

ESTIMATE

Suncoast Roofing Solutions
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 Ryan Logrien
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Eastwood Pines Townhomes
2909 Pine Cone Cir
Clearwater, FL 33760

Estimate #	3300
Date	5/1/2026

Item	Description	Qty	Price	Amount
Drip Edge	<p>TILE ROOF REPAIR PROPOSAL Eastwood Pines Townhome Community</p> <p>Prepared For: Eastwood Pines Townhome Association Prepared By: Suncoast Roofing Solutions Date: 4/29/26</p> <p>Scope of Work</p> <p>1. Drip Edge Replacement</p> <p>Remove and replace approximately 350 linear feet of rotten and corroded drip edge.</p> <p>Carefully remove the first course of tiles along the mansard roof areas in affected sections.</p> <p>Salvage and store removed tiles for reinstallation.</p> <p>2. Structural Inspection & Decking</p> <p>Inspect underlayment and roof decking after drip edge removal.</p> <p>If any damaged decking or structural wood components are discovered, repairs will require a written change order.</p> <p>Contractor will provide up to three (3) sheets of plywood at no additional cost.</p> <p>Any additional materials beyond the included amount will be billed per pricing listed below.</p> <p>3. Tile Repairs & Replacement</p> <p>Address broken and loose tiles across all mansard roof sections.</p> <p>Identified 11 locations with more than 28 broken or loose tiles.</p> <p>Due to the existing tile being obsolete, the following solution will be implemented:</p> <p>Remove and replace one 13' x 11' mansard roof section using similar compatible tiles.</p>	1.00	\$18,400.00	\$18,400.00

Item	Description	Qty	Price	Amount
	<p>Salvage usable tiles from this section to perform repairs across remaining mansard roof areas.</p> <p>4. Flashing & Stucco Interface (If Required)</p> <p>Existing flashing beneath stucco will be cleaned.</p> <p>If stucco cutting is required for proper flashing repair:</p> <p>Additional cost of \$8 per linear foot will apply.</p> <p>Stucco repair will be evaluated and issued as a change order.</p> <p>Cleanup & Final Inspection</p> <p>Remove all debris, nails, and discarded materials from the job site.</p> <p>Conduct a final inspection to ensure:</p> <p>Quality workmanship</p> <p>Proper installation</p> <p>Full weatherproof integrity</p> <p>Material & Additional Work Pricing</p> <p>Material / Service</p> <p>Cost</p> <p>OSB</p> <p>\$80 per sheet</p> <p>Plywood</p> <p>\$100 per sheet</p> <p>2x4 Lumber</p> <p>\$6 per linear foot</p> <p>Lumber Boards / Fascia</p> <p>\$8 per linear foot</p> <p>Cedar Boards / Fascia</p> <p>Starting at \$14 per linear foot*</p> <p>Soffit</p> <p>\$125 per sheet</p> <p>*Cedar larger than 2x6 or specialty wood will be charged at market rate + \$5 per linear foot.</p> <p>Additional Notes</p> <p>Any work beyond the defined scope will require written approval via change order prior to proceeding.</p> <p>Pricing for additional materials applies after the included three (3) plywood sheets are used.</p> <p>All work will be completed in accordance with</p>			

Item	Description	Qty	Price	Amount
	Florida Building Code requirements.			
				
				
				
				
				
				



One year warranty included unless otherwise stated.

****NOTE: In the future, should you decide to have Suncoast Roofing Solutions replace your roof, we will apply a percentage of the cost of this repair to the replacement of your roof.****

*** Please note a 3.5% credit card processing fee may apply***
PLEASE CALL Jack at 813-526-0233 for any questions.

Sub Total	\$18,400.00
Total	\$18,400.00

SPECIAL INSTRUCTIONS

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTIONS 713.001-713.37, FLORIDA STATUTES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND SERVICES AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, SUB-SUBCONTRACTORS, OR MATERIAL SUPPLIERS, THOSE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE ALREADY PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. TO PROTECT YOURSELF, YOU SHOULD STIPULATE IN THIS CONTRACT THAT BEFORE ANY PAYMENT IS MADE, YOUR CONTRACTOR IS REQUIRED TO PROVIDE YOU WITH A WRITTEN RELEASE OF LIEN FROM ANY PERSON OR COMPANY THAT HAS PROVIDED TO YOU A "NOTICE TO OWNER." FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX, AND IT IS RECOMMENDED THAT YOU CONSULT AN ATTORNEY.

"BUYER'S RIGHT TO CANCEL";

Read as follows: "This is a home solicitation sale, and if you do not want the goods or services, you may cancel this agreement by providing written notice to the seller in person, by telegram, or by mail. This notice must indicate that you do not want the goods or services and must be delivered or postmarked before midnight of the third (3) business day after you sign this agreement. If you cancel this agreement, the seller may not keep all or part of any cash down payment."

Notwithstanding any current or prior election to opt in or opt out of receiving telemarketing calls or SMS messages (including text messages) from us, our agents, representatives, affiliates, or anyone calling on our behalf, you expressly consent to be contacted by us, our agents, representatives, affiliates, or anyone calling on our behalf for any and all purposes arising out of or relating to your loan and/or account, at any telephone number, or physical or electronic address you provide or at which you may be reached. You agree we may contact you in any way, including SMS messages (including text messages), calls using pre-recorded messages or artificial voice, and calls and messages delivered using auto telephone dialing system or an automatic texting system. Automated messages may be played when the telephone is answered, whether by you or someone else. In the event that an agent or representative calls, he or she may also leave a message on your answering machine, voice mail, or send one via text. You consent to receive SMS messages (including text messages), calls and messages (including prerecorded and artificial voice and autodialed) from us, our agents, representatives, affiliates or anyone calling on our behalf at the specific number(s) you have provided to us, or numbers we can reasonably associate with your account (through skip trace, caller ID capture or other means), with information or questions about your application, loan and/or account. You certify, warrant and represent that the telephone numbers that you have provided to us are your contact numbers. You represent that you are permitted to receive calls at each of the telephone numbers you have provided to us. You agree to promptly alert us whenever you stop using a particular telephone number. Your cellular or mobile telephone provider will charge you according to the type of plan you carry. You also agree that we may contact you by email, using any email address you have provided to us or that you provide to us in the future. We may listen to and/or record phone calls between you and our representatives without notice to you as permitted by applicable law. For example, we listen to and record calls for quality monitoring purposes. "If Suncoast Roofing Solutions Inc is not paid within the requisite time period, finance charges will be applied to the account at the highest allowable rate by law. The owner shall be responsible to pay the greater of either the cost of collections incurred or thirty (30%) percent of the principal balance due. The costs of collections includes all fees and costs related to the collections of the debt, including but not limited to reasonable attorneys fees and costs."

CUSTOMERS ACCEPTANCE:

_____ Date: _____

AUTHORIZED SIGNATURE:

_____ Date: _____