

**Ness LLC Proposal for:** 11690 W. Pinewood River Ln. Star, Idaho 83669 **June 11, 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 10-17 day process, depending on drying time. Please plan accordingly.
* Fans need time to dry the area. 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.

* If a signed contract is returned within 24 hours, your estimated start date will be some time during the week of July 6th. 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!





Steve DeBlasio, 916-870-9830 6-11-2020 Page 2 of 3

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**PROPOSED WATER DRAINAGE for the crawlspace at 11690 W. Pinewood River Ln. Star, Idaho 83669**

**Ness, LLC is an IICRC council certified Mold Remediation Contractor, licensed, bonded, and insured with mold and environmental pollution endorsements.**

Based on the visual evidence that there is a history of seasonal water intrusion, a partial drain system is recommended. There did not appear to be any visible microbial growth, at this time, but the view was limited due to standing water in some areas. If any microbial growth is discovered, while the recommended work is performed, the owner will be informed immediately and a bid will be provided for remediation. The vapor barrier is in poor condition and will need to be replaced. We also observed a leaky hose bib. While this contributed to some of the water, it is not the entire cause. We recommend a licensed plumber assess and repair the bib.

**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. Set up negative air machine and additional fans, as needed, for dry down.
4. Clear all insulation and debris from air vents for air flow.

**Part 2: Directions given facing the front door from outside.**

1. Install a fabric lined graded drain system below the bottom of the footings along the entire interior perimeter of the crawlspace except for behind the garage and the right side of the main entrance.
2. Drain in crawlspace will collect into a sump tank located in the back- middle area of the crawlspace.

**Part 3:**Install sump pump with insulated lid in the back- middle area of the crawlspace. Sump will discharge through a drain line to a dispersal bed that will be determined onsite. (The sump pump discharge line will not be visible from the outside of the house. Installation of electrical outlet with audible alarm is included.)

**Total Labor & Materials Parts: 1-3 = $ 5,208.12**

**Part 4:**Ness will remove and dispose of old vapor barrier, miscellaneous debris, building materials. Install new 6 mil. vapor barrier in the entire crawlspace and pull up onto the footings, where possible. Tape all seams. **ADD to Total $650.07**

***>> Paid out of closing as long as closing is within 21 days of job completion or 50% down and 50% paid upon completion <<***

***>> 3% charge on credit card transactions <<***

**Parts 1-3 Accepted by**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Part 4 Accepted by**: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Please print name**:  \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

      Douglas A. Ness (CMRS) -Idaho Contractor Registration# RCE-481