

# The Basic Architectural Services & Project Delivery

## The Contract

Contractual Relationships

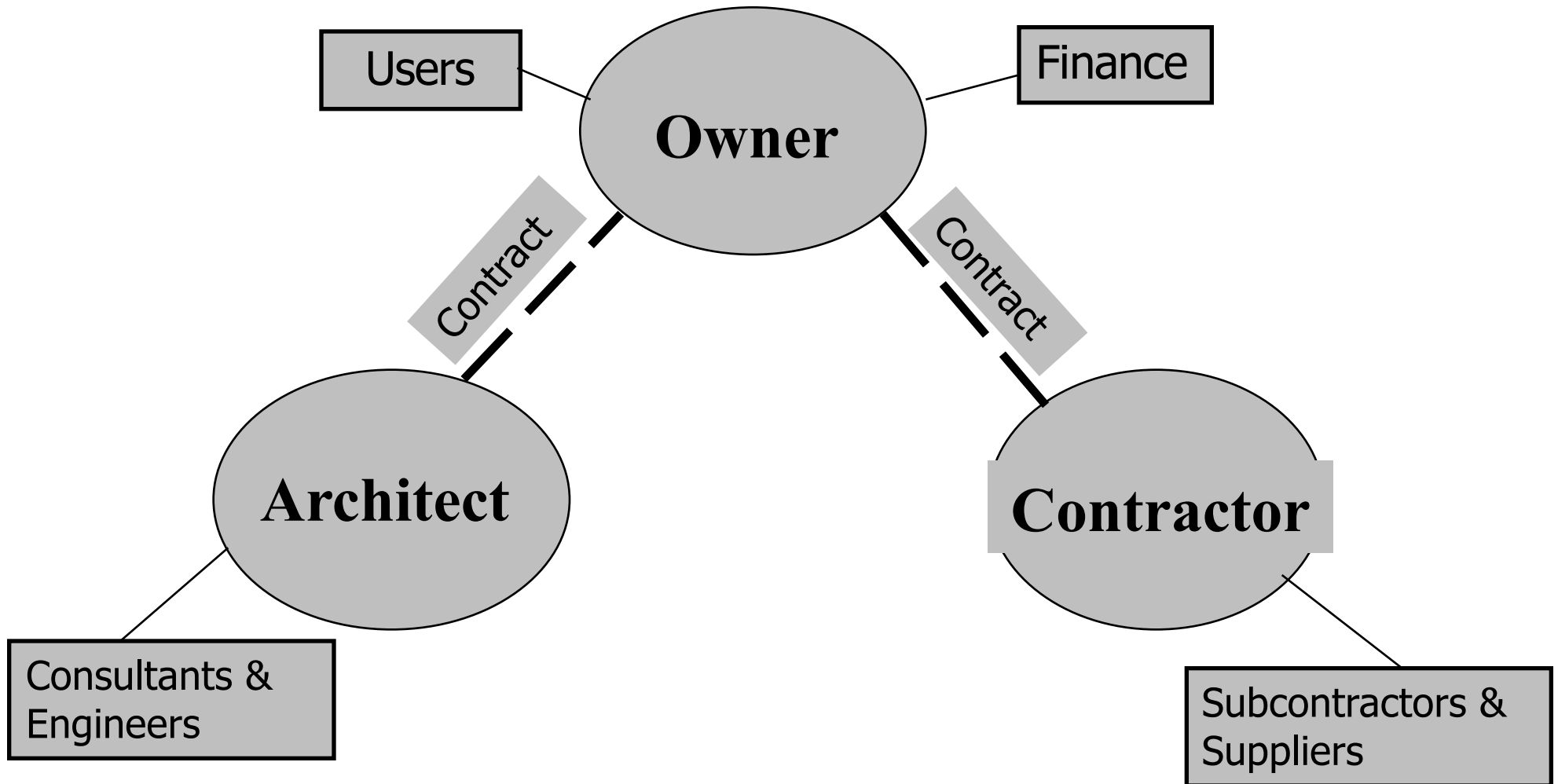
Project Delivery

## 5 Phases of Service

The Project Progression through Design to  
Documentation to Bid to Construction

## Additional Services

# Who are the Players in a Construction Project?



# Contractual Relationships

- Architects have contracts with Owners
  - To provide the service or design and documentation
- Architects have contracts with Engineers and Consultants
  - Engineers/Consultants provide a detailed, specialized service to the Architect
    - Civil Engineers, Mechanical/Electrical Engineers, Structural Engineers, Interior Designers, Large equipment vendors.

