

Design-Build Construction Contract

1. Parties

Owner: _____

Design-Builder: _____

Project: _____

2. Scope of Work

The Design-Builder shall provide all design, engineering, and construction services necessary to complete the Project as specified in the Contract Documents.

3. Contract Price & Payment

1. **Price:** \$ _____

2. **Payment Terms:**

- Initial Payment: \$ _____ due upon signing
- Progress Payments: As per attached schedule
- Final Payment: \$ _____ upon substantial completion

4. Schedule

Work to commence on or before _____ and achieve Substantial Completion no later than _____.

5. Owner's Responsibilities

1. Provide site access and available utilities.
2. Timely review and approval of design documents.
3. Payment as specified in this Contract.

6. Changes in the Work

All changes or additions to the scope of the work must be documented in a written change order, signed by both parties prior to commencement of the changed work.

7. Insurance & Bonds

The Design-Builder shall maintain appropriate insurance and bonds as required by law and the Contract Documents.

8. Dispute Resolution

Any disputes arising from this Contract shall first be subject to mediation. If unresolved, disputes may proceed to arbitration.

9. Termination

This Contract may be terminated by either party upon written notice for substantial breach of contract terms. Owner shall pay for all work performed to date of termination.

10. Miscellaneous

- This Contract represents the entire agreement between the parties.
- Modifications must be in writing and signed by both parties.
- This Contract is governed by the laws of the state of _____.

Owner - Signature & Date

Design-Builder - Signature & Date