129,466	63,797	48.9%
Manufactured Stone Veneer   Midrange	8,398	7,860	93.7%
Master Suite Addition   Midrange	129,068	66,733	51.1%
Master Suite Addition   Upscale	266,730	113,793	42.2%
Minor Kitchen Remodel   Midrange	21,919	16,203	73.4%
Roofing Replacement   Midrange	21,976	13,849	61.8%
Siding Replacement   Midrange	15,614	10,661	67.5%
Universal Design Bathroom   Midrange	17,271	10,895	62.1%
Window Replacement (vinyl)   Upscale	16,546	11,685	70.4%
Window Replacement (wood)   Upscale	20,027	13,157	65.6%

CONFIDENCE LEVEL: 95% +/-5.2



# COST <sup>VS</sup> VALUE 2018

PROJECT TYPE	2018 NATIONAL AVERAGES		
	Job Cost	Resale Value	Cost Recouped
Backyard Patio   Midrange	\$ 54,130	\$ 25,769	47.6%
Bathroom Addition   Midrange	44,717	26,769	59.9%
Bathroom Addition   Upscale	83,869	45,752	54.6%
Bathroom Remodel   Midrange	19,134	13,422	70.1%
Bathroom Remodel   Upscale	61,662	34,633	56.2%
Deck Addition (composite)   Midrange	17,668	11,239	63.6%
Deck Addition (wood)   Midrange	10,950	9,065	82.8%
Entry Door Replacement (steel)   Midrange*	1,471	1,344	91.3%
Garage Door Replacement   Upscale	3,470	3,411	98.3%
Grand Entrance (fiberglass)   Upscale	8,591	5,809	67.6%
Major Kitchen Remodel   Midrange	63,829	37,637	59.0%
Major Kitchen Remodel   Upscale	125,721	67,212	53.5%
Manufactured Stone Veneer   Midrange	8,221	7,986	97.1%
Master Suite Addition   Midrange	123,420	69,807	56.6%
Master Suite Addition   Upscale	256,229	123,797	48.3%
Minor Kitchen Remodel   Midrange	21,198	17,193	81.1%
Roofing Replacement   Midrange	20,939	14,320	68.4%
Siding Replacement   Midrange	15,072	11,554	76.7%
Universal Design Bathroom   Midrange	16,393	11,581	70.6%
Window Replacement (vinyl)   Upscale	15,955	11,855	74.3%
Window Replacement (wood)   Upscale	19,391	13,468	69.5%

CONFIDENCE LEVEL: 95% +/-1.4

# COST <sup>VS</sup> VALUE 2018

PROJECT TYPE	PHILADELPHIA			MIDDLE ATLANTIC			2018 NATIONAL AVERAGES		
	Job Cost	Resale Value	Cost Recouped	Job Cost	Resale Value	Cost Recouped	Job Cost	Resale Value	Cost Recouped
Backyard Patio   Midrange	\$ 61,892	\$ 30,494	49.3%	\$ 56,067	\$ 24,851	43.9%	\$ 54,130	\$ 25,769	47.6%
Bathroom Addition   Midrange	51,994	27,270	52.4%	47,256	24,928	52.1%	44,717	26,769	59.9%
Bathroom Addition   Upscale	94,472	49,230	52.1%	87,658	42,243	47.6%	83,869	45,752	54.6%
Bathroom Remodel   Midrange	22,142	13,458	60.8%	20,276	12,189	59.0%	19,134	13,422	70.1%
Bathroom Remodel   Upscale	68,409	37,080	54.2%	64,440	33,392	50.9%	61,662	34,633	56.2%
Deck Addition (composite)   Midrange	19,187	12,193	63.5%	18,270	10,910	58.9%	17,668	11,239	63.6%
Deck Addition (wood)   Midrange	12,539	9,202	73.4%	11,311	8,530	74.1%	10,950	9,065	82.8%
Entry Door Replacement (steel)   Midrange*	1,582	1,187	75.0%	1,900	1,489	78.4%	1,471	1,344	91.3%
Garage Door Replacement   Upscale	3,520	3,243	92.1%	3,567	3,225	90.6%	3,470	3,411	98.3%
Grand Entrance (fiberglass)   Upscale	8,946	5,908	66.0%	8,910	5,154	57.8%	8,591	5,809	67.6%
Major Kitchen Remodel   Midrange	70,511	41,491	58.8%	65,651	34,737	52.6%	63,829	37,637	59.0%
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Master Suite Addition   Midrange	139,354	76,049	54.6%	129,068	66,733	51.1%	123,420	69,807	56.6%
Master Suite Addition   Upscale	280,881	136,168	48.5%	266,730	113,793	42.2%	256,229	123,797	48.3%
Minor Kitchen Remodel   Midrange	23,940	17,596	73.5%	21,919	16,203	73.4%	21,198	17,193	81.1%
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Siding Replacement   Midrange	17,572	11,480	65.3%	15,614	10,661	67.5%	15,072	11,554	76.7%
Universal Design Bathroom   Midrange	19,485	12,086	62.0%	17,271	10,895	62.1%	16,393	11,581	70.6%
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Window Replacement (wood)   Upscale	20,290	14,673	72.3%	20,027	13,157	65.6%	19,391	13,468	69.5%

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CONFIDENCE LEVEL: 95% +/-1.4



