

Lorie Miller
BC# TBA
1769 Lexington Ave N, Unit 389
Roseville, MN 55113

975 Hudson Rd, St. Paul MN 55106 Code Compliance
Repair Estimate:

All materials, labor, and permits to bring the property to
code \$8000.00



Keats McGraw <keats@thooflawllc.com>

Update

Lorie Miller <focusandsucceed1@gmail.com>
To: Keats McGraw <keats@thooflawllc.com>

Tue, Mar 1, 2022 at 1:39 PM

Just heard that I have an estimate coming in for HVAC for \$800

[Quoted text hidden]



Keats McGraw <keats@thooflawllc.com>

975 Hudson Rd Work plan

1 message

Lorie Miller <focusandsucceed1@gmail.com>

Tue, Feb 22, 2022 at 1:48 PM

To: Derek Thooft <thooflaw@gmail.com>, Derek Thooft <derek@thooflawllc.com>, Keats McGraw <keats@thooflawllc.com>

Hi guys,

Based on the samples that the city sent me, this should be sufficient:

Work Plan for 975 Hudson Rd:

April 2022:

Pull building, electrical, and plumbing permits.

Rough in of plumbing and electrical

Insulate and Repair walls to code with inspections.

May 2022:

Pull HVAC permit and conduct testing or replace furnace to code.

Finish bathroom and kitchen with inspections.

Final the plumbing.

June 2022:

Correct exterior building requirements

July 2022:

Finish interior flooring, painting

Final Electrical permit

Final HVAC permit

Complete any remaining building code compliance items.

Final building permit.

PipeRIGHT Plumbing, Inc
 3920 Foss Rd
 St. Anthony, MN 55421 US
 +1 6125988103
 info@piperightmn.com
 http://piperightmn.com



Quote

ADDRESS

Lorie Miller
 1769 Lexington Ave N
 Unit #389
 Roseville, MN 55113

QUOTE # 3828

DATE 02/22/2022

SALES REP

GT

JOB ADDRESS

975 Hudson Rd, 55106

ACTIVITY	QTY	RATE	AMOUNT
P1 Code Compliance 1.) Correct all waste and vent for the basement laundry tub. 2.) Tie capped basement bath vent into plumbing system. 3.) Correct kitchen waste and vent. Waste and vent will have to run through cabinets and ceiling soffit. Recomend coordinating a plan between cabinet installers and plumber. 4.) Correct waste and vent for the 2nd floor bathroom. We should flip the bathtub location 180 degrees so that the faucet is not on an exterior wall and the vent then can be hidden in a wall instead of a false wall to hide it being built. 5.) Replace the main 4' stack from the basement to the roof. (This is cheaper and easier than trying to save sections). 6.) Raise basement lav vent height. 7.) Does not include any other work on the basement bath or work under the basement floor.	1	6,900.00	6,900.00
P1 9.) Correct / Replace water supply to code. Includes new outside spigots. No basement bath water replumbing included, We assume its ok.	1	2,200.00	2,200.00
P1 10.) Set a new bathtub without surround and install a new faucet. 11.) Set toilet. 12.) Set lav 13.) Kitchen sink: Assumes a solid surface top	1	2,025.00	2,025.00

ACTIVITY	QTY	RATE	AMOUNT
<p>and that the countertop people will mount the sink. We will hook up the faucet and drain. 14.) Set Laundry tub and install valves for a clothes washer. Does not include faucets or fixtures.</p>			
<p>P1 Supply and install a new 50 gallon electric water heater. Does not include wall , floor, or ceiling repair. We will have to open surfaces.</p>	1	1,190.00	1,190.00

ACCEPTANCE OF PROPOSAL

The above prices, specifications, and conditions, are satisfactory and hereby accepted. You are authorized to do the work as specified. Payment will be made as specified. The owner(s) of the property represents and warrants that he is the true owner of this property and has full rights to order said improvements to be made. The individual who has signed this instrument represents and warrants that he or she is duly authorized to represent and bind the owner(s) of the property of which work is authorized or ordered and that he or she is acting within the limits of the authority given him or her by the owner(s) and understands that misrepresentation of such authority will subject him or her to civil and criminal penalties. I have read and understand all the terms contained in this document.

TOTAL

\$12,315.00

Estimate good for 30 days

Accepted By

Accepted Date