



LICENSED & INSURED CG-CO45199/CCC1329110
Certified Green Advantage Builder
Certified Home Inspector
Certified CBE and SBE Business

Page 1 of 6

PROPOSAL

DATE: **MAY 20, 2013**

TO: **AFFINITY MANAGEMENT SERVICES
1430 NW 15TH AVENUE, MIAMI, FL 33176
ATTN: RAPHAEL GUTIERREZ PH: 305-325-4243 X125**

REF: **PICNIC STRUCTURE
13400 SW 115 PLACE, MIAMI, FL 33176**

Propose to furnish the labor, materials, and equipment necessary for the following described work and property:
SHELL CONSTRUCTION

For a total sum of: SEE ADDENDUM "A"

This price includes: SEE ADDENDUM "B"

This price does not include: SEE ADDENDUM "C"

Payment schedule: SEE EXHIBIT "D"

Price includes sales tax.

Remark: ALL SETS OF DRAWINGS REQUIRED MUST BE SUPPLIED BY BUILDER

Work will be done according to plans and specifications prepared by:

NAME:

DATED: Job#:

This proposal is based on acceptance within 30 days.

Fulfillment of this contract is contingent upon fires, strikes, accidents, damage due to the elements and any and all other delays beyond our control, including delivery of material to us. We do not undertake the responsibility for damage to work completed or partially completed by us when caused by acts or omissions of third parties, or by the elements. GCL proposal is to take precedence over other contracts. In the event that it becomes necessary to resort to litigation to collect any of the amounts due under this contract, the acceptor agrees to pay all costs thereof including all reasonable attorney fees.

Date _____

Signed _____

GCL CONSTRUCTION, INC.

AND CONTRACT

The above proposal is hereby accepted and constitutes a contract.

Date _____

Signed _____

O: 954.421.6191 ■ F: 954.421.6296 ■ www.gclconstructioninc.com
13 SW 10th Street Deerfield Beach, FL 33441
e-mail: gclconstruction2@aol.com



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ADDENDUM "A"

DATE: **MAY 20, 2013**

TO: **AFFINITY MANAGEMENT SERVICES
1430 NW 15TH AVENUE, MIAMI, FL 33176
ATTN: RAPHAEL GUTIERREZ PH: 305-325-4243 X125**

REF: **PICNIC STRUCTURE
13400 SW 115 PLACE, MIAMI, FL 33176**

TOTAL: \$18,480.00 (eighteen thousand, four hundred eighty)

PROPOSAL BY: GUY LEBOEUF
GCL CONSTRUCTION, INC.

ACCEPTED BY: _____

PRICE GIVEN ACCORDING TO ARCHITECTURAL AND STRUCTURAL DRAWINGS (A & S PAGES) BID ACCORDING TO REGULATION AND LAWS OF THE BUILDINGS DEPARTMENT AND CURRENT BUILDING CODES. NEED TO REVIEW FINAL APPROVED BLUEPRINT BEFORE SIGNING CONTRACT.

PROVIDE LOCATION FOR ANY EXISTING UNDERGROUND UTILITIES. PROVIDE US WITH EASY ACCESS TO NEW WORK AREA, PLUS AREA TO RECEIVE AND STORE MATERIALS SUCH AS TRUSSES, STEEL, LUMBER, BLOCK, ETC. IF REQUIRED, ALL TRAFFIC CONTROL, POLICE, BARRICADES, PERMITS (INCLUDING PERMITS FOR BRIDGES WITH WEIGHT RESTRICTIONS) IS ALL BY OTHERS.

ANY DELAY DUE TO IMPROPER ACCOMODATIONS FOR DELIVERY AND STORAGE ARE NOT G.C.L. CONSTRUCTION'S RESPONSIBILITY, NOW ARE ANY EXTRA COSTS OCCURING FOR THAT SAME REASON.

