

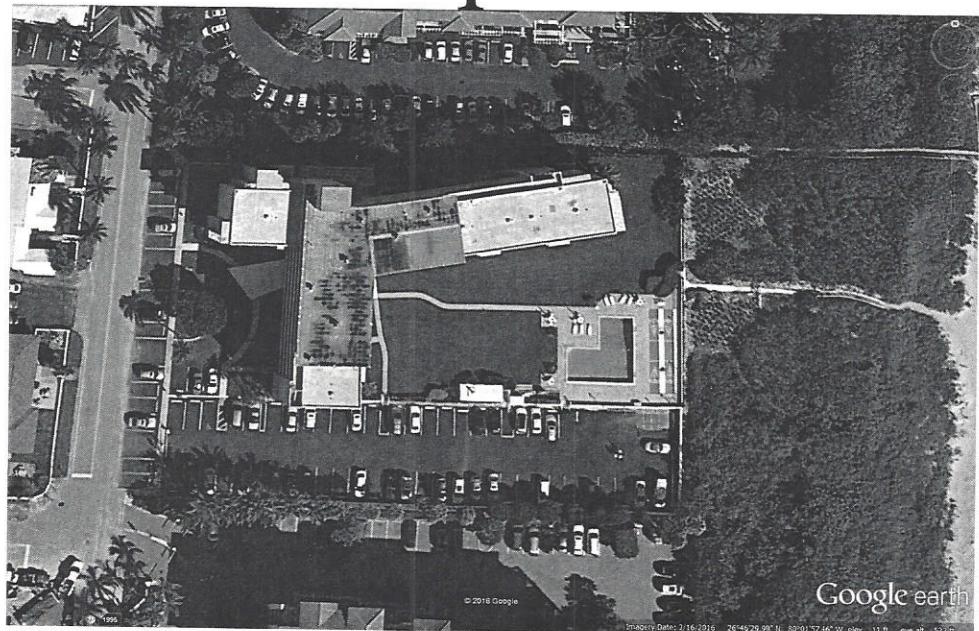
2016

Value  
Quality  
Service  
Safety



*"Industry Standards Are Just Our  
Starting Point"*

# Roofing Service Proposal



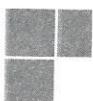
## Building Name/Address

Palm Beach Shores Apartments  
33 S Ocean Ave  
Palm Beach Shores, FL

## Customer

Joe Adamson  
33 S Ocean Ave  
Palm Beach Shores, FL

Ehron Elkins  
Ehron@EmpireRoofing.com  
8/17/2016



<p><b>Scope Of Work Project Specifications</b></p> <p><b>Palm Beach Shores Apartments</b></p> <p><b>Tear off down to deck / Install Tapered Insulation</b>  <b>New LWC 50mil XT Fibertite Fleece Back Adhered</b></p> <p><b>20 Year Manufacturer Warranty</b></p>	<p><b>ENGINEERING &amp; PERMIT</b></p> <ol style="list-style-type: none"> <li>Provide the necessary project specific engineering by a Florida Licensed Engineering firm necessary to submit with our permit package.</li> <li>All fees associated with our Engineering and Permit processes are included.</li> </ol> <p><b>SET-UP &amp; SAFETY</b></p> <ol style="list-style-type: none"> <li>Pre-construction meeting/communication must be performed to discuss processes, scheduling and logistical items.</li> <li>Mobilize crews and equipment expeditiously and safely using the highest standards of Jobsite Safety and Compliance. Institute safety policies including but not limited to:             <ul style="list-style-type: none"> <li>Perimeter warning lines and/or safety monitoring system.</li> <li>Fall protection carts when required.</li> <li>Ensure all employees have safety harness and safety glasses.</li> </ul> </li> <li>First aid kits shall be available in roof top job box and all Company vehicles.</li> <li>Unload all material in designated storage area and cover with Tarps or Visqueen. Take inventory of all materials delivered to site.</li> <li>Emergency dry in material including sheet goods and sealants will be onsite to ensure protection of property in case storms move into area during demolition phase.</li> </ol> <p><b>DEMOLITION &amp; CLEANING</b></p> <ol style="list-style-type: none"> <li>Remove the existing roof assembly down to the existing deck. Remove all roof related base flashings and metal flashings as necessary to accommodate the new roof installation as noted below. Dispose of all roof related debris in accordance with Palm Beach County Code Requirements.</li> <li>Remove obsolete curbs, vents and pitch pans and re-deck the roof openings.</li> <li>Keep the grounds clean at all times.</li> <li>No more roofing will be removed than can be replaced with new roofing that same day.</li> </ol> <p><b>INSULATION &amp; ROOFING</b></p> <ol style="list-style-type: none"> <li>Provide and install one layer of new tapered Polyisocyanurate adhered to the deck in accordance with the Manufacturer's Dade County Approval.</li> <li>Provide and install one layer of new <math>\frac{1}{4}</math>" Securock adhered in accordance with the Manufacturer's Dade County Approval.</li> <li>Provide and install one (1) layer of new 50 mil <b>Fibertite XT Fleece Back</b> thermoplastic roof membrane fully adhered in accordance with the Manufacturer's Dade County Approval and Florida Building Code Requirements.</li> <li>A tie-in between the existing roof and the new roof will be constructed every night prior to leaving job site.</li> </ol> <p><b>FLASHING &amp; SHEET METAL</b></p> <ol style="list-style-type: none"> <li>Provide and install new <b>KEE</b> base flashings at the existing parapet walls adhered per the Manufacturer's requirements. Where possible, new flashing to be installed extending up and over the parapet wall. Otherwise, new flashings to be installed a minimum of 8" above finished roof surface then terminated using termination bar and appropriate fasteners. New cover board material will be used anywhere incompatible residue cannot be completely removed.</li> <li>Provide and install new <b>KEE</b> base flashings at the existing mechanical curbs adhered per the Manufacturer's requirements. Prior to installing the new flashings at the A/C curbs, install new insulation around the curb where existing becomes damaged or unusable. New cover board will be used anywhere incompatible residue cannot be completely removed.</li> </ol>