# Contractual Relationships

- Owners have contracts with Contractors
  - Contractor provides service of construction to owner
- Contractors have contracts with subcontractors
  - Sub-c (or trades) provide service of construction on a specific part of the project
    - i.e., electrical, plumbing, mechanical, framing

# Contractual Relationships

Common Misconception:

**The Architect and Contractor  
have a contract.**

# Contractual Relationships

- In this traditional model, the architect and contractor have no legal obligation to each other, but have a common interest:

OWNER

# Project Delivery

- It is the method of organization in which the project will be delivered to the owner.
- It determines who is contractually involved within the project framework
  - And what responsibilities and roles they will play
  - Also determines the individual RISK that each party takes on.

# Project Delivery

- Project Delivery is determined by the following:
  - Owner Sophistication
    - One time builder vs. developer
  - Size & Complexity of Project
  - Schedule vs. Budget Driven
  - Global Economy / Bidding Climate



# Project Delivery

- Methods of Project Delivery
  - Design-Bid-Build
  - Design-Build
  - Fast Track (can be DBB or DB method)

# Project Delivery

- Design-Bid-Build (D-B-B)
  - Most “Traditional” Method
  - Linear Progression in construction
    - Owner hires Architect/Engineer (A/E)
      - A/E prepares design and con. docs.
      - Paid a lump sum (hourly rate) or percentage of construction cost
    - Project is solicited for competitive bid
      - Owner looks for lowest reasonable price or
      - Owner negotiates with pre-selected contractor
    - Project is AWARDED

# Project Delivery

- Design-Bid-Build (D-B-B)
  - Construction cost determined after all bids are received & accepted
  - May have multiple contractors bids
    - Could be competitive costing
  - Contractor is solely responsible for delivering the completed project
    - Must comply with contract documents
    - GC may subcontract much of the work (TYPICAL)
  - Owner has A/E administer the contract
    - or can have in-house people administer contract

# Project Delivery

Design-Bid-Build is still the most popular method of delivery but not the predominant method.

# Project Delivery

- Design-Build (D/B)
  - Firm hired will complete both design and construction
  - Single point of contact for Owner through entire project (design to construction)
  - Types of Design Build Relationships
    - Design/Build Firms with in-house design and construction services
    - Joint venture Firms that contractually come together

# Project Delivery

- Design-Build (D/B)
  - Contractor and Architect team and form a single entity to provide a service to the owner
    - A/E and Contractor have a contract in this model
    - Typically Contractor has lead role
    - Architect relinquishes control of project
      - Works under the guise of the Contractor
    - Contractor controls costs & quality
    - Architect is selected by Contractor
      - Both entities can hire subcontractors to complete the work

# Project Delivery

- Fast Track

- Administration of multiple construction contracts for the same project at the same time
  - Project is performed in phases where design is overlapped by construction
- Construction phases are staggered
  - Portions of work are started as soon as design is completed
  - Shortens construction timeline considerably
    - Used when Schedule is most important
  - Design and construction overlap, but contract is performed by multiple general contractors

# 5 Phases of the Basic Architectural Services

1. Schematic Design
2. Design Development
3. Construction Documentation
4. Bidding & Negotiation
5. Construction Administration



# Schematic Design

- Evaluate the Site
- Develop the Building Program
  - Based on Owner's needs and wants
- Develop a Construction Budget
  - Based on what Owner can afford
- Prepare Sketches
  - Plans, elevations, sections, perspectives, study models
- Present initial design to Owner

# Design Development

- Scaled Drafted Drawings
  - Plans, elevations, sections
- Selection of Materials & Finishes
- Review of Engineering Requirements
  - Discussion and coordination with civil, structural, electrical, mechanical, plumbing engineers
- Review of Construction Budget
- Presentation to Owner for Changes or Modifications

# Construction Documentation

- Final Detailed Working Drawings
  - Plans, Elevations, Sections
  - Construction Details
  - Schedules (Door, Window, Finish)
  - Consulting Engineers' Drawings
- Written Specifications
  - Quality of material and installation
- Project Manual
  - Terms of contract between owner & contractor

# Bidding & Negotiation

- Qualify Eligible Contractors
  - Pre-selected Bidders
- Review Project with Contractors
- Answer Questions about Design
  - From contractors, subcontractors, suppliers and/or manufacturers
- Issues Addendums to bidders
  - Changes to design before bid is entered
- Evaluates Bids
  - Helps owner decide what contractor to go with

