

# Construction Countdown:



PREPARING YOUR HOME FOR A REMODEL





*"He who is best prepared can best serve his moment of inspiration."*

-Samuel Taylor Coleridge

There is always a great deal of excitement and anticipation involved with a remodeling project. There are a lot of decisions to make, from all of the architectural and design elements to materials, finishes, budget and schedule. And then begins the countdown to demolition.

A lot of energy goes into all of these steps of the process, and we understand that when it comes time to prepare your home for the remodel, you may feel a little overwhelmed.

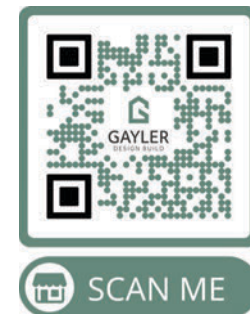
Our family has been in the construction and remodeling business for over 60 years. We have had the pleasure of working with dozens of clients to help give them the home of their dreams.

Along the way, we've learned a lot about how preparation for a remodeling project can go a long way in making the process smoother, both before and after the job is completed.

We have put together this guide to help take some of the stress out of the planning and packing process, and to make it easier on you and your family.

Feel free to call us at 925-820-0185 or scan the code if you have any questions, or would like to discuss remodeling ideas for your home.

*Chris Gayler, President*  
Gayler Design Build



# INTRODUCTION

The date is set, the permits are secured and the materials will be here any day now! That means your home remodeling project is about to launch.

There are a number of things you will want to consider and plan for as your construction start date approaches. The information in this guide can help you organize your pre-construction tasks and figure out how to manage daily routines in your home once your remodeling project is underway.

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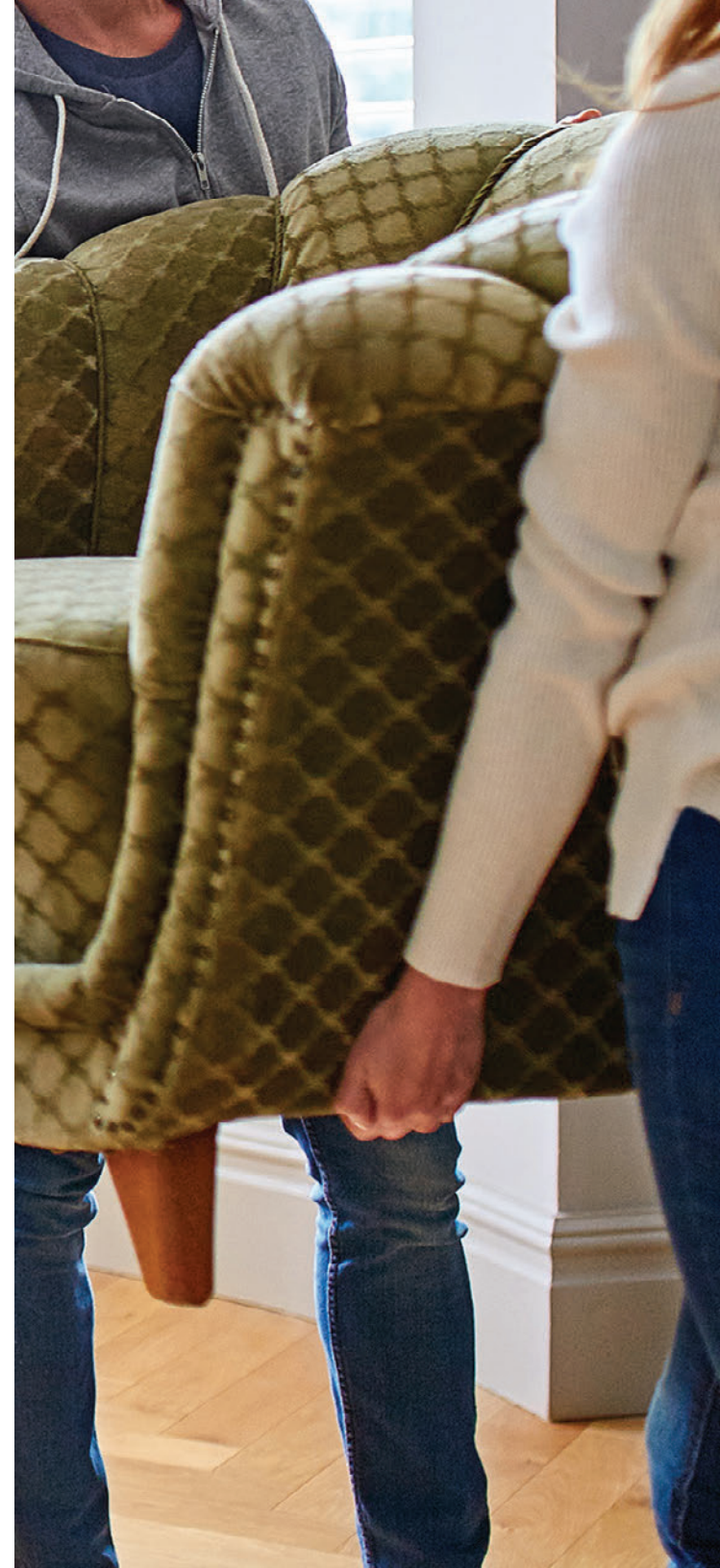