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3. Provide and install new .040 Aluminum Kynar Coated (Owners Choice from Standard Color Chart) skirt metal counter flashing at all curb locations where new flashings cannot be installed up and over the curb.
4. Provide and install new .040 Aluminum Kynar Coated (Owners Choice from Standard Color Chart) surface mounted counter flashing attached to the wall with appropriate fasteners w/neoprene washers. Apply Sonolastic 733 primer and urethane caulk at the top of the new metal flashing. This detail occurs only where the new wall flashing membrane is not installed up and over the wall.
5. Provide and install new .040 Aluminum KEE all-purpose vents and/or gooseneck vents where the existing becomes damaged or unusable.
6. Provide and install new shop fabricated .040 Aluminum KEE coated metal scupper inserts at all existing scupper and overflow scupper locations in accordance with the Manufacturer's Requirements.
7. Provide and install new .040 Aluminum KEE coated drip edge.
8. Provide and install new extruded KEE base flashings at all existing plumbing stacks (VTR's) per the Manufacturer's Requirements.
9. Provide and install new .040 Aluminum Kynar Coated (Owners Choice from Standard Color Chart) conductor heads and downspouts.
10. Provide and install new .040 Aluminum Kynar Coated (Owners Choice from Standard Color Chart) coping cap.
11. Provide and install new pitch pocket assemblies at all pipe stand legs and other irregular penetrations per the Manufacturer's Requirements. Pourable sealer OR self-leveling sealer will be used as filler. No roof cement or asphalt will be used.

#### MISCELLANEOUS

1. Provide and install new 2x wood blocking on parapet walls.

#### WARRANTY/EXTRAS

1. Manufacturer's Twenty (20) Year NDL Warranty included.
2. Empire Roofing's Two (2) Year Workmanship Warranty included.

#### EXCLUSIONS

Painting, stucco, structural, waterproofing, plumbing, carpentry or mechanical work.  
Interior protection Any other work not noted in above scope of work.

**Total Price.....\$336,720.00**

Pricing includes all necessary permits, insurance, engineering and taxes as applicable per state and local code requirements.

#### UNIT COSTS

Replace damaged deteriorated tectum panels.....\$300.00 Per panel



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<b>Projected Timeline</b>	Start Date: will discuss Finish Date: TBD
<b>Your Investment</b>	We propose, hereby, to furnish membrane, accessories, and labor, complete in accordance with the above specifications, for the sum of: <u>See Above taxes</u> included. Terms: Net due in full upon completion. A service charge of 1 1/2% per month will be added to all accounts not paid 30 days from invoice date.
<b>Legal Language</b> <i>This proposal may be withdrawn if not accepted within 30 days.</i>	All material is guaranteed to be specified. All work to be completed in a workman like manner according to standard practices. Any alteration or deviation from the above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the original proposed estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance. All applicable taxes included.
<b>Empire Roofing Authorization</b>	Submitted By: Signature: _____ Date: 8/17/16 Name: Ehron Elkins Title: Estimator
<b>Your Agreement And Signature</b>	The above prices, specifications and conditions:  Client Signature _____ Date: _____ Your Name _____ Your Title _____



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***Why Us?***  
***Differences You Can Trust***  
*Satisfying Clients Since 1982*