# Construction Administration

- Answers Contractor Questions during construction
  - RFI's (Request for Information)
- Reviews Contractor Request for Payment
- Reviews Change Orders
  - Changes to construction
- Inspects Construction Progress
- Project Closeout and Punch List
  - "cleaning up" the loose ends

# Additional Services

## ➤ Services above and beyond “Basic Services”

---

### ■ **Pre-Design**

- Facility Assessment
- Programming
- Marketing/Feasibility Studies
- Budgeting/Financing

### ■ **Site Analysis**

- Site Selection
- Site Development Planning
- Utilities Studies
- Environmental Studies
- Zoning

### ■ **Post-Construction Services**

- Facilities Management
- Record Drawings (“As-Builts”)
- Warranty Review

### ■ **Other Services**

- Renderings
- Models
- Life Cycle Cost Analysis
- Cost Estimates
- Energy Studies
- Tenant Services
- Graphic Design
- Interior Design
- Expert Witness



# **Architecture 101: Understanding Terminology, Acronyms, & the Language of Architecture**

Jason Winters, AIA  
2017 AIA Strategic Council Moderator

**Workshop 3**

*We abbreviate words or phrases to save time, effort or space...*

An abbreviation (from Latin brevis, meaning short) is a shortened form of a word or phrase, used to represent a longer, often-used word or phrase.





AAF	American Architecture Foundation	CRAN	Custom Residential Architects Network	MBE	Member Board Executives (NCARB)
AAH	Academy of Architecture for Health Knowledge Community	CRS	Comprehensive Response System (AIA Disaster Assistance Program)	MCE	Mandatory Continuing Education
AAJ	Academy of Architecture for Justice Knowledge Community	D+P	Design + Practice	MOU	Memorandum of Understanding
ABC	Associated Builders and Contractors	D&O	Directors and Officers (Insurance)	NAAB	National Architectural Accrediting Board
ABI	Architecture Billing Index	D. Arch.	Doctor of Architecture Degree (NAAB)	NAC	National Associates Committee
ACADIA	Association for Computer Aided Design in Architecture	DAT	Design Assistance/Assessment Team	NAED	National Academy of Environmental Design
ACD	AIA Contract Documents	DB	Design Build	NAHB	National Association of Home Builders
ACE	Architecture, Construction, Engineering Mentor Program	DBIA	Design-Build Institute of America	NAS	National Academy of Science
ACSA	Association of Collegiate Schools of Architecture	DFA	Design for Aging	NBM	National Building Museum
ADA	Americans with Disabilities Act	Dod	AIA Contract Documents on Demand	NCARB	National Council of Architectural Registration Boards
A+DEN	Architecture + Design Education Network	DOE	Department of Energy	NEA	National Endowment of the Arts/National Education Association
AG	Advisory Group (Knowledge Community)	DOJ	Department of Justice	NAC	National Ethics Council
AGC	Associated General Contractors of America	DOT	Department of Transportation	NOMA	National Organization of Minority Architects
AGS	Architectural Graphic Standards	DV	DesignVote	NOMAS	National Organization of Minority Architects Students
AIA	American Institute of Architects	ED	U.S. Department of Education	NTHP	National Trust for Historic Preservation
AIAS	American Institute of Architecture Students	EPA	Environmental Protection Agency	PA	Public Architects Committee Knowledge Community
AIBD	American Institute of Building Designers	EPC	Emerging Professional Companion	PAC	Political Action Committee (e.g., ArchiPAC)
APA	American Planning Association	EPN	Educator Practitioner Network	PMKC	Practice Management Knowledge Community
ArchiPAC	AIA's Political Action Committee	FACHA	Fellow, American College of Healthcare Architects	QA	Quality Assurance
ARE	Architectural Licensing Exam	FAIA	Fellow, American Institute of Architects	QBS	Qualifications Based Selection
ASAE	American Society of Association Executives	FEMA	Federal Emergency Management Agency	RAD	Regional Associate Director
ASCE	American Society of Civil Engineers	FSD	Full Service Distributor (of AIA contracts)	RAIA	Royal Australian Institute of Architects
ASID	American Society of Interior Design	GBI	Green Building Institute	RAIC	Royal Architectural Institute of Canada
ASLA	American Society of Landscape Architects	GSA	General Services Administration	REC	Retail and Entertainment Knowledge Community
ASME	American Society of Mechanical Engineers	HCR	Housing & Custom Residential Knowledge Community	RIBA	Royal Institute of British Architects
BArch	Bachelor of Architecture Degree (NAAB, see also MArch)	HSW	Health Safety Welfare	RUDAT	Regional Urban Design Assistance Team(s)
BAC	Board Advocacy Committee	HUD	US Department of Housing and Urban Development	RUDC	Regional and Urban Design Committee Knowledge Community
BEC	Building Enclosure Council	IA	Interior Architecture Committee Knowledge Community	SAC	Secretary's Advisory Committee
BoKnoCo	Board Knowledge Committee	ICC	International Code Council	SDA	Society for Design Administration
BOMA	Building Owners and Managers Association	IDP	Intern Development Program	SDAT	Sustainable Design Assessment Team(s)
CxD	Communities by Design	IFRAA	Interfaith Forum on Religion, Art and Architecture	SDLU	Sustainable Design Learning Unit
CACE	Council of Architectural Component Executives	IGCC	International Green Construction Code	SFRT	Small Firm Round Table
CAE	Committee on Architecture for Education	IIDA	International Interior Design Association	SGN	State Government Network
CAFMPM	Committee of Corporate Architects and Facility Management	IPD	Integrated Project Delivery	SPP	Small Project Practitioners Knowledge Community
CCA	Construction Contract Administration Knowledge Community	IRT	Institute Resource Training	TAP	Technology in Architectural Practice Knowledge Community
CES	Continuing Education System	KC	Knowledge Communities	UDI	Urban Development Institute
CEU	Continuing Education Unit	KLA	Knowledge Leadership Assembly	UIA	International Union of Architects
CGI	Clinton Global Initiative	KNet	Knowledge Net	ULI	Urban Land Institute
CLE	Committee on Leadership Education	LEED	Leadership in Energy and Environmental Design	USDOE	United States Department of Energy
COD	Committee on Design	LEED AP	Leadership in Energy and Environmental Design Accredited Professional	USGBC	United States Green Building Council
COF	College of Fellows	LFRT	Large Firm Round Table	YAF	Young Architects Forum
COFPAES	Council on the Federal Procurement of A/E Services	LU	Learning Units (Continuing Education Hour)		
COTE	Committee on the Environment	MArch	Master of Architecture Degree (NAAB, see also BArch)		

