



3109 Hennepin Ave S, Minneapolis, MN
612-203-9946 | jesse@handiwerx.com
MN LIC # BC679396

SALES QUOTE

QUOTE #2387

PREPARED FOR

Jay Mitchell
2355 Highway 36 W, Suite 400
Roseville, MN 55113

PREPARED DATE

May 4th, 2024

SITE ADDRESS

706 Conway Street, St. Paul, MN

DESCRIPTION	TOTAL
MAKE CORRECTIONS TO BRING THE PROPERTY TO CODE AS LISTED BELOW. ALL WORK WILL BE TO CODE AND COMPLIANT WITH ORDINANCES. COMMENCE WORK AFTER RECEIVING CITY OF ST. PAUL BUILDING. ALL WORK WILL BE PERFORMED IN A WORKMANSHIP LIKE MANNER. Weather seal basement bulkhead using approved materials. SPLC 34.09 (1b) Repair or replace damaged doors and frames as necessary, including storm doors. SPLC 34.09 (3f) Weather seal exterior doors, threshold and weather-stripping. SPLC 34.09 (3f) Install floor covering in bathrooms and kitchens that are impervious to water. Repair walls, ceiling and floors throughout, as necessary. SPLC 34.34 (6) Prepare and paint interior and exterior as necessary. Observe necessary abatement procedures (EPA, MPCA and St. Paul Legislative Code, Chapter 34 for additional information) if lead base paint is present. SPLC 34.33 (1) Air-seal and insulate attic/access door. MN Energy Code Ch 1322.1102.4 Install Smoke Detectors/Carbon Monoxide Detectors per MN Conservation Code and the MN Dept. of Labor and Industry: Install per code where feasible. MNRC Ch 1309 Sect 313.2.1 Maintain the premises. SPLC 34.34 (4) Provide weather sealed, air sealed and vermin sealed exterior. SPLC 34.32 (2) Provide proper drainage around house to direct water away from foundation of house. SPLC 34.08 (2) Install 20 minute fire rated doors, with self closing device, between common areas and individual units. All penetrations required to have property intumescent device or caulk (per current building codes). MNRC Ch 1309 Sect. 317	\$14,175



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Install downspouts and a complete gutter system. SPLC 34.33 (1d)
Install rain leaders to direct drainage away from foundation. SPLC 34.33 (1d)
Provide durable, dustless parking surface as specified in the zoning code. SPLC 34.08 (7)
Provide ground cover capable of controlling sediment and erosion. SPLC 34.08 (3)
Ensure openings in stair risers are less than 4 inches. MNRC Ch. 1309 Sect. 311/312
Properly repair stucco.
Repair or replace basement stairs.
Repair or rebuild rear exterior stairs and landing.
Maintain one hour fire separation between dwelling units and between units and common areas. MNRC Ch 1309 Sect. 317
Install handrails (34 inches - 38 inches above each nosing) and guardrails (36 inch minimum) at all stairways, and return hand rail ends into a newel post or wall per attachment. MNRC Ch 1309 Sect. 311 & 312
Strap or support top of stair stringers for structural stability. MNRC Ch 1309 Sect 311.1
Repair or Replace any deteriorated window sash, broken glass, sash holders, re-putty, etc as necessary. SPLC 34.09 (3)
Provide complete storms and screens, in good repair for all door and window openings. SPLC 34.09 (3e)
Provide functional hardware at all doors and windows. SPLC 34.09 (3f)
Exit doors shall be capable of being opened from the inside, easily and without the use of a key. Remove all surface bolts. SPLC 34.09 (3h)

\$14,175

AGREED AND ACCEPTED:

Jay Mitchell

NAME

SIGNATURE

5/6/24

DATE



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**THIS QUOTATION IS SUBJECT TO THE FOLLOWING
TERMS AND CONDITIONS:**

1. Terms: 50% down, 50% due upon finalized building permit
2. This quotation may be accepted to form a binding contract upon signature below and payment to down deposit to Handiwerx for the items listed in this quote within 60 days of receipt.
3. Estimated time to complete is 6 months.

Cascade Electric
4135 East Rum River Circle
Cambridge, MN 55008

License #EA003315
Email: toddcascade@aol.com

QUOTATION

Quote Number: 22347
Quote Date: May 3, 2024
Page: 1

Quoted To:

Jay Mitchell
2355 Highway 36 W Suite 400
Roseville, MN 55113

Customer ID	Good Thru	Payment Terms	Sales Rep
JM	8/3/24	Net 30 Days	

Quantity	Item	Description	Unit Price	Amount
	Electrical Repairs for Code Compliance Site: 706 Conway Street, St. Paul MN	1. Test all electrical outlets and ensure all luminaries (light fixtures) are working properly. 2. Repair the electrical service grounding conductor to the metallic water piping system. Install a conductor sized to Table 250.66 (NEC) from the electrical service to within 5' of the entrance point of the water service, and bond around the water meter. Article 250, NEC 3. Provide a complete circuit directory at service panel indicating location and use of all circuits. Article 408.4, NEC 4. Verify that fuse/circuit breaker amperage matches wire size in panel. Replace improperly sized overcurrent devices. Article 240.4, NEC 5. Close openings in service panel/junction boxes with knockout seals, breaker blanks, proper cable clamps, and/or junction box covers. Article 110.12 (A), NEC		
			Subtotal	Continued
			Sales Tax	Continued
			TOTAL	Continued

Cascade Electric

4135 East Rum River Circle
Cambridge, MN 55008

License #EA003315
Email: toddcascade@aol.com

QUOTATION

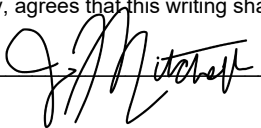
Quote Number: 22347
Quote Date: May 3, 2024
Page: 2

