



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: 12249 Moss Lane Nampa, Idaho 83651

5-28-2021

What to expect with a Mold Remediation Project?

- ✓ 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 homeowner to be present while the work is being done. If you are comfortable with it, 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 affected areas will be protected by plastic sheeting during work.
- ✓ Mold remediation will typically take 5-7 days and sometimes 5-10 working days, depending on the scope of work and scheduling.
- ✓ We do not always schedule for consecutive days. This is a normal part of our process. Fans may need to run an extra day or two to dry down surfaces and atmosphere. We try to give as much notice as possible but last-minute schedule changes can and do occur.
- ✓ If signed within 24 hours, we will be able to schedule this project some time during the week of June 7th.





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RESTORATION PROPOSAL for the Crawlspace at 12249 Moss Lane Nampa, Idaho 83651

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

As requested, the crawlspace was inspected for drainage and mold issues. We recommend installing a drain system as there is visible evidence of a history of seasonal water intrusion. The vapor barrier is in poor condition because of the water intrusion and will need to be replaced. There was also visible mold on the rim joists, the floor joists and around some plumbing lines. Remediation will be required. The mold was likely created by repeated exposure to high humidity from the water intrusion. There was also evidence of previous plumbing leaks. We would suggest contacting a licensed plumbing professional to inspect the lines in the crawlspace for any issues.

We can schedule an inspection for the living areas of the home, if requested once the contents of the home have been cleared and full access is available.

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. Clear all vents of any insulation or debris that may be obstructing air flow.

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

1. Install a lined and graded drain system below the bottom of the footings along the entire interior perimeter of the crawlspace.
2. Trenches in the crawlspace will drain and collect into a sump tank located in the middle of the crawlspace.

Part 3: Install sump pump into tank with insulated lid in the appropriate determined area. Sump will discharge through a drain line to a dispersal bed towards a landscaped area 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 and manual shut off included.)

Total Labor & Materials Parts 1-3: \$ 3,240.16

Part 4: Crawl Space Remediation

1. All access to the crawlspace will be protected during work.
2. Containment will be set at the crawlspace access.
3. Hepa filtered negative air flow will be ongoing during the project.
4. The furnace system is to remain off during the work and for three hours after each treatment.
5. Remove any insulation from the area where work is to be performed.
6. Remove and dispose of some insulation that is damaged.
7. Perform surface cleaning and abrasion removal, as needed, and treat impacted rim joist, bottom cords of floor joists and around some plumbing lines. (See Part 5)
8. Push back insulation where removed and remove paper backing if necessary.
9. Install new insulation where needed.
10. Clear all vents of any insulation or debris that may be obstructing air flow

Part 5: Microbial Growth Remediation

1. After containment is set up, perform surface cleaning and abrasive removal, as needed, of visible microbial growth on the impacted areas previously mentioned. Once mold impacted surfaces are cleaned, then treat the remediated surfaces in the crawlspace with a non-toxic Microbial Growth Inhibitor.
2. (1) Procedures are established from IICRC S520 Standard and Reference Guide for Professional Mold Remediation. (2) All work in the crawlspace/basement will be performed using accepted procedures. (3) Respiratory Protection is in accordance with the OSHA respiratory protection standard (29 CFR 1910.134) for the remediation. Gloves, full-face respirators, p-100 particulate filters, Tyvek full body suits with hoods and boots.
3. Photo documentation of work performed is available at the end of the project upon request. Disposal of debris.

Total Labor & Materials Parts 4-5: \$3,116.32

Ness LLC give a **5-year limited warranty** on no visible microbial re-growth where work is done. Warranty is **void** if any water or water source introduced into the area.

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.



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Part 6: Mandatory 3rd Party Certified mold inspector's visual inspection and documentation for the attic and crawl space.

****Final Clearance Air Testing not included in protocol or scope****

ADD to Total: \$210.00

Part 7: Remove and dispose of 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: \$658.18

*>> Paid out of closing if closing is within 21 days of job completion or 50% down and 50% paid upon completion <<
>> 3.5% charge on credit card transactions <<*

Parts 1-3 Accepted by: _____ Date _____

Parts 4-5 Accepted by: _____ Date _____

Part 6 Accepted by: _____ Date _____

Part 7 Accepted by: _____ Date _____

Please print name: _____

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

Ness LLC gives a **5-year limited warranty** on no visible microbial re-growth where work is done. Warranty is **void** if any water or water source introduced into the area. After the treatment procedures, mold will not grow if there is no additional water source. **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.**

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