**Board of  
Directors**

**Strategic  
Council**

**AIA Staff**

**Components**

**Emeritus**

**CACE**

**Knowledge  
Communities**

**Members**

**College of  
Fellows**

**AIAS  
Liaison**

**Emerging  
Professionals**

**Board  
Committees**

**Membership  
Groups**

**AIA Trust**

**ArchiPAC**



Academy of Architecture for Health Advisory Group  
Academy of Architecture for Justice Leadership Group  
ACE Mentor Board Liaison  
AIA Trust  
AIA/ACSA Topaz Medallion for Excellence in Architectural Education Jury  
AIA/AGC Joint Committee  
AIAS Liaison  
ArchiPAC Steering Committee  
Benefits Trustees  
Board Advocacy Committee  
Board Community Committee  
Board Knowledge Committee  
Codes & Standards Committee  
Committee on Architecture for Education Leadership Group  
Committee on Design Advisory Group  
Committee on the Environment Advisory Group  
Construction Contract Administration Leadership Group  
Continuing Education Committee  
Corporate Architects and Facility Management Advisory Group  
Council of Architectural Component Executives  
Custom Residential Architects Network Advisory Group  
Design for Aging Advisory Group  
Disaster Assistance Committee  
Diversity Council

Documents Committee  
Federal Architecture Task Group  
Historic Resources Committee Advisory Group  
Housing Knowledge Community Advisory Group  
Interfaith Forum on Religion, Art & Architecture Leadership Group  
Interior Architecture Knowledge Community Leadership Group  
International Practice Committee Advisory Group  
MASTERSPEC Architectural Review Committee  
MASTERSPEC Electrical Engineering Subcommittee  
MASTERSPEC Mechanical Engineering Subcommittee  
National Ethics Council  
Practice & Prosperity  
Practice Management Knowledge Community Leadership Group  
Project Delivery Knowledge Community Leadership Group  
Public Architects Committee Advisory Group  
Regional and Urban Design Committee Leadership Group  
Resolutions Committee  
Retail and Entertainment Knowledge Community Leadership Group  
Secretary's Advisory Committee  
Small Project Practitioners Advisory Group  
Technical Design for Building Performance Advisory Group  
Technology in Architectural Practice Leadership Group  
Thomas Jefferson Foundation Medal in Architecture Jury

# AIA Knowledge Communities

## Twenty-one ways to make an impact

Join an AIA Knowledge Community and connect with others who share your passions and commitment—and start a project that advances the profession and your work.