	<b>Most Contractors</b>	<b>Empire Roofing</b>
<b>Commitment to Service...</b>		
Responsive & Responsible:		
Actions Based On Ethics	NO	YES
Emergency Crews 24/7	NO	YES
Relationships All Major Mfg. Systems	NO	YES
<b>Commitment to Quality...</b>		
Performance & Problem Prevention:		
Extensive Pre-Planning & Documentation	NO	YES
Best Practice Sharing – Nationally	NO	YES
Certified All Major Mfg. Systems	NO	YES
Equipment Maintained Daily	NO	YES
Roof Installation 100% Co. Employees	NO	YES
<b>Commitment to Value...</b>		
Deliver Promises & Value		
Focus On Waste Reduction	NO	YES
Significant Purchasing Leverage	NO	YES
Sensitive to Client Operation Issues	NO	YES
Client Project Updates Dates	NO	YES
Utilize Quality Components Entire System	NO	YES
Certified For Best Warranties Available	NO	YES
Change Orders Are Rare	NO	YES
<b>Commitment to Safety...</b>		
24 Hours & 7 Days a Week		
Pre-Construction meetings	NO	YES
Plan & Communicate Daily	NO	YES
Continuous Cleaning Of Work Site	NO	YES
Weekly “Toolbox” Talks	NO	YES

**Quick Facts about Empire Roofing:**

**Issue**

Most Reliable Service  
Superior Quality  
Industry Leadership  
Financial Capability  
Superior Employee Experience

**The Proof**

Capabilities Beyond the Expected  
Highest Certifications in the Industry  
Partner with NRP/MRCA/NRCA  
No Long Term Debt  
Average 10 Years Plus With Company



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## What Clients Are Saying About Their Empire Roofing Experience...?

Satisfying Clients Since 1982

Name
Debbie Zhanel Property Manager Bradford Management Company, Inc.

Joel K. Lewallen, RRC, RRO, CCPR, CCCA, LEED AP Johns Manville Roofing Systems
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Jennifer Higgins Senior Property Manager ProLogis - Dallas
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Stephen L. Patterson, PE RRC Roof Technical Services, Inc.
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Michael D. Blanchette, RRO, RRC, FRCI Vice President Amtech Building Sciences, Inc.
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Greydon T. Sargent Vice President, Capital Programs AMB Property Corporation
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Testimonial
<i>Thank you for your prompt response to our work request and for bringing these missing strainers to our attention. You guys do a great job and we are very appreciative.</i>

"We're very proud to include Empire Roofing Company on our list of Johns Manville Approved Applicators, and they've earned our highest level of approval, Pinnacle, each year since the inception of the program. I can always count on Empire for the highest level of quality and professionalism."
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"I have worked with Empire Roofing for 14 years. Over that 14 year period they prove day after day that their customers are very important to them as well as getting the job completed promptly. Their work is of the highest quality and they are always there when needed. For example: while re-roofing a building that is occupied, each morning when they arrive on the job, they check in with each customer, to let them know what will be going on that day and to make sure everything is ok with them as well as inside of their space. Their employees are at the highest level in service as well as knowledge."
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"I have been in the roofing industry for more than 35 years, and, without question, Empire Roofing among the best if not the best contractor I've dealt with in all those years. Empire's level of professionalism and attention to detail is as good as it gets. It's been an honor to work with Empire over the years."
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"I often tell clients that if Empire gets the project we need to do little or no on-site observation; they always perform at an above average level."
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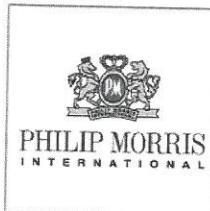
"Empire has successfully managed our 7+ million square feet of roofs in the Florida market from leak repairs to the most complicated replacements. In addition, they have played an important role in the development and implementation of our roof asset management program. The program provides us roofs that perform better and last longer with a significant reduction in lifecycle cost."
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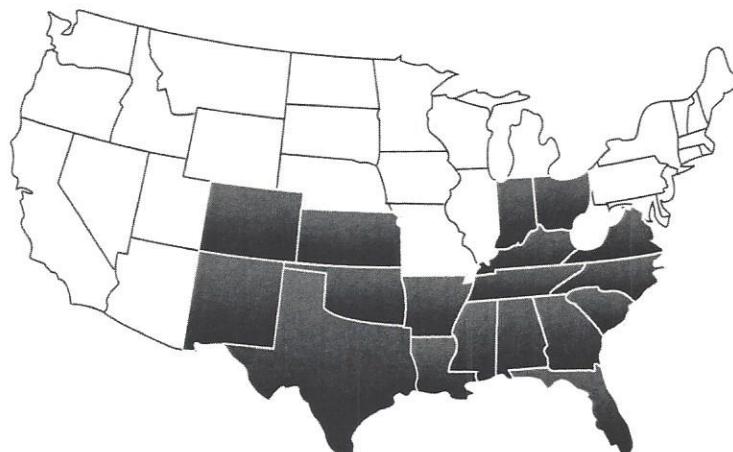
*More Clients You May Know  
Who Have Given Us Their Trust*  
Satisfying Clients Since 1982



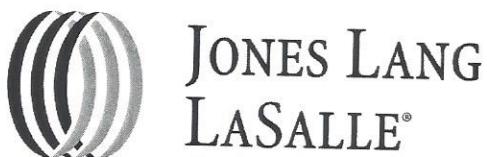
AMB PROPERTY CORPORATION®



American Airline



Map of Licensed areas



Bank of America.



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