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Fully Licensed and Insured

License # CBC 1259114

Proposal For : TPAM (Chateau Deville)

Site Address: 2020 Continental Dr 105,106,205,206 Chateau Deville

Contact # cell 850-556-7564 Email: mary.jackson@tpam.biz

SCOPE OF WORK

Tree Damage Repairs

Contractor to have state certified structural engineer perform walk through of structure to review work performed after damage and review repairs that need to be corrected or completed. Contractor to make all corrections to framing and finish the existing repairs according to engineer, state and local building officials.

Reset existing windows and doors and replace windows using windows left behind from original repairs. If windows do not meet egress and or wind load requirements, then new windows will be purchased at an additional cost.

Some plumbing has been repaired and some units will be required to have new supply and waste lines installed. Vent pipes for the second-floor apartments may have not been run through the roof per code and may need to be completed. Contractor to have state certified plumbing contractor walk through and inspect plumbing prior to all walls being finished.

Complete all electrical which will include following all present NEC code requirements. This will include all new outlets to code, smoke detectors in all bedrooms and common areas (hard wired) and all appliances to be wired by plug etc...

Insulate all walls and ceilings as required by code and with contractor to install fiberglass bat insulation in the walls (R13) and fiberglass bat in ceilings (R35). All doors and windows where they have been replaced will require foam insulation in the jambs.

Finish floors for the second floor will include completing subfloor and prepping for new light weight concrete to be poured and finished. New light weight concrete will require moisture barrier from wood to concrete and dowels will be needed to bond new concrete to existing. New floor to match the existing height.

*Alternate repairs for subfloor may include adding furring strips to the existing subfloor framing and installing new $\frac{3}{4}$ " cdx plywood. New subfloor framing and sheathing to be glued and screwed to fasten to existing framing.

Sheetrock will include 5/8" on walls and ceilings for 1 hour rated walls. Match finishes for walls and ceilings. Window jambs will have sheetrock returns as on the existing home. Metal corner bead will be installed on the outside corners with all joints to be taped and floated with joint compound.

Reset interior doors and trim to match the existing. Price includes base and quarter round trim as needed. Install doors and trim to match. Install window sills where new windows were installed and damage to existing has occurred.

Complete the exterior of the entire building. Reinstall brick which may require purchasing new brick to match as close as possible to the existing. The brick removed will not be sufficient enough to complete the entirety of the structure, so the contractor will complete the rear of the structure with the existing and new brick to complete the right side of building. New brick may require paint to blend in with the existing brick veneer. Install roll-lock and sills to match the existing architectural design of the exterior brick as close as possible.

Install new soffit and fascia using like materials with (TPAM) to approve color and texture. Install new gutters where the existing gutters were removed from the building. Trim the exterior of all windows using pvc coated aluminum coil. Cap door frames using pvc coil or pvc extruded trim. Caulk and seal all new windows and doors.

*Contractor to supply all labor, materials, permits, engineering and testing to complete the project. All subcontractors used during the project will carry the necessary general liability, workers compensation and licensing needed to perform work on this project. The contractor will supply onsite porta potty, staging area for materials and clean up and haul off of all work-related debris. Jobsite will be roped off during the term of the project and worksite to be kept clean during this time as well.

* Contractor to follow all engineering protocols for repairs to the original framing and framing made by original contractor.

Total Cost \$302,155.00

Deposit \$15,107.75 (5%)

Customer Signature:

Date:

Authorized signature: Bill Bond

Date: 10/26/2023