Sustainability, emerging technologies, small business, starting or managing a firm—no matter your interest, there is an AIA Knowledge Community for you.

### **They're your source for information**

With webinars, workshops, white papers, newsletters, in-person events, and active discussion boards, you will find the information you need to stay on top of your interest areas.

### **They're about connections**

Share your reports, help students, develop grants, conduct courses and presentations, lead a forum, and more with over 90,000 members from around the world.



# AIA Knowledge Communities

Academy of Architecture for Health  
**AAH**

Academy of Architecture for Justice  
**AAJ**

Committee on Architecture for Education  
**CAE**

Committee on Design  
**COD**

Committee on the Environment  
**COTE**

Construction Contract Administration  
**CCA**

Corporate Architects and Facility Management  
**CAFM**

Custom Residential Architects Network  
**CRAN**

Design for Aging Knowledge Community  
**DFA**

Historic Resources Committee  
**HRC**

Housing Knowledge Community

Interfaith Forum on Religion, Art, and Architecture  
**IFRAA**

Interior Architecture Knowledge Community

International Program

Practice Management Knowledge Community

Project Delivery Knowledge Community  
**PD**

Public Architects Committee

Regional and Urban Design  
**RUDC**

Retail and Entertainment Knowledge Community  
**REC**

Small Project Practitioners  
**SPP**

Technology in Architectural Practice  
**TAP**

Technical Design Building Performance  
**TDBP**

# Member groups

AIA engages the interests and deepens the knowledge of its diverse members through curated membership organizations. The groups deliver tailored online tools, access to forums and other significant resources. They elevate your practice field and help advocate for architecture. Find your group and expand the value of your AIA membership.

## Center for Civic Leadership

The [Center for Civic Leadership](#) encourages architects to develop the skills necessary to become community leaders and advocates for the successful practice of architecture. The group also advances leadership as a core value for the AIA. Involvement in civic organizations gives architects an important voice in promoting tomorrow's livable, healthy, sustainable and quality-designed environments.

## College of Fellows

The [College of Fellows](#), founded in 1952, is composed of members of the Institute who are elected to Fellowship by a jury of their peers. Fellowship is one of the highest honors the AIA can bestow upon a member. Elevation to Fellowship not only recognizes the achievements of the architect as an individual but also elevates before the public and the profession those architects who have made significant contributions to architecture and to society.

## International Practice Committee

The [International Practice Committee](#) promotes excellence in the practice of architecture across the globe. It is a resource for information about international markets, practice and design and it fosters relationships with architects abroad. International policy and trade experts advise AIA to help members navigate issues that arise in international practices.

## National Associates Committee

The [National Associates Committee](#) is dedicated to representing and advocating for AIA's associate members in AIA's national, regional, state and local chapters. Associate members automatically become part of the AIA KnowledgeNet community.

## Resilience Network

The [Resilience Network](#) is a forum for knowledge sharing and networking on topics related to hazard mitigation, climate adaptation, and community resilience.

## Risk Management Committee

The Risk Management Committee actively monitors risk management developments in the construction industry, with particular emphasis on issues impacting design professionals. In coordination with AIA national staff, the committee develops educational materials and other resources to help members better control and manage the risks associated with the practice of architecture.

## Small Firm Exchange

The [Small Firm Exchange](#) roundtable seeks to advance the mutual interests of architects practicing in small firms. The group advocates for them within the AIA and outside organizations, promotes leadership development and supports chapter roundtables and other small firm networks.

## Young Architects Forum

The [Young Architects Forum](#) addresses issues of particular importance to recently licensed architects, providing resources on leadership, mentorship and fellowship useful to those launching their careers.