NOTE: PRICES ARE BASED ON CURRENT SUPPLIERS PRICE AND AVAILABILITY AT THE DATE OF OUR SIGNED PROPOSAL. DUE TO MANUFACTURER INCREASES ON CONCRETE, STEEL, AND OTHER MATERIALS, THE PROPOSAL/CONTRACT IS SUBJECT TO A 30 DAY MATERIAL REVIEW IF PROJECT IS NOT STARTED WITHIN 30 DAYS OF SIGNED CONTRACT.

IF CUSTOMER ISSUES OWN CONTRACT FORM, GCL REQUIRES THAT THIS PROPOSAL BE INCLUDED AS AN EXHIBIT OF FINAL AGREEMENT.

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ADDENDUM "B"

DATE: **MAY 20, 2013**

TO: **AFFINITY MANAGEMENT SERVICES**
1430 NW 15TH AVENUE, MIAMI, FL 33176
ATTN: RAPHAEL GUTIERREZ PH: 305-325-4243 X125

REF: **PICNIC STRUCTURE**
13400 SW 115 PLACE, MIAMI, FL 33176

The following shell bid was done in accordance to plans and specifications by:

NAME:

DATE:	PROJECT#
-------	----------

SCOPE OF WORK:

SLAB: LABOR AND MATERIALS AS FOLLOWS:

- BACKFILL AFTER ROUGH PLUMBING
- TAMP AND SPRAY
- ALL INSIDE SLAB WITH 6 MM. VISQUEEN AND HARDWARE REQUIRED PER PLANS
- FINISH GRADE
- ALL REBAR AS SHOWN ON BLUEPRINT
- FOOTING
- PADS

Please note: ALL LAYOUTS DONE BY ENGINEER (CORNER PINS, SLAB ELEVATION)
PAD SHALL BE MORE OR LESS 1" FROM BOTTOM OF CONCRETE WORK

- | | |
|---|---|
| <input checked="" type="checkbox"/> 4" SLAB | <input type="checkbox"/> 2500 PSI |
| <input type="checkbox"/> 5" SLAB | <input checked="" type="checkbox"/> 3000 PSI |
| <input type="checkbox"/> 6" SLAB | <input type="checkbox"/> 3500 PSI |
| <input type="checkbox"/> 7" SLAB | <input type="checkbox"/> 4000 PSI |
| <input type="checkbox"/> 8" SLAB | <input type="checkbox"/> OTHER (REFER TO NOTES) |
| <input type="checkbox"/> OTHER (REFER TO NOTES) | |

- | | |
|---|---|
| <input checked="" type="checkbox"/> 6X6 POSTS | <input type="checkbox"/> GRADE BEAM |
| <input type="checkbox"/> PAD | <input type="checkbox"/> MONOLYTHIC SLAB |
| <input type="checkbox"/> STEM WALL | <input type="checkbox"/> OTHER (REFER TO NOTES) |

NOTES:

INCLUDES 6X6 WOOD POSTS



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ADDENDUM "B"

ROOF: LABOR AND MATERIALS AS FOLLOWS:

- | | |
|--|---|
| <input checked="" type="checkbox"/> HAND FRAMED | <input type="checkbox"/> 5/8 CDX PLYWOOD |
| <input checked="" type="checkbox"/> YELLOW PINE #2 | <input type="checkbox"/> 3/4 PLYWOOD |
| <input type="checkbox"/> METAL JOISTS | <input type="checkbox"/> OTHER (REFER TO NOTES) |
| <input type="checkbox"/> METAL DECK | |
| <input type="checkbox"/> LIGHT GAUGE METAL TRUSSES | <input type="checkbox"/> TRUSSES INCLUDED |
| <input type="checkbox"/> LIGHT GAUGE ROOF DECK | <input type="checkbox"/> TRUSSES NOT INCLUDED |

☐ **ROOF COVERING:**

SHINGLE ROOF

- TEAR OFF EXISTING ROOFING TO SMOOTH AND WORKABLE SURFACE.

