



Ness LLC

1315 W. Orchard Ave, Nampa, ID 83651
phone 208.466.7594 - fax 208.461.9505 - RCE-481
email: doug@nessllc.com - www.nessllc.com



Ness LLC Proposal for: 1255 W. Elias Dr. Meridian, Idaho 83642

February 12, 2020

What to expect with a Drain Install:

- ✓ Access is key! We will need admission Monday through Friday, 8 am - 5 pm while the project is in progress. Ness is bonded and insured. It is not necessary for a home owner to be present while the work is being done. Please make sure we have a house key or garage code for entry. The easier the access is for our technicians, the faster the job goes!

- ✓ All access to the crawlspace will be protected by plastic sheeting during work.

- ✓ Installing a drain system is a 14-21day process, depending on drying time. The process CANNOT be rushed or our warranty may be compromised. Please plan accordingly.

- ✓ Fans need time to dry the area so we don't always schedule for consecutive days. We try to give as much notice as possible but last minute schedule changes can and do occur. Please direct all questions to ty@nessllc.com

- ✓ Please note: We are almost a month out in scheduling new projects. If a signed contract is returned within 24 hours, your estimated start date will be during the week of March 9th. Please plan accordingly. If there are any cancellations, you will be moved up in the schedule and contacted for access.

- ✓ We have now extended our warranty for sump pump drainage systems to 10 years!





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2-12-2020

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PROPOSED WATER DRAINAGE for the crawlspace at 1255 W. Elias Dr. Meridian, Idaho 83642

As requested, the crawlspace was inspected for standing water. There is visual evidence of a history of seasonal water intrusion so we would recommend installing a two pump drain system in the interior perimeter of the crawlspace. We also recommend contacting a gutter professional to change or extend the discharge of the downspout on the back left corner of the house to beyond the patio towards the middle of the yard.

The view was limited in some areas due to standing water. If mold is discovered while installing the drain system, a separate bid for remediation will be provided.

Part 1: Drainage (Digline will be contacted to mark all utilities)

1. All access to crawlspace surfaces will be protected by plastic sheeting during work.
2. Preliminary digging and pumping to remove excess water, as needed.
3. Negative air machine used for the crawlspace during work and for dry down.
4. Additional fans will be installed for dry down, as needed.
5. Clear foundation vents of any insulation or debris that may be blocking air flow.

Part 2:

1. Install a fabric lined graded drain system below the bottom of the footings along the entire interior perimeter except for behind the garage and main entrance.

2. Drain in crawlspace will collect into two sump tanks. One will be located in the back-middle area of the crawlspace and the other will be located in the right side towards the front.

Part 3: Install sump pumps into tanks with insulated lids in the appropriate determined areas. Sumps will discharge through a drain line to a dispersal bed towards the front right landscaped corner. (The sump pump discharge line will not be visible from the outside of the house. Installation of electrical outlet with audible alarm and manual shut-off included.)

Total Labor & Materials Parts 1-3 = \$5,490.13

Part 4: Remove and dispose of old vapor barrier, miscellaneous debris, and building materials. Install new 6 mil. vapor barrier in the entire crawlspace and pull up onto the footings, where possible.

ADD to Total = \$660.42

>> To be paid in full upon completion << >> 3% charge on credit card transactions <<

Parts 1-3 Accepted by: _____ **Date** _____

Part 4 Accepted by: _____ **Date** _____

Please print name: _____

When accepted, please sign, fax or scan and send back. Fax 461-9505 or Email ty@nessllc.com
Douglas A. Ness (CMRS) -Idaho Contractor Registration# RCE-481

Ness, LLC gives a **10 Year Warranty** on sump pump, drain system for no standing water (as per signed contract) on the crawlspace floor where drain was installed from ground water seepage, and rain/snow. This Warranty is Transferable to new home buyer within warranty period. Drainage Warranty excludes water standing on the crawlspace floor from flooding that is not part of ground water seepage from irrigation or rain or due to, interior home appliances or plumbing leaks. Furthermore, Ness, LLC is not responsible for any future landscape changes that may disrupt the system. A Service Charge applies for *non-warranty* issues. Liability is limited to the cost of the system.

Work under this proposal is limited to the items listed. Any additional work will need to be outlined and set out by a separate contract, or have the contract amended and signed to reflect any additional work desired.