AAF	American Architecture Foundation	CRAN	Custom Residential Architects Network	MBE	Member Board Executives (NCARB)
AAH	Academy of Architecture for Health Knowledge Community	CRS	Comprehensive Response System (AIA Disaster Assistance Program)	MCE	Mandatory Continuing Education
AAJ	Academy of Architecture for Justice Knowledge Community	D+P	Design + Practice	MOU	Memorandum of Understanding
ABC	Associated Builders and Contractors	D&O	Directors and Officers (Insurance)	NAAB	National Architectural Accrediting Board
ABI	Architecture Billing Index	D. Arch.	Doctor of Architecture Degree (NAAB)	NAC	National Associates Committee
ACADIA	Association for Computer Aided Design in Architecture	DAT	Design Assistance/Assessment Team	NAED	National Academy of Environmental Design
ACD	AIA Contract Documents	DB	Design Build	NAHB	National Association of Home Builders
ACE	Architecture, Construction, Engineering Mentor Program	DBIA	Design-Build Institute of America	NAS	National Academy of Science
ACSA	Association of Collegiate Schools of Architecture	DFA	Design for Aging	NBM	National Building Museum
ADA	Americans with Disabilities Act	Dod	AIA Contract Documents on Demand	NCARB	National Council of Architectural Registration Boards
A+DEN	Architecture + Design Education Network	DOE	Department of Energy	NEA	National Endowment of the Arts/National Education Association
AG	Advisory Group (Knowledge Community)	DOJ	Department of Justice	NAC	National Ethics Council
AGC	Associated General Contractors of America	DOT	Department of Transportation	NOMA	National Organization of Minority Architects
AGS	Architectural Graphic Standards	DV	DesignVote	NOMAS	National Organization of Minority Architects Students
AIA	American Institute of Architects	ED	U.S. Department of Education	NTHP	National Trust for Historic Preservation
AIAS	American Institute of Architecture Students	EPA	Environmental Protection Agency	PA	Public Architects Committee Knowledge Community
AIBD	American Institute of Building Designers	EPC	Emerging Professional Companion	PAC	Political Action Committee (e.g., ArchiPAC)
APA	American Planning Association	EPN	Educator Practitioner Network	PMKC	Practice Management Knowledge Community
ArchiPAC	AIA's Political Action Committee	FACHA	Fellow, American College of Healthcare Architects	QA	Quality Assurance
ARE	Architectural Licensing Exam	FAIA	Fellow, American Institute of Architects	QBS	Qualifications Based Selection
ASAE	American Society of Association Executives	FEMA	Federal Emergency Management Agency	RAD	Regional Associate Director
ASCE	American Society of Civil Engineers	FSD	Full Service Distributor (of AIA contracts)	RAIA	Royal Australian Institute of Architects
ASID	American Society of Interior Design	GBI	Green Building Institute	RAIC	Royal Architectural Institute of Canada
ASLA	American Society of Landscape Architects	GSA	General Services Administration	REC	Retail and Entertainment Knowledge Community
ASME	American Society of Mechanical Engineers	HCR	Housing & Custom Residential Knowledge Community	RIBA	Royal Institute of British Architects
BArch	Bachelor of Architecture Degree (NAAB, see also MArch)	HSW	Health Safety Welfare	RUDAT	Regional Urban Design Assistance Team(s)
BAC	Board Advocacy Committee	HUD	US Department of Housing and Urban Development	RUDC	Regional and Urban Design Committee Knowledge Community
BEC	Building Enclosure Council	IA	Interior Architecture Committee Knowledge Community	SAC	Secretary's Advisory Committee
BoKnoCo	Board Knowledge Committee	ICC	International Code Council	SDA	Society for Design Administration
BOMA	Building Owners and Managers Association	IDP	Intern Development Program	SDAT	Sustainable Design Assessment Team(s)
CxD	Communities by Design	IFRAA	Interfaith Forum on Religion, Art and Architecture	SDLU	Sustainable Design Learning Unit
CACE	Council of Architectural Component Executives	IGCC	International Green Construction Code	SFRT	Small Firm Round Table
CAE	Committee on Architecture for Education	IIDA	International Interior Design Association	SGN	State Government Network
CAFM/PM	Committee of Corporate Architects and Facility Management	IPD	Integrated Project Delivery	SPP	Small Project Practitioners Knowledge Community
CCA	Construction Contract Administration Knowledge Community	IRT	Institute Resource Training	TAP	Technology in Architectural Practice Knowledge Community
CES	Continuing Education System	KC	Knowledge Communities	UDI	Urban Development Institute
CEU	Continuing Education Unit	KLA	Knowledge Leadership Assembly	UIA	International Union of Architects
CGI	Clinton Global Initiative	KNet	Knowledge Net	ULI	Urban Land Institute
CLE	Committee on Leadership Education	LEED	Leadership in Energy and Environmental Design	USDOE	United States Department of Energy
COD	Committee on Design	LEED AP	Leadership in Energy and Environmental Design Accredited Professional	USGBC	United States Green Building Council
COF	College of Fellows	LFRT	Large Firm Round Table	YAF	Young Architects Forum
COFPAES	Council on the Federal Procurement of A/E Services	LU	Learning Units (Continuing Education Hour)		
COTE	Committee on the Environment	MArch	Master of Architecture Degree (NAAB, see also BArch)		



