

Higgins, Timothy S.

From: RSilver999@aol.com
Sent: Tuesday, February 11, 2003 10:19 AM
To: HigginsT@lincolntown.org
Cc: ColemanC@lincolntown.org; Judith144@aol.com
Subject: Re: FW: Pierce House Roof

Tim,

We received an estimate from Superior roofing this past November. A copy should be on file with Chris. I will be pleased to bring another copy by at noon time. At the same time, Earl received a copy; suggested a few revisions, which have been made without affecting the price.

The current estimate is \$46,000 for the roof incl. the widow's walk.
\$1500 to re-lead 2 chimneys
\$23,375 to copper in-line gutters

One of the benefits of Superior roofing is they are able to send enough workmen to complete the job within a week, so that it isn't necessary to schedule this at off times. If timing needs to become a factor, the best times to do this work would be late March/early April or November, to minimize the loss of revenue.

I spoke with Veronica this morning, and the most current available figures are end of December. Our balance at that time was \$34,000. I believe it has increased somewhat as January was a strong revenue month. February however is the time of yearly expenditures for rug cleaning, floor washing, painting to hide the watermarks from roof leakage etc.

There are watermarks from leakage on all 3 floors. Our current strategy has been to scrap and paint, but this only solves a cosmetic problem.

The need for a new roof existed long before my tenure began in 1995. We have attempted on several occasions to patch as we go, but this is not a satisfactory long term approach. As Pierce House revenues are off by approx. 25%, with no signs of improving, it is hard to see where the Pierce House would be able to assume any of this cost. In fact, it was Gary and Sara who suggested the CPA route to us.

I hope this helps. I'm at 9757 until noon, and I will stop in with an estimate copy thereafter.

Thanks for your help
Richard

SUPERIOR
INDUSTRIES INC.
ROOFING GUTTERS RUBBER ROOFS

11/18/02

Richard Silver
17 Weston Road
Lincoln, MA
H: 978-635-0491

Squares: 36	Cap: 20Bdls.	Rubber: 10
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Roof Will Be Hand Nailed Only

1. First step consists of installing a tarp or tarps from the roof to the ground to prevent damage to the house or to plantings or lawn area.
2. Next, remove existing layers of asphalt shingles and dispose of.
3. Completely de-nail roof and re-nail roofing boards as needed.
4. Replace any rotted or broken wood (roofing boards) at no cost up to 100 board feet. (Additional board feet available at \$3.50 per ft. and \$1.45 per sq. ft. for plywood.) (All roofing boards used will be 1/2" thick and any and all plywood used will be 5/8" inch thick.)
5. Apply six feet of Certainteed Winter Guard or GAF Storm Guard along the eaves of the roof, three feet along the side walls, three feet around chimneys and pipes, three feet in all valleys and three feet along the rakes.
6. Next, apply a Certainteed Roofers Select or GAF Shingle-Mate fifteen pound felt paper to the remainder of exposed roofing area.
7. Chalk lines every five inches.
8. Install eight inch aluminum drip edge to all rakes and eaves (white, brown or mill finish).
9. Install pipe flanges as needed.
10. Apply a Fifty Year Certainteed or GAF Architectural Shingle. Color: _____.
11. Re-Lead chimney. Yes. (2)
12. Install a Cobra Vent ridge system or Certainteed Air Vent on the House to allow for proper Ventilation.

1-888-818-ROOF • Fax: 978-486-0906
781-643-2999 Arlington • 978-369-0950 Concord
978-486-0900 Littleton • 617-959-8900 Newton • 781-274-6600 Lexington

13. Work site shall be cleaned on a daily basis and all areas will be gone over with a magnet to pick up the nails.
14. Superior Industries will supply the customer with any and all permits pertaining to the job.
15. Superior Industries will furnish a CertainTeed SureStart or GAF Golden Pledge enhanced warranty which entitles homeowner to twelve full years of non-prorated coverage including labor, materials, workmanship errors and disposal costs.
16. Superior Industries will supply the customer with a liability (\$2,000,000.00) and workers' compensation (\$1,000,000.00) insurance certificate. **(All workers are employees, not subcontractors.) Massachusetts License #133639. Better Business Bureau #83356.**
17. 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 estimate.
18. Payment to be made as follows: 1/3 deposit due upon signing, 1/3 due halfway through the job and the balance due upon completion of the job.
19. **Attention Home Owners: please cover all personal belongings in the attic or storage area due to the possibility of roofing debris or dust coming in through the cracks of the wood. Superior Industries will not be responsible for debris or dust in the attic or storage spaces.**

**Total Cost: \$36,000.00 Complete Roofing System.
 \$10,000.00 Re-rubber Flat Sections.
 \$ 1,500.00 Re-Lead Two Chimneys.
 \$14,300.00 Copper In-Line Gutters Upper Sections.
 \$ 9,075.00 Copper In-Line Gutters Lower Sections.**

ACCEPTANCE OF CONTRACT

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Superior Industries, Inc.

Homeowner or Authorized Signature

Authorized Agent

Name:

Date

Date

We now accept Visa – Mastercard – Discover – American Express!



Credit Card # _____ V# _____ Exp. Date: _____