



Disclaimer & Contractor Responsibilities

***** Price of material in estimate may change due to current price materials. It will show in change orders that will be shown in final invoice.

**** 50% of estimate is due at contract signing and balance is due when job is complete.

*** Job price is based on the number of wooden pickets and poles that was counted onsite.

** Price is subject to change if that specified number changes.

* BMN Bridge Management will clean jobsite and haul off all excess construction debris, and will not be responsible for damage to sod or side walk that was damaged by fallen debris from broken picket/poles.

Work covers all material and labor.

Work comes with a 2 (two) year warranty.

CONTRACTOR RESPONSIBILITIES: The contractor shall provide all necessary labor and materials and perform all work of every nature on the proposed remodeling in accordance with this contract. Contractor will obtain building permits and/or inspections required to fulfill specified agreement. The owner, if necessary, will have a lot surveyed and will apply for all zoning, historic preservation or other related permits not pertaining to this scope of work as necessary to complete work below. All work is to be executed in a workmanlike manner in accordance with the contract, plans, and specifications.

BMN Bridge Management Group Inc. will not be responsible for any hazardous mold findings or removal without the consent of the client for removal. Client will be responsible for any additional cost of Hazardous mold removal, and or any testing for additional mold.

BMN Bridge Management Group Inc. will carry workman's compensation insurance covering its employees and shall provide public liability and property damage insurance.

BMN Bridge Management Group Inc. has not included any designs with this estimate. We are waiting for any changes to the specifications or modifications of the terms of this contract shall be put in writing and signed by both parties.

BMN Bridge Management Group Inc. proposal is based upon a mutually agreeable contract. Requested changes to the initial and approved scope of work will be handled as Change Orders. Additional work will only be performed upon written acceptance of the Change Order by the customer.

Any unforeseen delays not of BMN Bridge Management Group Inc. doing, after start of scheduled work, will be billable at the current time & material rates and will be added to the contract for this project. We will test and qualify only the new scope of work installed by BMN Bridge Management Group Inc. and specifications of this project. BMN Bridge Management Group Inc. will not be responsible for any unforeseen existing conditions, or damage that may occur when connecting to existing systems.

BMN Bridge Management Group Inc. shall guarantee any and all materials provided by BMN Bridge Management Group Inc., and work performed by BMN Bridge Management Group Inc. free from defects free for a period of no less than one year from date of acceptance.

BMN Bridge Management Group Inc. will not be including any design plans in the formal Proposal. The cost of all plans will be paid by the client to third party.

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BMN Bridge Management Group Inc. will not be responsible for the condition of the material supplied by client for this project.

Client will have to pay at BMN Bridge Management Group Inc. pricing for any missing material required for completion of project and must have all material ready at the start of project. If client does not have material ready for completion of project the client is still responsible for full balance of project.

Job price is based on visual inspection done on original walk through. Price is subject to change if extra internal damage is seen.

BMN Bridge Management Group Inc. will clean jobsite and haul off all excess construction debris, and will not be responsible for damage to sod or side walk that was damaged by fallen debris from broken columns or walls.

PAYMENTS: Payments: We will require 60% to start the project, and final 40% upon completion of full scope per requested. Once all parties agreed, drawings are ordered and stamped, Schedule of payment will be set to start. Client Agreement that invoice balance after start date of project.

FORMS OF PAYMENT: All checks will be addressed to BMN Bridge Management Group Inc., Credit or debit cards will have a 3% processing fee.

CHANGE ORDERS: Any additional work related, and any unforeseen "Site Conditions", Design Discrepancies, Errors or Safety Issues request will be applied in its own estimate and will require full payment before start. Once payment is fulfilled parts will be ordered and scheduling will be applied.