

# Topaz Pools

2 Scotch Pine Court, The Woodlands, TX 77382 - 832-428-8450 - Fax 281-367-4383

## AGREEMENT

THE GENERAL TERMS AND CONDITIONS ATTACHED ARE PART OF THIS AGREEMENT

This "Agreement" made as of the date of written acceptance by Topaz Pools ("Contractor") and;

Michael Usner  
11552 Grand Pine Drive  
Montgomery TX, 77356  
[Musner@gmail.com](mailto:Musner@gmail.com)

Contractor agrees to perform for Owner, in substantial conformance with specifications set forth hereinafter, the following;

### General Specifications:

Area of Pool & Spa: 457 Square Feet  
Perimeter: 89 Feet  
Pool Depth: 3-1/2' X 6-1/2' X 4-1/2'  
Pool Size: 32 X 16'

### Pool Equipment:

Pentair IntelliFlo Variable Speed Pump  
420 Sq. Ft. Pentair Cartridge Filter  
Pentair Easy Touch 8 Controller  
Includes Wireless Remote for Controller  
Rainbow 320 Chlorinator  
400K BTU Pentair Master Temp Heater  
Polaris 280 with Pump  
Paramount "Paralevel"  
(1) - 5G Pentair Colored LED Light in Pool  
(1) - 5G Pentair Colored LED Light in Spa  
(2) - Automatic Surface Skimmers  
(6) - 8" Anti-Vortex (4 in Pool, 2 in Spa)  
(6) Returns in Pool & (6) in Spa

### Structural Specifications:

Beam: #4 Rebar-Continuous Matt,  
Walls/Floor: #3 Rebar-Continuous Matt, 8" On Center  
Gunite: 6:1 Cement Sacks/Sand Ration  
Gunite Beam: 12" Pneumatically Applied @ 3,000 PSI  
Gunite Walls/Floor: 6" Pneumatically @ 3,000 PSI

### Plumbing, Electrical and Gas Specifications:

PVC Schedule 40 on all pool piping and pump connections  
Complete electrical conduit run, with all applicable switches  
Complete Gas Hook up with Gas Risers, and Regulators  
(Larger Gas Meter May be Required, contact Gas company)  
Water Fill Line with Auto Fill & Overflow

### Tile/Coping/Interior Deck Specifications:

Waterline Tile: Standard 6" with Colored Grout  
Coping: Flagstone Coping  
Interior Finish: Generic White Pebble  
750 SQ Ft 4" Steel Reinforced Concrete Decking  
Decking Sealed with Spray Deck  
Deck Beam as Needed  
Poly Void and Mastic Caulking  
Area Drains to Front Street

### Miscellaneous:

Drawings Submitted to HOA  
Hydro-ban Sealant on Raised Spa & Tile Line  
Steps per Plan  
Gunite Equipment Pad  
Umbrella Sleeve in Tanning Ledge & Spa  
Grading and Final Clean Up  
Split Face Tiling on All Walls  
Raised Wall on Back with 4' Sheer Descent  
Includes Bubblers in Tanning Ledge  
Fence Repair After Construction

### Spa:

Round 6', Raised 12"  
1.5 H.P. Air Blower & 6 Hydrotherapy Jets  
Includes Spillover  
Standard Tile on the Dam Wall & Spillway

### Start-up:

Pool School, Telescopic Pole, Brush, Leaf Net, Test Kit,  
Start-up Chemicals  
1 Month Pool Service while water is stabilizing

### Not Included:

Sod Replacement, Utility Line or Sprinkler Reroute

Owner agrees to pay Contractor based on the Contract Sum and schedule of payments. Payments are due immediately upon performance of the agreed work. Owner acknowledges that interest at the maximum lawful rate shall be due to Contractor for all payments received after the date due. In the event of non-payment of amounts due and owing under this Agreement, then all costs, interest and the reasonable amount of any attorney fees shall be borne by Owner, and all warranties shall be void.

Owner understands that for this Agreement and any warranties to be in force, payments must be made when requested. Late payments or non-payment will forfeit any right Owner has to enforce any of the warranties, guarantees or completion of Work.

Total Contract Value:

\$51,210.00

Schedule of Payments (Down Payment)

\$5,122.00

(At Excavation)	\$13,696.00
(At Gunite)	\$13,696.00
(At Decking)	\$13,696.00
(At Completion)	\$5,000.00

Accepted By: (Owner)

(Owner)

Date 10/24/2014

Accepted By: (Topaz Pools)

Date 10.24.14