



Date: 7/2/2019

Proposal For:

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Work Proposed:

Porch Repair

Job Description

Option #1 (Epoxy)

Support columns and porch as needed throughout construction and repair process.

Remove rotten plinth from bottom of 5 columns.

Where floor contacts brick stairs, install new copper flashing to prevent direct contact between flooring and masonry.

Install new tongue and groove flooring, using either 5/4 x 4 fir or 1x4 ipe. Fir would be treated with Woodlife Wood Preservative and be primed on back side prior to

installation. After installation it would be painted with three coats industrial floor enamel. Ipe would be oiled on all sides prior to installation.

Remove existing rim board from perimeter of porch; dispose.

Install new boards cut from 1x clear, vertical grain cedar, which would be primed on all sides prior to installation.

New plinth to be constructed of 4 mitred boards about 8" wide and planed to about 5" high cut from clear Mahogany. It will be sized to match existing. The four components would be biscuited together in glued with West System 6-10 Marine Epoxy. All components will be primed full prior to assembly except on glued surfaces. A channel for drainage will be rabbetted in bottom of base.

*Upon installation of plinths, the existing round base will be repaired with Abatron Wood Replacement Epoxy on the basis of time and materials. Price, below, includes an allowance of \$4000 for the epoxy repair.

After epoxy is sanded, the bases will be primed and painted to match columns. New skirting trim also to be painted to match.

Option 2 (New Bases):

Support columns and porch as needed throughout construction and repair process.

Remove Plinth and Base; dispose.

Where floor contacts brick stairs, install new copper flashing to prevent direct contact between flooring and masonry.

Install new tongue and groove flooring, using either 5/4 x 4 fir or 1x4 ipe. Fir would be treated with Woodlife Wood Preservative and be primed on back side prior to installation. After installation it would be painted with three coats industrial floor enamel. Ipe would be oiled on all sides prior to installation.

Remove existing rim board from perimeter of porch; dispose.

Install new rim boards cut from 1x clear, vertical grain cedar, which would be primed on all sides prior to installation.

Install new Turncraft Polyurethane Column Bases constructed for 24" wide round columns. Bases to be fully primed prior to installation and painted after installation.

Totals:

Option 1:	\$18,750 (Ipe)
	\$15,570 (Fir)
Option 2:	\$23,800 (Ipe)
	\$20,650 (Fir)

Unless otherwise specified, includes all materials and labor for the items described above. Does not include any items not specifically mentioned above nor shown in plans; does not include repair to underlying or preexisting damage not seen or discussed at time of estimate. Items marked with * (if any) not included in price.

All items (including those marked with *) that are added after the job has begun will be billed at the rate of \$75/hr. plus the cost of any materials, unless otherwise specified.

AS REQUIRED BY WISCONSIN CONSTRUCTION LIEN LAW, CONTRACTOR HEREBY NOTIFIES OWNER THAT PERSONS OR COMPANIES FURNISHING LABOR OR MATERIALS FOR THE CONSTRUCTION ON OWNER'S LAND MAY HAVE LIEN RIGHTS ON THE OWNER'S LAND AND BUILDINGS IF NOT PAID. THOSE ENTITLED TO LIEN RIGHTS, IN ADDITION TO THE BELOW SIGNED CONTRACTOR, ARE THOSE WHO CONTRACT DIRECTLY WITH THE OWNER OR THOSE WHO GIVE THE OWNER NOTICE WITHIN 60 DAYS AFTER THEY FIRST FURNISH LABOR FOR THE CONSTRUCTION AND SHOULD GIVE A COPY OF EACH NOTICE RECEIVED TO HIS/HER MORTGAGE LENDER, IF ANY, TO SEE THAT ALL POTENTIAL CLAIMANTS ARE DULY PAID.

Payment Schedule:

- 1/3 prior to commencement
- 1/3 upon 1/2 substantial completion
- Remainder due in full upon completion

Payments due upon receipt of invoice.

1 1/2% interest per month on all payments 5 days overdue;

Authorized Signature, Community Building and Restoration, LLC.

Erik Lindberg Date 7/2/2019

I agree to these terms and authorize the work described above.

Date _____

Owner/Agent

(Please sign one copy and return it to us).