DAMAGED DECKING LUMBER IS NOT VISIBLE UNTIL THE ROOFING IS REMOVED. WE WILL REPLACE UP TO TWO FULL SHEETS OF PLYWOOD AND 25 FEET OF FASCIA AT NO EXTRA COST. LUMBER AND FASCIA REPLACED IN EXCESS OF THIS AMOUNT WILL BE CHARGED AS PER NOTE BELOW.*

- INSTALL AN ASTM CERTIFIED #30 LBS. BASE SHEET FELT, MECHANICALLY SECURED TO THE DECKING LUMBER WITH RING SHANK NAILS AND TIN CAPS.
- INSTALL NEW RIDGE VENT
- INSTALL NEW GALVANIZED DRIP METAL ALONG EAVES. REPLACE PLUMBING VENT SHIELDS WITH NEW.
- INSTALL NEW 3 DIMENSIONAL SHINGLES
- HAUL AWAY DEBRIS

***NOTE:** (2) SHEETS OF 5/8" CDX PLYWOOD AND 25 FT. OF FASCIA BOARD AT NO CHARGE. ADDITIONAL WOOD IN ADDITION TO STATED ALLOWANCE WILL BE SUPPLIED AND INSTALLED AT \$6.00 PER LINEAR FOOT FOR FASCIA AND \$2.50 PER SQUARE FOOT FOR CDX PLYWOOD.

EXCLUSIONS & QUALIFICATIONS:

- NO DECK SYSTEMS (WOOD, METAL, OR OTHERWISE).
- NO HVAC EQUIPMENT, HOISTING, PLACEMENT, OR EQUIPMENT CURBING.
- ROUGH CARPENTRY, FRAMING, AND ALL WOOD BLOCKING ARE EXCLUDED. (UNLESS OTHERWISE STATED ABOVE)
- NO SOFFIT INSTALLATION EXPRESSED OR IMPLIED.
- NO PERMITS AND/OR PERMIT FEES, NO ENGINEERING FEES



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ADDENDUM "C"

DATE: **MAY 20, 2013**

TO: **AFFINITY MANAGEMENT SERVICES: 1430 NW 15TH AVENUE, MIAMI, FL 33176**
ATTN: RAPHAEL GUTIERREZ PH: 305-325-4243 X125

REF: **PICNIC STRUCTURE: 13400 SW 115 PLACE, MIAMI, FL 33176**

THIS PRICE DOES NOT INCLUDE:

- NO PERMIT and/or PERMIT FEES/ NO BOND
- NO DEMOLITION
- NO ENGINEER, SURVEYOR, ARCHITECT OR CONCRETE TESTING
- NO FENCE, NO GATE (ALUMINUM/STEEL/WOOD)
- NO TRASH REMOVAL, NO DUMPSTER, NO DUMPSTER PAD
- NO PRECAST COLUMN, PRECAST STONE, OR PRECAST RAILING
- NO GROUND PREPARATION/ NO PILINGS
- NO ATTIC PLATFORM
- NO INSIDE WALL OR INSIDE ARCHES
- ALL MECHANICAL TRADES TO BACK FILL THEIR OWN TRENCHES
- ALL GROUTING OF ANY DOOR BY OTHERS
- NO TRUSSES, METAL SIDING OR VINYL SOFFIT
- NO APPLICATION OF ANY WOOD ON TOP OF PARAPHET WALL
- NO APPLICATION OF ANY WOOD FOR STUCCO BAND
- NO APPLICATION OF BACKING FOR INTERIOR NON-BEARING WALLS TO BE INSTALLED BY INTERIOR FRAMER
- NO FRAMING OF INTERIOR NON-BEARING WALLS
- NO INSTALLATION OF INTERIOR TRIM POCKET DOORS, EXTERIOR DOORS OR CEILING SLIDING
- NO FURRING OF CEILING
- NO FRAMING OF AIR CONDITIONING STAND
- NO CEILING DROPS
- NO PLANT SHELF
- NO GLASS BLOCK/ NO BRICK VENEER
- NO SKYLIGHT
- NO LOUVER
- NO DOOR, HOLLOW METAL DOOR OR WINDOW BUCK
- NO PRECAST FLOOR/NO PRECAST WALLS/NO TILT WALLS
- NO GYPCRETE/NO LIGHTWEIGHT CONCRETE
- NO STEEL BEAMS/STEEL COLUMNS
- NO CONCRETE/WOOD/METAL STAIRS
- NO FLATWORK (SIDEWALKS, DRIVEWAYS, POOL DECKS, ETC.)
- NO ELEVATOR
- NO STUCCO, PAINT, OR OTHER FINISHES
- NO PRIVACY OR RETAINING WALLS
- NO INSULATION
- NO FIREPLACE**
- NO METAL DECKING/JOISTS/STRUCTURAL STEEL
- NO LIGHT GAUGE METAL FRAMING/METAL DECK

