



Storm Proposal Second and Third Floor

Date: 9/16/22

For:

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Company Mission:

Thoughtful Craftsmen's mission is to maintain the historic housing stock of Milwaukee and its older suburbs through comprehensive restoration that treats a home as a living organism composed of interconnected systems. Using the highest quality materials, applied and installed with a thoughtful eye to historical and architectural details, we endeavor to return homes to their original appearance in a way that will survive for decades to come.

Work Proposed:

-New Storm Windows

(Please reference window map attached below.)

Job Description:

-New Storm Windows

Measure window openings.

Remove existing storm window as needed; dispose/recycle. Prices below includes a 10 minute allowance or less for removal of each storm window. (*)In the event that it takes longer (caulking usually) we will charge hourly for additional time required.

(*)Any modification of existing opening due to past work or deterioration to be performed on the basis of time and materials and be added to the price below

Storms to be wooden framed. Thoughtful Craftsmen Storms are constructed out of Accoya wood. <https://www.accoya.com/why-accoya/>

Any storm needing a dividing rail, will be made to match that of your home's interior windows.

Fit storms precisely to opening by shaving and sanding as needed.

Once storms are properly fit, windows will be returned to our shop for priming and 2 coats painting with a spray gun. Owners to provide paint sample or color-code. If current color not available we may do a color match.

Windows will then be returned to your home and installed affixing to the window jambs using exterior grade grk finish screws.

More on our options below:

Self-Storing Storms - These storms have a fixed upper glass pane, an operable lower glass pane and removable screen. They utilize a tracked system and are operable from the inside of your home. These storms can remain in place year-round!

Self Storing Combination Storm Windows

Appearance

Thoughtful Craftsmen windows will maintain the historic integrity of your home.

Keeps shadow lines and dimension intact with inset panes and screens including chamfered edges that mimic traditional glazing.

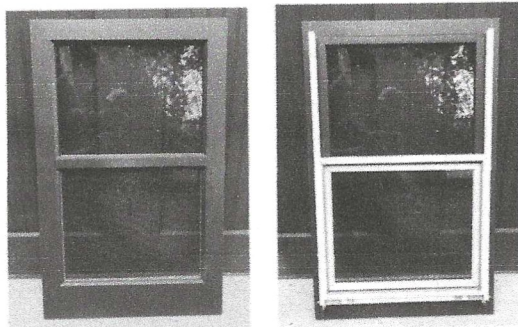
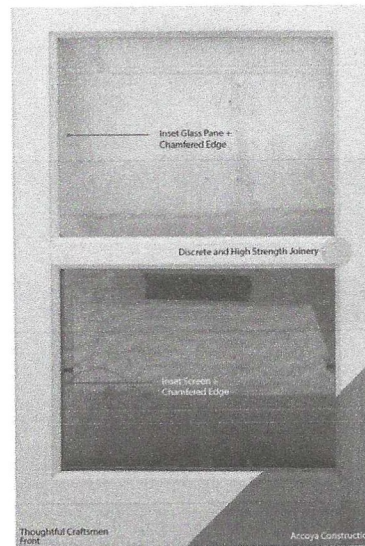
Constructed using discrete and high strength joinery.

Quality

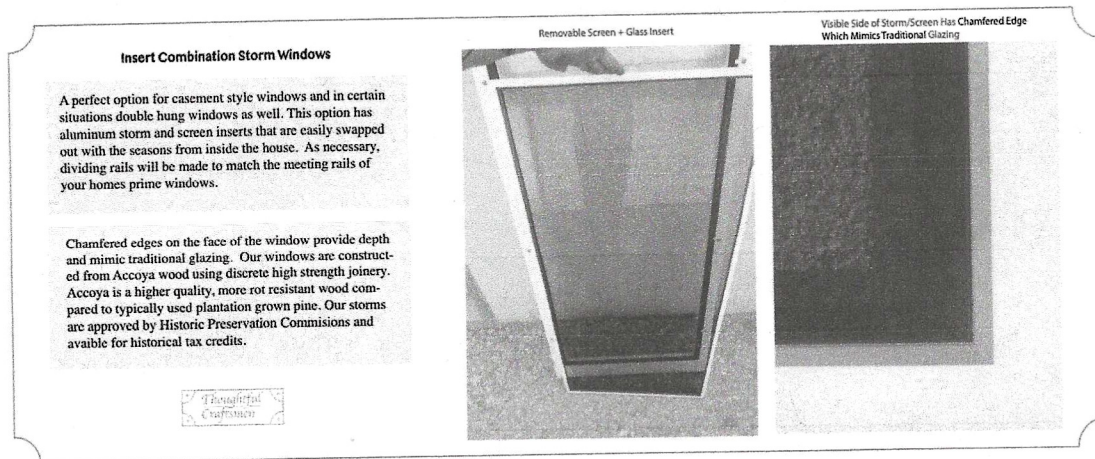
Made from Accoya. Compared to pine, it is a far superior wood that is more rot resistant. Most replacement storms are constructed from fast grown plantation pine. These storms have a low rot resistance and may begin to deteriorate in as little as 5 years. At Thoughtful Craftsmen we do not skimp on the materials so that the product will last and maintenance need not be performed for as long as possible.

