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## 36.102 Definitions.

As used in this part-

*Contract* is intended to refer to a *contract for construction* or a *contract for architect-engineer services*, unless another meaning is clearly intended.

*Design* means defining the *construction* requirement (including the functional relationships and technical systems to be used, such as architectural, environmental, structural, electrical, mechanical, and fire protection), producing the technical specifications and drawings, and preparing the *construction* cost estimate.

*Design-bid-build* means the traditional delivery method where *design* and *construction* are sequential and contracted for separately with two *contracts* and two contractors.

*Design-build* means combining *design* and *construction* in a single *contract* with one contractor.

*Firm* in conjunction with *architect-engineer services*, means any individual, partnership, corporation, association, or other legal entity permitted by law to practice the professions of architecture or engineering.

*Plans and specifications* means drawings, specifications, and other data for and preliminary to the *construction*.

*Record drawings* means drawings submitted by a contractor or subcontractor at any tier to show the *construction* of a particular structure or work as actually completed under the *contract*.

*Two-phase design-build selection procedures* is a selection method in which a limited number of *offerors* (normally five or fewer) is selected during Phase One to submit detailed proposals for Phase Two (see [subpart 36.3](#)).

**Parent topic:** [Subpart 36.1 - General](#)