*ANY WORK REQUIRED IN ADDITION TO THE ENCLOSED SCOPE OF WORK SHALL BE COMPLETED AT A RATE OF \$75.00/HR FOR SUPERINTENDANT, \$55.00/HR FOR CARPENTER, \$45.00 FOR GENERAL LABOR, PLUS THE MATERIAL.

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EXHIBIT "D"

P.S. BEFORE SIGNING CONTRACT, FINAL SEALED SET OF BLUEPRINTS WILL NEED TO BE REVISED BY GCL CONSTRUCTION, INC.

PAYMENT SCHEDULE:

BILLS TURNED IN BY THE 10TH OF THE MONTH WILL BE DUE ON THE 25TH OF THE MONTH. BILLS TURNED IN BY THE 25TH OF THE MONTH WILL BE DUE ON THE 10TH OF THE FOLLOWING MONTH.

ALL INVOICES THAT BECOME PAST 30 DAYS DUE WILL BE SUBJECT TO A 1 ½ % PER MONTH FINANCE CHARGE. THIS PROPOSAL IS ISSUED ON THE BASIS THAT ALL INVOICES ARE PAYABLE WITHIN THE TERMS EXPRESSED IN THIS PROPOSAL AND CLAUSES SUCH AS "PAY WHEN PAID BY OWNER" ARE NOT ACCEPTABLE AND ANY LEGAL DOCUMENT OR DOCUMENTS CONTAINING SUCH A CLAUSE WILL NOT BE ENTERTAINED AND REJECTED BY GCL.

GCL CONSTRUCTION INC. AS A SUB-CONTRACTOR, AGREES TO CARRY WORKMANS COMPENSATION AND GENERAL LIABILITY INSURANCE. TO PAY ALL SALES TAXES AND OTHER TAXES UPON MATERIAL AND LABOR FURNISHED UNDER THIS PROPOSAL AS REQUIRED BY THE U.S. GOVERNMENT AND THE STATE OF FLORIDA.

FIRE AND EXTENDED COVERAGE INCLUDING ALL RISK BUILDERS INSURANCE WILL BE MAINTAINED BY THE OWNER, AND WILL COVER MATERIALS ON THE SITE AS WELL AS COMPLETED CONSTRUCTION.

ANY ALTERATION OR DEVIATION INVOLVING EXTRA COST OF MATERIAL OR LABOR WILL BECOME AN EXTRA CHARGE OR CHANGE ORDER OVER THE SUM MENTIONED IN THIS PROPOSAL. G.C.L. OFFICE MUST BE NOTIFIED IN WRITING OF ANY CHANGES AND BOTH PARTIES MUST APPROVE THEM BEFORE WORK WILL BE DONE. TRASH REMOVAL BY OTHERS.

ANY DELAYS CAUSED BY OTHER CONTRACTORS/TRADES OR BY THE WEATHER/FORCES OR NATURE SHALL NOT BE THE RESPONSIBILITY OF GCL CONSTRUCTION INC.

Date_____

Signed_____

GCL CONSTRUCTION, INC.

Date_____

Signed_____

-G.C.L. EMPLOYEES ARE TO BE PAID DIRECTLY BY G.C.L. CONSTRUCTION AND NOT BY GENERAL CONTRACTOR OR OWNER AT ANY TIME.

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