

11424 Mercury Dr.
Manassas, VA 20112



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Thursday, May 13, 2010

**George & Carol Proctor
65 Main St.
Sperryville, VA 22740
(555) 555-9999**

CUSTOMER ID:GP012010
PROJECT ID:GP00065.001

Dear Mr. and Mrs. Proctor,

Let me begin by thanking you for meeting with me to discuss your project on Thursday, 18 March 2010 to build a 30' x 20' three (3) car garage , and giving us the opportunity to present this construction proposal to you in lieu of our conversation. The proposal was drawn based on the drawings I received on 23 March 2010 from Mr. Proctor and conversations with both Mr. and Mrs. Proctor. Please keep in mind that we priced this project without the construction details that set plans or specifications would give us. Therefore, this proposal only reflects your project's budget costs, so there will be plenty of items from which to find more cost savings if necessary. I look forward to working with you!

Best regards,

Michael T. Puskar

PROPOSAL

We hereby propose to furnish material and labor in accordance with the specifications listed. All material is guaranteed to be as specified. All work to be completed in a professional manner, in accordance with general standard practices.

Any changes may effect pricing. Additional work will be billed at cost plus 20%. Deletions or reductions in the work below will not effect the stated profit and overhead amount.

This bid proposal is only valid for a period of thirty (30) days from the date it is presented. We agree not to withdraw our bid within thirty days after the proposal date.

NOTE: ALL SURFACES TO BE PROTECTED AT ALL TIMES. WE ALSO REMOVE AND REHANG DRAPES, MOVE ALL FURNITURE AND PUT IT BACK WHEN JOB COMPLETED.

SCOPE OF WORK

Division 01 — General Requirements

01200 | Price & Payment Procedures

1. 20% down and weekly progress invoicing for work in place and deposits for special order items, as needed.

01300 | Administrative Requirements

1. Plans, permits, and expediting -- cost of permit by owner

01400 | Quality Requirements

1. Site supervision

01500 | Temporary Facilities

1. Scaffolding and staging

01590 | Equipment Rental

01740 | Cleaning

1. Debris removal and job clean up

DIVISION 01 TOTAL \$ **7,800.00**

Division 02 — Site Construction

02315 | Excavation and Fill

\$ 2,675.00

1. Includes excavation, footings and backfill

DIVISION 02 TOTAL \$ **2,675.00**

Division 03 — Concrete

03310 | Structural Concrete

\$ 5,625.00

1. Concrete block foundation and concrete garage slab

DIVISION 03 TOTAL \$ **5,625.00**

Division 06 — Wood & Plastics

06110 | Wood Framing

\$ 11,759.00

1. Framing labor and material, includes exterior cornice and siding

06220 | Millwork

\$ 700.00

1. Interior trim, includes material and labor

DIVISION 06 TOTAL \$ **12,459.00**

Division 07 — Thermal & Moisture Protection

07210 | Building Insulation

\$ 1,400.00

1. Allowances for insulation

07710 | Manufactured Roof Specialties \$ 980.00

- 1. Aluminum gutters, installed price
- 2. Aluminum downspouts, installed price

DIVISION 07 TOTAL \$ **2,380.00**

Division 08 — Doors & Windows

08210 | Wood Doors

- 1. Interior and exterior doors

08360 | Specialty Doors

- 1. Garage doors and openers, allowances for hardware

08550 | Windows

- 1. Interior and exterior windows

DIVISION 08 TOTAL \$ **5,330.00**

Division 09 — Finishes

09200 | Plaster & Gypsum Board \$ 2,400.00

- 1. Drywall hanging and finishing

09900 | Paints & Coatings \$ 4,900.00

- 1. Interior and exterior paint

DIVISION 09 TOTAL \$ **7,300.00**

Division 15 — Mechanical

15100 | Building Services Piping

- 1. Rough-in, hook-ups and trim \$ 2,200.00

15400 | Plumbing Fixtures & Equipment

- 1. Plumbing fixtures allowance \$ 750.00

DIVISION 15 TOTAL \$ **2,950.00**

Division 16 — Electrical

16055 | Basic Electrical Materials & Methods

1. Rough-in, hook -ups and trim, includes panel box and 40 points	\$ 4,200.00
<u>16500 / Lighting</u>	\$ 1,600.00
1. Electrical fixtures allowance	
DIVISION 16 TOTAL	\$ 5,800.00

PROPOSAL SUMMARY

<u>PAYMENT TERMS</u>	<u>COST SUMMARY</u>
1. Contract signing ----- 20% due	SUBTOTAL <u>\$52,319.00</u>
2. Weekly progress invoicing for work in place and special order items, as needed.	OVERHEAD & PROFIT <u>\$10,463.80</u>
	TOTAL BID <u>\$62,782.80</u>
	TOTAL DUE AT SIGNING <u>\$12,556.56</u>

Acceptance: To authorize the work, please sign below and return the original signed copy to us. Please make all checks payable to Amazing Skylights, Inc. When authorized, we will begin work as soon as weather and previous commitments permit, and/or when a mutually acceptable time is established.

Acceptance of this proposal indicates the costs stated in this proposal , specifications, and conditions are satisfactory and are hereby accepted. Payment will be according to terms listed above.

Upon signing, the homeowner may, at any time, terminate the contract for the homeowner's convenience and without cause. In case of such termination for the homeowner's convenience, the contractor shall be entitled to receive payment for work executed, and costs incurred by reason of such termination, along with reasonable overhead and profit on the work not executed, or 10% of the total bid, whichever is greater.

Authorized Signature: _____
Homeowner

Date: _____

Authorized Signature: _____
Michael T. Puskar Construction
Amazing Skylights, Inc.

Date: 5/13/2010

Please feel free to call me with any questions or comments at the number listed above, or on my cell @703.850.9083

Thank you,

Michael T. Puskar
Virginia Class A# 2701-038766