

**ESTIMATE FOR:****DATE: 04/15/2020**

My Client

Your Street

New Orleans, Louisiana 70115

**FROM:**

SBI, Inc.  
 187 Thoroughbred Avenue  
 LAPLACE, LA 70068  
 Office: 504.382.2410

LA State Commercial Building Construction (statewide) # 58032  
 LA State Residential Contractor (statewide) # 885905  
 LA State Electrical License (statewide) # 58032  
 LA State Mechanical License (statewide) # 58032

**GROUNDS**

1. Install flashing at porch and wall. Remove wall cladding lap siding install flashing, install ice and water shield barrier and re-install wall cladding. Note: This will address the moisture concern at the front-right corner of wood sill as stated on report page 9.

**\$650****FOUNDATION AND STRUCTURE**

1. Install (2) CMU blocks piers with girder under front porch. \$300 per pier

**\$600**

2. Remove and replace 6 feet of pressure treated wood sill on right side.

**\$425**

3. Remove cantilevered wood sills on both left and right side where non-professional supports were noted under crawlspace. Install approximately 24 piers (12 on right and 12 on left at center of floor joist). Pour footings, install CMU block, concrete cap with termite shields, install pressure treated wood sills at center to provide support to floor joist. Leveling will not be performed since this will cause further problems in the home. (\$250 per pier)

**\$6,000**

4. Repair large openings under tubs (bath traps). Support floor joist and sub-floor where needed and cover and seal with XPS foam board - secured with removable fasteners.

**\$300**

5. Block all open walls between wood sill – floor joist and exterior perimeter walls using XPS foam board, solid block between floor joist where cross bracing is missing not less than 8 feet in distance.

**\$875****EXTERIORS**

1. Openings, loose, split, missing, nonprofessional repairs and/or moisture-related damage was observed to the exterior walls, and/or trim. Remove and replace rotted wood wall cladding and repair other walls and trim as needed. Secure and seal all exteriors openings that has caused moisture intrusion into the buildings structure. This does not include priming and painting.

**\$5,700**

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## **ROOFING**

1. Clean gutters, repair head-wall flashing, evaluate roof framing to determine cause for roof depressions and raised framing "high spots" and repair accordingly. **\$2,600**
  2. Repair raised flashing, nails and shingles on roof. Replace components / materials where needed. If shingles are replaced the color match may not be an exact. **\$1,250**
  3. Remove and replace up to (3) roof jack boots where patching was noted. (\$200 each) **\$600**
  4. Repair openings in roof where daylight was observed by installing 15 lb. saturated felt paper and new shingles where present **\$375**
  5. Remove and replace damaged shingles at roofs edge perimeter and remove and replace rotten or damage plywood roof sheathing where needed **\$1,100**
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## **PLUMBING**

1. Correct direction of upside-down condensate drain and extend toward ground 6-inches, install WYE with 1/8 bend to connect vent under house on right side. Extend TRP tube and emergency drain lines for water heater to exteriors and turndown toward ground approximately 6-inches. Install hard metal smooth wall dryer vent, support with metal straps and dryer vent cover with damper to exterior wall. Correct improper slope to drain waste line under home to a degree of 1/4" per foot. Secure toilet to floor and seal if needed. Replace kitchen sink faucet. (client to purchase kitchen fixture) **\$1,150**
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## **ELECTRICAL**

1. Install bond screw or bonding strap @ main electrical panel. Replace damaged GFCI's outlets (up to 5), Secure AC disconnect to wall. Install proper sized fuses at AC unit disconnect, install cover plates at open junction boxes in crawlspace. Remove exposed wire in cabinet and protect with armored cable or seal tight flex. Replace lamps in attic. Secure loose wires hanging under crawlspace and replace Square D breaker with GE breaker (2-pole 30 amp). Identify breakers and label. **\$1,575**
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## **HVAC**

1. Position gas B-vent to allow for proper clearance and re-strap. **\$90**
  2. Insulate condensate drain line in attic. Install P-trap and float switch. **\$325**
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## **VENTILATION – INSULATION - ATTIC**

1. Install exhaust roof static vents or ridge vents to provide adequate ventilation in attic. Install 16-D nails at all metal brackets to attic stairs to secure in place for safety. **\$750**
  2. Repair brick chimney where loose and falling. Will remove approximately 2 feet off the top and tuck and point other loose bricks joints. **\$575**
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## **INTERIORS**

1. Will tape and float inside corner of wall with 20-minute hot mud. Prime and paint not provided. **\$250**
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## **Stains - Suspected Mold Growth**

1. Clean and treat damaged areas after evaluating the cause.  
(Allowance provided for estimated treatments and repairs) **\$1,600**
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**TOTAL INVESTMENT** **\$26,790**