Quoted To:

Jay Mitchell
2355 Highway 36 W Suite 400
Roseville, MN 55113

Customer ID	Good Thru	Payment Terms	Sales Rep
JM	8/3/24	Net 30 Days	

Quantity	Item	Description	Unit Price	Amount
1.00		6. Check all receptacles for proper polarity (including 2-prong) and verify ground on 3-prong receptacles. Ensure all GFCI receptacles are functioning properly. Rewire and/or replace receptacles that are improperly wired or not functioning properly. Article 406.4(D), NEC	17,500.00	17,500.00
Work will commence upon receipt of electrical permit. This proposal includes inspections, and the cost of the permit. All work will meet current NEC standards.				
Terms: 50% is due upon acceptance of proposal, 50% is due upon completion. Sign and date to accept proposal. Acceptance: The undersigned hereby accepts this Proposal and, intending to be legally bound hereby, agrees that this writing shall be a binding contract and shall constitute the entire contract.			Subtotal	17,500.00
			Sales Tax	
			TOTAL	17,500.00

Sign:  Print Name: Jay Mitchell Date: 05/06/2024



Chris Barton
15658 150th Ave
Foreston, MN 56330
763-439-5763
cbhvac@gmail.com

Jay Mitchell
612-251-9892

License #: MB004187

ADDRESS:
706 Conway Street, St.
Paul, MN

Derrick Clark
15688 150th Ave
Foreston, MN 56330

763-220-9290
derrickcbhvac@gmail.com

Date: 5/2/2024
Start Date: Upon Project Approval
End Date: Within 3 Months of Project Start

DESCRIPTION:	QTY:	AMOUNT:
Install 2 new high efficiency furnaces with approved lever handle manual gas shutoff valves in accessible locations.		\$ -
Clean and Orsat test furnaces. Check all controls for proper operation. Check furnace heat exchangers for leaks; provide documentation		\$ -
Provide a code compliant means of returning air from every habitable room to the furnace; provide documentation heating unit is safe		\$ -
Vent clothes dryers to code and provide approved gas piping		\$ -
Provide adequate combustion air and support duct to code.		\$ -
Provide support for gas lines to code.		\$ -
Plug, cap and/or remove all disconnected gas lines, and unapproved valves		\$ -
Install bath fans in two bathrooms to code.		\$ -
Repair and/or replace heating registers as necessary.		\$ -
Ensure operable heat supply is in every habitable room and bathrooms		\$ -
Pull and final permit for the above scope of work.		\$ -
		\$ -
		\$ -
TOTAL:		\$ 24,800.00

Warranty Terms:

All Materials, Parts and Equipment are warranted by the Manufactures' or Suppliers' written warranty only.
All labor preformed by CB Mechanical, LLC is warranted for a period of 90 days or adjusted in writing.
CB Mechanical, LLC makes no other warranties, expressed or implied and it's technicians or agents are not authorized to make warranties on behalf of CB Mechanical, LLC.

Pre-Authorization Terms:

Work will commence once signature is received on this estimate. The seller will retain title to the equipment until complete payment is made. If complete payment is not made, CB Mechanical, LLC has the right to remove equipment and is not liable for any damages incurred. Acceptance of this bid, Acknowledges Prelien Notice. (Minn. Stat. 514.011)

I have the authority to order the above mentioned work to commence.

Signature:  _____

Accepted By: Jay Mitchell Accepted Date: 5/6/24

We request 50% of the Total Bid to be Paid before any Work Starts.
Any and All changes, revisions or rework will be billed at our hourly rates with material costs if applicable.

Bergstrom Plumbing

26020 104th St NW
Zimmerman, MN 55398
763-856-9898
License: PM20190000435

Bid Proposal

Date	Proposal #
05/02/2024	24-00387

NAME / ADDRESS	SITE
Jay Mitchell 2355 HWY 36 #400 Roseville, MN 55113	706 Conway Street St. Paul, MN
CONTACT	PROJECT
Jay Mitchell 612-251-9892 jaymitchell93@gmail.com	Complete plumbing work to code. All the below corrections to waste, vent, water, and gas piping shall be per the Minnesota Plumbing Code Chapter 4714, Minnesota Rules Chapter 326, 4716, 1300, the Minnesota Mechanical Code, the Minnesota Fuel Gas Code, and Saint Paul Regional Water Services Water Code and all plumbing will be completed after obtaining a City of St. Paul Permit.

DESCRIPTION	
Overview: entire home to be re-plumbed to code. 1. Install a front sewer clean out. 2. Install proper pipe supports as needed. 3. Replace all improper connections, transitions, fittings or pipe usage to code. 4. Replace all corroded cast iron, steel waste or vent piping. 5. Replace the floor drain cover. 6. Install the gas shut off and the gas piping to code. 7. Ensure the water heaters gas venting is to code. Make corrections as needed. 8. Fire the water heaters and ensure in service and operating properly. 9. Provide water piping to all bathroom and kitchen fixtures and appliances. Install a proper fixture vents to code. Provide water tight joints between fixtures and wall or floor. 10. Install the waste piping to code. 11. Install scald and thermal shock protection, on tubs/showers. 12. Install a one (1) inch water line to the first major take off in the basement.	
TOTAL: \$18,978.67 Terms: 50% Down, 25% After Rough-In, Balance Upon Completion	Accepted By:  Date: 5/6/24
This bid - including the price, shall be bound as a firm offer and valid for (30) days from the date issued. All work conducted on weekdays unless otherwise noted. By signing this agreement, customer acknowledges and agrees to all terms.	