AAF	American Architecture Foundation	D&O	Directors and Officers (Insurance)	MBE	Member Board Executives (NCARB)
ABC	Associated Builders and Contractors	D. Arch.	Doctor of Architecture Degree (NAAB)	MOU	Memorandum of Understanding
ABI	Architecture Billing Index	DBIA	Design-Build Institute of America	NAAB	National Architectural Accrediting Board
ACADIA	Association for Computer Aided Design in Architecture	DOE	Department of Energy	NAED	National Academy of Environmental Design
ACE	Architecture, Construction, Engineering Mentor Program	DOJ	Department of Justice	NAHB	National Association of Home Builders
ACSA	Association of Collegiate Schools of Architecture	DOT	Department of Transportation	NAS	National Academy of Science
ADA	Americans with Disabilities Act	DV	DesignVote	NBM	National Building Museum
A+DEN	Architecture + Design Education Network	ED	U.S. Department of Education	NCARB	National Council of Architectural Registration Boards
AGC	Associated General Contractors of America	EPA	Environmental Protection Agency	NEA	National Endowment of the Arts/National Education Association
AGS	Architectural Graphic Standards	FEMA	Federal Emergency Management Agency	NAC	National Ethics Council
AIBD	American Institute of Building Designers	GBI	Green Building Institute	NTHP	National Trust for Historic Preservation
APA	American Planning Association	GSA	General Services Administration	PA	Public Architects Committee Knowledge Community
ARE	Architectural Licensing Exam	HUD	US Department of Housing and Urban Development	PAC	Political Action Committee (e.g., ArchiPAC)
ASAE	American Society of Association Executives	ICC	International Code Council	QA	Quality Assurance
ASCE	American Society of Civil Engineers	IDP	Intern Development Program	QBS	Qualifications Based Selection
ASID	American Society of Interior Design	IGCC	International Green Construction Code	RAIA	Royal Australian Institute of Architects
ASLA	American Society of Landscape Architects	IIDA	International Interior Design Association	RAIC	Royal Architectural Institute of Canada
ASME	American Society of Mechanical Engineers	IPD	Integrated Project Delivery	RIBA	Royal Institute of British Architects
BArch	Bachelor of Architecture Degree (NAAB, see also MArch)	LEED	Leadership in Energy and Environmental Design	SDA	Society for Design Administration
BOMA	Building Owners and Managers Association	LEED AP	Leadership in Energy and Environmental Design Accredited Professional	SDAT	Sustainable Design Assessment Team(s)
CGI	Clinton Global Initiative	MArch	Master of Architecture Degree (NAAB, see also BArch)	UDI	Urban Development Institute
				UIA	International Union of Architects
				ULI	Urban Land Institute
				USDOE	United States Department of Energy
				USGBC	United States Green Building Council





