



Quote Revised

Date: March 12, 2025 RECEIPT
2273

1820 LLC, #101 and
#102 New
1820 Miami FL, 33129

Payment Method	Tentative timeline	Job
50% commencement 35% after duct work and 15% Final	#101 and #102 only	Vanella -Post Repair Additional

Qty.	Description	Price	1st %	Total
	General Description:			
	Unit #101 & #102 exterior area (create the partitions- fire proof from the office to #101). Create the partitions according to the new plans drafted by new Architect Orestes Lopez, (AR0009350). Creating two bedrooms in #2.			\$8,286
	Create two full kitchens (no appliances) all wood 40" upper cabinets and 36" lower cabinets with a white quartz stone with their corresponding waterfall and ss handles. Color (opt to the owner). According to plans			\$36,880
	Reconfigure existing office restroom for ADA compliance. * See attached			\$6,000
	Create two new bathrooms at the living units.			\$7,900
	Electrical: we will install a new tankless water-heater shared for both units			\$986
	Mechanical: reallocate duct work according to plans in both of the units. We will discuss further if each unit will need its own ac unit.			\$11,862
	Add water heater systems (1) for #101+102 and the other for Unit#0 tankless). Installation and unit. We will add a tankless water-heater Shared			\$1,440
	Reorganize laundry and storage area			\$2,460
	Re structure Electrical room and enclosed building a wall as well as closed existing exit so we can expand the electrical room underneath the stairs – costume door included			\$3,989
	Repair middle wall and remove all the electrical conduits existing so there is access from unit #1 to the new exit through the new door – add a new door			\$3,290
	Paint and finish with a prime			\$2,690

All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from specifications above involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. The above work does not include any structural repairs below the roof deck, air conditioning, electrical, satellite, etc. of said items or related items not directly related to the installation of the roof. Any damages caused by any third party, such as installation of new AC units or repairs done by any party without written authorization from Gator Roofing & Const. will not be covered by the company's 1 year warranty on work performed and or maintenance agreement. Our workers are fully covered by Workmen's Compensation Insurance. Warranty is effective from the date of this contract- 1 year limited warranty against leaks due to workmanship. EXCEPTIONS: 1]. Any damages caused by acts of nature i.e. hurricanes, tornados, wind storms, must be paid by owners insurance. Replacements of any part of the roofing system, or flashing not performed by anyone who is not authorized agent of Gator Roofing & Construction, LLC/ and or without written consent of Gator Roofing & Construction, LLC. 2]. Gator Roofing & Construction LLC, shall not in any event be liable for any special, indirect, or consequential loss of contents or profits or any other incidental, general, special, or compensatory damages to anyone. 3]. Claims must be reported to Gator Roofing & Construction, LLC. In writing within 30 days after discovery of nonconformance, rupture, perforation, or structural failing, and Gator Roofing & Construction, LLC. Shall be given a reasonable opportunity (no less than 30 days of notification), to inspect the roofing, flashings in claims. Adequate information must be submitted with claim including date of installation, proposal Number, a copy of this document must be presented at time of claim.

Subtotal	\$85,783
Tax%	\$5,876
Total	\$91,659

*To ensure ADA compliance and achieve proper turnaround space in the restroom, the project will involve demolishing the existing restrooms and constructing new, fully accessible facilities. Structural modifications will include widening doorways to a minimum of 34 inches, lowering sinks and countertops to a maximum height of 34 inches, and installing reinforced grab bars for added support. Nonslip flooring and smooth transitions will be incorporated to enhance safety. Plumbing adjustments will involve relocating fixtures to meet ADA clearance requirements and installing ADA-compliant sinks, toilets, and faucets for improved accessibility. These upgrades will ensure the new restrooms meet all necessary accessibility standards while maintaining functionality and durability.