

5 STEPS TO BUILDING A POLE BARN HOME

These five steps will help you determine if a pole barn home is right for you.

FINANCING



- Have you contacted your local bank to see if they'll finance a pole barn home?
 - What is their % loan to value process?
 - What is their review process?
 - What documentation will you need to submit for a loan?
- Most banks will require the overall construction costs as well as personal finances.
- Depending on final size and finishes, a pole barn home could cost you anywhere from \$125 - \$200+ per square foot (finished).

LAND ACQUISITION



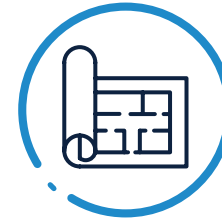
- Once you have land acquired, you'll need to understand/develop a plan for:
 - Property utilities
 - Access to building site
 - Site preparation
- Property utilities:
 - Septic, water, electric, or gas
- Access to building site:
 - Entrance at road
 - Will you need a culvert?
- Site preparation:
 - Who will be doing the excavation (you or a GC)?
 - Determine cut/fill plan

PERMITTING



- Each county has different rules for pole barn home permits.
- Your permit will determine:
 - Setbacks
 - Zoning criteria
 - Building use requirements
- Depending on your site, you might also need permits for:
 - Septic
 - Roadway access
 - Drainage
 - Other trades (electric, HVAC, plumbing, etc.)

FLOOR PLANS



- Pole barn homes are customizable; meaning there are no set plans.
- FBi will provide the exterior design of your floor plan.
- FBi does not have architects or interior designers in-house.
- The customer will be responsible for finding someone to design their interior layout (or do it yourself).

CONSTRUCTION TEAM



- FBi is only responsible for the exterior shell of the building.
- A GC will be needed to finish the interior of the building.
- FBi can assist their customers with finding a GC if needed.
- To help save on cost, some customers prefer to finish the interior themselves.