Approved

Approved by Historic Preservation Commissions and available for historical tax credits.



Insert Storms - This option has aluminum framed storm and screen inserts that are easily swapped out with the seasons.



Note: Included in total below is adding new hardware to window #44 to ensure window is affixed to window opening.

Totals:

15 Thoughtful Craftsmen Self Storing Combination Storms (Windows #1, 2, 3, 4, 7, 8, 9, 10, 11, 12, 13, 26, 29, 30, 42,) – \$19,305

2 Thoughtful Craftsmen Insert Storms (Windows # 5, 6) – \$2,455

Total = \$21,760

Note: Price includes removal and disposal/recycling of existing storms as needed, all materials, hardware, fitting, priming, painting and installing of new storms.

-Optional exterior window cleaning for window openings we are replacing storms on. \$15 per window. Please place check mark here if accepting this option.

Any time and materials work necessary marked with an asterisk above (*) to be performed at the rate \$75/hr. plus the cost of all materials and expendable supplies. To track our time and keep you informed, we complete and share with you daily time and materials logs and are happy to discuss the process, progress, and any options that arise as frequently as you would like. We like to see this as a collaborative process.

NOTE: While the exterior aesthetic design will remain the same, due to supply chain issues we may be forced to amend the interior track system/aluminum framing. Should materials shared above change, we will notify and confirm changes with you prior to production.

AS REQUIRED BY WISCONSIN CONSTRUCTION LIEN LAW, CONTRACTOR HEREBY NOTIFIES OWNER THAT PERSONS OR COMPANIES FURNISHING LABOR OR MATERIALS FOR THE CONSTRUCTION ON OWNER'S LAND MAY HAVE LIEN RIGHTS ON THE OWNER'S LAND AND BUILDINGS IF NOT PAID. THOSE ENTITLED TO LIEN RIGHTS, IN ADDITION TO THE BELOW SIGNED CONTRACTOR, ARE THOSE WHO CONTRACT DIRECTLY WITH THE OWNER OR THOSE WHO GIVE THE OWNER NOTICE WITHIN 60 DAYS AFTER THEY FIRST FURNISH

LABOR FOR THE CONSTRUCTION AND SHOULD GIVE A COPY OF EACH NOTICE RECEIVED TO HIS/HER MORTGAGE LENDER, IF ANY, TO SEE THAT ALL POTENTIAL CLAIMANTS ARE DULY PAID.

Proposal valid for 30 days.

Payment Schedule:

- \$250 non-refundable time-slot reservation retainer (will be deducted from final invoice).
- 1/3 due upon commencement.
- 1/3 due upon fitting.
- Remainder due in full upon substantial completion, less punch-list retainer if needed.
- Time and materials work billed weekly as needed.
- Payments due directly upon receipt of invoice.
- 1/2% interest per month on all payments 5 days overdue.

Scheduling is based on date of signed proposal and received down payment. For this, check is best and can be made out to Thoughtful Craftsmen and sent to P.O. Box 11537 Shorewood, WI 53211.

Authorized Signature, Thoughtful Craftsmen, INC.

Jake Meils

9/16/22

I agree to these terms and authorize the work described above.

Dan Kuehl

Date 9/22/17 Owner/Agent

(Please sign one copy and return it to us).