



General & Roofing Contractor
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To: Mackenzie Weber
Delray Beach CRA
20 North Swinton Ave, Delray Beach, FL, 33444

Project Name: Shingle Roof Replacement and Gutter Installation

Project Addresses: 31-39-45 SW 9th Ave, Delray Beach, FL,
33444

Date: 4/16/26

1. Scope of Work

- Provide all labor, materials, supervision, equipment, and incidentals necessary for complete shingle-to-shingle roof replacement.
- Remove and dispose of existing asphalt shingles and underlayment down to roof decking.
- Inspect roof decking and replace deteriorated decking at unit price (see Unit Pricing section).
- Renail the existing sheathing to the current building code.
- Install new self-adhered underlayment system in compliance with current Florida Building Code (FBC).
- Install new drip edge at all eaves and rakes per FBC requirements.
- Install self-adhered underlayment at valleys and penetrations as required.
- Install new architectural asphalt shingles (Manufacturer: CertainTeed Color: TBD).

- Install new ridge cap shingles and goosenecks.
- Replace pipe boots with new lead or approved synthetic vent boots.
- Reflash all roof penetrations and tie-ins.
- Final site clean-up including magnetic sweep of property.
- Remove and Replace all current gutters to match existing.

2. Code Compliance

All work shall comply with the latest edition of the Florida Building Code, local municipal amendments, and manufacturer installation requirements.

3. Permits & Inspections

CJ Contracting, LLC will obtain required roofing permits and coordinate all inspections with the Building Department . Permit and engineering fees if required are excluded .

4. Unit Pricing For Sheathing and Fascia Replacement above and beyond 10 Sheets and 35LF of Fascia

Item	Unit	Unit Price
Deck Replacement	Per Sheet (4x8)	\$65.00
Fascia Board Replacement	at no additional charge	

5. Base Bid

Base Bid Amount	\$ <u>148,500.00</u>
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8. Payment Terms

Payment shall be made in accordance with our current roofing contract with the City of Delray Beach.

9. Exclusions

- Structural framing repairs unless specifically noted.
- Fascia, soffit, or gutter replacement unless included in base bid.
- Interior damage or ceiling repairs.
- Hurricane strap or structural upgrades unless required by inspection.

Acceptance

This proposal is valid for 15 days unless otherwise stated.

Authorized Representative: _____

Signature: _____

Date: _____