AAF	American Architecture Foundation	CRAN	Custom Residential Architects Network	MBE	Member Board Executives (NCARB)
AAH	Academy of Architecture for Health Knowledge Community	CRS	Comprehensive Response System (AIA Disaster Assistance Program)	MCE	Mandatory Continuing Education
AAJ	Academy of Architecture for Justice Knowledge Community	D+P	Design + Practice	MOU	Memorandum of Understanding
ABC	Associated Builders and Contractors	D&O	Directors and Officers (Insurance)	NAAB	National Architectural Accrediting Board
ABI	Architecture Billing Index	D. Arch.	Doctor of Architecture Degree (NAAB)	NAC	National Associates Committee
ACADIA	Association for Computer Aided Design in Architecture	DAT	Design Assistance/Assessment Team	NAED	National Academy of Environmental Design
ACD	AIA Contract Documents	DB	Design Build	NAHB	National Association of Home Builders
ACE	Architecture, Construction, Engineering Mentor Program	DBIA	Design-Build Institute of America	NAS	National Academy of Science
ACSA	Association of Collegiate Schools of Architecture	DFA	Design for Aging	NBM	National Building Museum
ADA	Americans with Disabilities Act	Dod	AIA Contract Documents on Demand	NCARB	National Council of Architectural Registration Boards
A+DEN	Architecture + Design Education Network	DOE	Department of Energy	NEA	National Endowment of the Arts/National Education Association
AG	Advisory Group (Knowledge Community)	DOJ	Department of Justice	NAC	National Ethics Council
AGC	Associated General Contractors of America	DOT	Department of Transportation	NOMA	National Organization of Minority Architects
AGS	Architectural Graphic Standards	DV	DesignVote	NOMAS	National Organization of Minority Architects Students
AIA	American Institute of Architects	ED	U.S. Department of Education	NTHP	National Trust for Historic Preservation
AIAS	American Institute of Architecture Students	EPA	Environmental Protection Agency	PA	Public Architects Committee Knowledge Community
AIBD	American Institute of Building Designers	EPC	Emerging Professional Companion	PAC	Political Action Committee (e.g., ArchiPAC)
APA	American Planning Association	EPN	Educator Practitioner Network	PMKC	Practice Management Knowledge Community
ArchiPAC	AIA's Political Action Committee	FACHA	Fellow, American College of Healthcare Architects	QA	Quality Assurance
ARE	Architectural Licensing Exam	FAIA	Fellow, American Institute of Architects	QBS	Qualifications Based Selection
ASAE	American Society of Association Executives	FEMA	Federal Emergency Management Agency	RAD	Regional Associate Director
ASCE	American Society of Civil Engineers	FSD	Full Service Distributor (of AIA contracts)	RAIA	Royal Australian Institute of Architects
ASID	American Society of Interior Design	GBI	Green Building Institute	RAIC	Royal Architectural Institute of Canada
ASLA	American Society of Landscape Architects	GSA	General Services Administration	REC	Retail and Entertainment Knowledge Community
ASME	American Society of Mechanical Engineers	HCR	Housing & Custom Residential Knowledge Community	RIBA	Royal Institute of British Architects
BArch	Bachelor of Architecture Degree (NAAB, see also MArch)	HSW	Health Safety Welfare	RUDAT	Regional Urban Design Assistance Team(s)
BAC	Board Advocacy Committee	HUD	US Department of Housing and Urban Development	RUDC	Regional and Urban Design Committee Knowledge Community
BEC	Building Enclosure Council	IA	Interior Architecture Committee Knowledge Community	SAC	Secretary's Advisory Committee
BoKnoCo	Board Knowledge Committee	ICC	International Code Council	SDA	Society for Design Administration
BOMA	Building Owners and Managers Association	IDP	Intern Development Program	SDAT	Sustainable Design Assessment Team(s)
CxD	Communities by Design	IFRAA	Interfaith Forum on Religion, Art and Architecture	SDLU	Sustainable Design Learning Unit
CACE	Council of Architectural Component Executives	IGCC	International Green Construction Code	SFRT	Small Firm Round Table
CAE	Committee on Architecture for Education	IIDA	International Interior Design Association	SGN	State Government Network
CAFMPM	Committee of Corporate Architects and Facility Management	IPD	Integrated Project Delivery	SPP	Small Project Practitioners Knowledge Community
CCA	Construction Contract Administration Knowledge Community	IRT	Institute Resource Training	TAP	Technology in Architectural Practice Knowledge Community
CES	Continuing Education System	KC	Knowledge Communities	UDI	Urban Development Institute
CEU	Continuing Education Unit	KLA	Knowledge Leadership Assembly	UIA	International Union of Architects
CGI	Clinton Global Initiative	KNet	Knowledge Net	ULI	Urban Land Institute
CLE	Committee on Leadership Education	LEED	Leadership in Energy and Environmental Design	USDOE	United States Department of Energy
COD	Committee on Design	LEED AP	Leadership in Energy and Environmental Design Accredited Professional	USGBC	United States Green Building Council
COF	College of Fellows	LFRT	Large Firm Round Table	YAF	Young Architects Forum
COFPAES	Council on the Federal Procurement of A/E Services	LU	Learning Units (Continuing Education Hour)		
COTE	Committee on the Environment	MArch	Master of Architecture Degree (NAAB, see also BArch)		



**AIA**