## MOVING

Any areas in your home that will be directly impacted by the remodel will need to be vacated and emptied of furniture and personal items. The good news is that many people use this as an opportunity to clear out any unwanted items. If you are already in the process of refreshing your home through a remodel, why not lighten the load of unused belongings while you are at it.

- If your items need to be relocated or you need help moving big pieces of furniture, hiring someone you know to help you move can help save the costs of professional movers.
- Portable storage sheds can be rented and stored on your premises during the remodel if you need extra storage space. (i.e. pods)
- Move all pictures, mirrors, and furniture from the walls of adjacent rooms because vibrations from the construction could cause damage.
- If you are disconnecting electronics with multiple cable attachments, snap some photos of the configuration before you dismantle to make it easier to reconnect later.



## PACKING

- There are various different types of packing supplies, such as specific moving boxes made for handling glassware, garments, etc. U-Line offers tons of solutions at lower prices, and they sell to businesses and residential customers.
- Pack your boxes with related items to ensure the unpacking will go much quicker and smoother.
- As you go through each room, assign a designated bag or box for items you want to throw out and another for items you want to give away.
- When emptying clothes closets with hanging racks, consider leaving clothes on hangers and pulling a large plastic garbage bag up around sections of clothes with the hangers at the top, so they can easily be rehung later.
- Mark the contents of each box and also include a Post-it note with a description of the contents, e.g., "kitchen utensils." When the project is complete stick each Post-it note on the particular drawer or cabinet door where those items will now be stored. This will also make the move-in easier.



## MINIMIZING DUST, NOISE AND TEMPERATURE DISCOMFORT

Each stage of the remodeling process brings with it some unique challenges, but planning ahead can help keep the annoyance and disruption to a minimum. Here are some ways to address potential dust, noise and high or low temperatures that may impact the house due to openings created by the remodel.

- Close doors to any rooms that are not being remodeled.
- Put towels at base of doors to keep the dust out.
- Double zip walls (provided and maintained by Gayler Design Build).
- Pack up knick-knack items in areas within close proximity to the work site so dust does not collect on them.
- Drywall is the dustiest part of the construction process and floor sanding is the most uncomfortable part of construction. Ask when those stages will occur and perhaps take a "holiday" to a family member's home or local hotel. Your heating system and/or portable heaters may be used to help expedite sheetrock drying.
- Use portable heaters for cooler days.
- Consider portable air purifiers to minimize dust in the air.







## KITCHEN REMODELING

In many cases, the disruption caused by a kitchen remodel can be mitigated by setting up a temporary kitchen in another room such as the family room, a laundry room or outdoors in a covered patio area. The garage may seem like a logical choice, but check first with your project manager to make sure that the garage won't be used by the construction crew.

- Leave some silverware, plates, and cups out to reuse throughout the remodel or purchase plastic/paper utensils, plates, and cups. Storing these in a clear plastic box makes them easy to locate and helps keep them clean in a temporary kitchen set up.
- If you won't have access to a nearby water supply to wash dishes, consider relying on disposable items for the duration of the remodel.
- Cook some of your favorite meals prior to the remodel and freeze them.
- Now may be the time to put some of those smaller kitchen appliances to good use in a temporary kitchen. For example, crock pots, table top grills, Panini makers, toaster ovens, and of course, the microwave. A camping stove can also come in handy (used outside only).
- Think about how much space and effort it may take to prepare foods in your temporary kitchen. Now may be the time to rely on mostly prepped food items such as chopped vegetables, chicken tenders, packaged salads, etc.
- If you are going to be unplugging your refrigerator and replacing it or not using it during the remodel, remember to defrost it at least a day in advance.
- Create a list of restaurants you have wanted to try, as well as save coupons that you can use.
- Try fresh food delivery services such as Hello Fresh, Martha & Marley Spoon and Blue Apron. These companies provide pre-packed dinner boxes that are delivered to your front door—packed with fresh produce and protein. Meals can be personalized to accommodate food allergies or preferences. Choose from a wide variety of food options, including but not limited to, gluten-free, vegetarian, vegan, kid-friendly, meat and seafood.



## BATHROOM REMODELING

The extent of readiness for a bathroom remodel depends in part on whether or not you have additional bathrooms in the home that will be available during the remodel.

- Ideally, if you have more than one bathroom in the house, you can leave one bathroom usable and finish it off after the other ones are complete.
- If you are remodeling your bathroom, pretend you are going on a trip, and keep hairdryers, toothpaste, face wash, etc. easily accessible.
- Consider adjusting your schedule so that you can shower at your gym early or late in the day. Not a current gym member? This could be a great time to try out a Groupon for a limited time membership.
- We had one client who was able to borrow an RV during their whole house remodel. It was parked on the property with a water hookup, and although the quarters were cozy, it provided a reasonably comfortable haven during the project.
- It is possible to rent portable bathrooms with showers. The feasibility of this will depend on where it could be located on your property. You probably don't want to set one of these up in your front yard.



## MAINTAINING PRIVACY DURING A REMODEL

- Designate a specific area of your home that can be used as your personal retreat area. Think of all the factors that are important in making you feel as private and relaxed as possible. Consider things like private access, a computer, TV, phone, etc.
- Consider setting up a retreat area outside of your home (i.e. friend or relative's house).
- Why not plan a family trip? It's a perfect time to escape while Gayler Design Build takes care of business!
- You may also want to look into a local vacation rental or short term rental through websites such as VRBO, Homeaway, airbnb or even Craigslist.
- While you're away, you can track your home's progress in real time using BuilderTrend, a powerful, web-based construction project management software. Gayler Design Build gives you direct access to this system so you can monitor our progress on a daily basis and communicate with us at any point in time. You have the ability to review and approve selections, sign change orders, and monitor our progress through notes and progress photos.



## CHILDREN

- For families with young children and/or teens (especially during the summer), plan little day trips and activities that would be fun and help escape the noise and intrusion that come from a remodel. Look in the local newspapers to see what type of events are going on, as well as create a list of activities that your family wants to try. From there, you can plan accordingly and experience new adventures.
- Depending on the time of year, time away at a camp or visiting a relative can give kids a break during a remodeling project.
- Enlist children in gathering items for the time capsule Gayler Design Build gives you.





## PETS

- Purchase a large kennel.
- Plan on boarding your pet during really stressful parts of construction.
- Some local boarding referrals are Bretons, WOOF, or Tassajara Kennel.
- If you work all day and plan on having your pet confined to one area, hire a dog walker.
- Create a private area for your pet away from construction. This can help prevent an unhappy pet and also prevent runaway pets when workers are going in and out.





## REMEMBER, THE END IS IN SIGHT

Yes, it is likely that you will experience some level of disruption or discomfort during a remodel, but the process doesn't have to be negative. Many of our clients have told us how going through a remodel actually enhanced their lives. For one young family with two small boys, the experience of "camping" in the garage took on an adventure-like quality that the boys talked about years later. For another family, the nightly gatherings in the outdoor kitchen grew more festive and soon neighbors and friends of the children became welcome guests at the table. Again, these experiences created positive lasting memories rather than painful ones.

We have also had clients who opted to use the time during their remodel to spend time at their vacation home. We were able to keep them apprised of the process via our password protected, project-specific software, which allows for sharing of emails, jobs-in-progress photos, the construction schedule, and online documents. They received all of the satisfaction of watching the progress on their home, and the benefit of having a great excuse to spend more time in a place they loved.

We think that the best advice is to keep in mind that once the remodeling process is finished, you will be rewarded with a new living space that you'll be able to enjoy for a long, long time.

We hope the information in this guide helps you plan and prepare for your remodeling project. We welcome any questions, comments or feedback, and we are happy to respond to any inquiries at [office@gaylerdesignbuild.com](mailto:office@gaylerdesignbuild.com).

Call us at 925-820-0185 or visit our website at [www.GaylerDesignBuild.com](http://www.GaylerDesignBuild.com).