



1923 West Cuyler Avenue

Interior Remodeling Projects

8/18/21



1923 West Cuyler Avenue

Name	Krogstie	Date	8/18/21
Address	1923 W Cuyler Ave		
	Chicago, IL 60613		

Contracted Work

Painting

Cabinets, Various 1st Floor Elements
(See attached quote for complete scope and details) \$21,031.00

Kitchen Updates

Work related to counter top replacement
(See attached quote for complete scope and details) \$9,973.40

Flooring

Refinishing 1st Fl. Flooring, Front and Back Stairs
(See attached quote for complete scope and details) \$24,136.53

Finish Allocations

Countertops	\$8,500.00
Backsplash Tile	\$550.00
Sink	\$750.00
Faucet	\$400.00

Total	\$65,340.93
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MB

MAHOGANY

BUILDERS

3823 N Southport • Chicago, IL 60613 • Phone: 7737550055 • Fax: 7737550505

Krogstie, Bill
847-924-3738

1923 W Cuyler
Chicago, IL 60613

Job Address:
1939 W Cuyler
Chicago, IL 60613

Print-date: 8-18-2021

Price Breakdown

Kitchen Updates

Group Price: \$9,973.40

This quote includes construction work and construction materials related to kitchen updates and includes A) preparation for new counters and B) finish work after counter installation. The countertop installation will be completed by third party and is not included in this quote. NOTE: Finishes such as faucets, sinks and tile are not included.

Line item for Labor Contingency accounts for the unknowns such as final design, materials selected and existing conditions.

Title	Description	Qty / Unit	Price
Management - Planning and Coordination	Pre-construction meetings and plan reviews.	2.5 Hr	\$200.00
Prepare and Protect - Kitchen and Hallway	Prep and protect space including 2 layers of floor protection and dust barriers in immediate space and traffic pattern to the back door. Set up site and haul tools.	4 Hr	\$320.00
Demolition - Kitchen Finishes	Disconnect sink, faucet, disposal and dish washer. Remove cooktop and refrigerator. Remove light trim around upper cabinets. Demo counter. Clean and remove debris.	14 Hr	\$1,120.00
Plumbing - Kitchen	Reconnect sink, faucet, disposal, and dish washer. Clean.	7 Hr	\$560.00
Electrical - Kitchen Outlets	Adjust outlets and switches to facilitate tile setting. Clean.	6 Hr	\$480.00
Drywall - Kitchen Backsplash	Hang drywall and cement board. Tape, mud(3x), sand and prime. Clean.	7 Hr	\$560.00
Tile Setting - Kitchen Backsplash	Measure, layout, cut, set, grout and seal backsplash tile. Clean.	28 Hr	\$2,240.00
Finish Carpentry - Kitchen Trim	Reinstall light trim on upper cabinets. Clean.	3 Hr	\$240.00
Finish Work - Kitchen	Reinstall refrigerator, dish washer, cooktop and disposal. Install new cabinet hardware. Clean.	15 Hr	\$1,200.00
Punchlist Items -	Punchlist Items.	4	\$320.00

Kitchen		Hr	
Final Cleaning - Kitchen	Final cleaning. Haul trash and remove tools.	4 Hr	\$320.00
Contingency	Labor contingency to cover unknown design specifics and existing conditions.	16 Hr	\$1,318.40
Materials	Estimated cost of Construction Materials. Actual cost to be billed to client directly without markup.	1	\$680.00
Trash Haul	Estimated cost to haul and dispose of construction debris. NOTE: Actual cost will be determined by the weight and volume of debris.	1	\$415.00

Painting	Group Price: \$21,031.00
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Title	Description	Qty / Unit	Price
Painting Labor (not including kitchen)	Family room: prep and paint walls and baseboards with two coats. Kitchen: prep and paint walls and baseboards with two coats. Rear stairway: prep and paint walls, risers, stringers and baseboards with two coats. Powder room: prep and paint walls and baseboards with two coats. Butler's pantry: prep and paint walls and baseboards with two coats. Living room: prep and paint walls and baseboards with two coats. Dining room: prep and paint walls and baseboards with two coats. Foyer: prep and paint walls and baseboards with two coats. Hallway: prep and paint ceiling, walls and baseboards with two coats. Upper hallway: prep and paint baseboards with two coats. Front Stairway: prep and paint walls, risers with two coats. Basement stairway: prep and paint walls with two coats. Master bedroom: repair failed drywall tapes on ceiling, prep and paint ceiling with two coats. - Closet: repair water damage, prep and paint ceiling and affected walls with two coats.	1	\$9,906.00
Painting Materials (not including kitchen)	Paint (Benjamin Moore/Sherwin Williams), sundries (plastic, tapes, paper, disposables). All projects are quoted for use of Benjamin Moore "Ben"/Sherwin Williams Superpaint. - ALL PROJECTS ARE QUOTED FOR A 2 COAT APPLICATION!!! - IF NEEDED, ADDITIONAL COAT CAN BE APPLIED FOR A CHARGE OF 25% (of the total cost of the room where the extra coat is needed) - PLEASE PROVIDE COLOR/PAINT SELECTION AS SOON AS POSSIBLE TO AVOID UPCHARGES IN LATER STAGES OF A PROJECT. - QUOTE INCLUDES ONE COLOR PER ROOM. ADDITIONAL COLOR CHARGE \$100/ROOM	1	\$1,625.00
Painting- Kitchen	Kitchen/Island/Butler's Pantry/Basement Bar cabinets: remove doors/drawers/hardware, clean/de-grease, prep, apply one coat of bonding primer and two coats of waterborne lacquer.	1	\$9,500.00

Total Price: \$31,004.40

Signature

Print Name:

Date:



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(800) 232-0342 | daniel@adcfloors.com | www.adcfloors.com

RECIPIENT:

Matt Lederer

3823 N Southport Ave
Chicago, IL 60613

SERVICE ADDRESS:

1939 West Cuyler Avenue
Chicago, Illinois 60613

Quote #6362

Sent on	07/27/2021
This quote will expire in:	30 days
Sales rep:	Daniel
Samples:	To be done and approved on site during the project
Material lead time:	In stock
Estimated project duration:	9-10 days of work

Total	\$23,146.53
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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
First and Second Floor				
nf	Note: No furniture, equipment, or building materials to be moved. The home owner or the general contractor will be responsible for that. (Area of work: foyer, coat closet, living room, dining room, passage hall, butlers pantry, pantry closet, linen closet, kitchen, breakfast room, family room, passage hall, 2nd floor linen closet, master hall, master linen closet, master closet 1, master closet 2, and master bedroom)			
sccp	Supply and install temporary carpet protection clear self-adhering film for construction. (Area of work: back stairs going from basement to the 1st floor)	15	\$0.88	\$13.20*

Optional



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
				Optional
ppm	Partial masking. This includes supplying and covering the cabinets, any build in unit/s in the working area, the door/s and room opening with plastic film to contain the dust in the working area. Please be advised that we will use painter's blue tape to hold the plastic ! Even with our best efforts to remove it we cannot be responsible if the paint comes off when the blue tape is removed! (Area of work: foyer, coat closet, living room, dining room, passage hall, butlers pantry, pantry closet, linen closet, kitchen, breakfast room, family room, passage hall, 2nd floor linen closet, master hall, master linen closet, master closet 1, master closet 2, and master bedroom)	1817	\$0.22	\$399.74*
napcs	Note: No appliances to be moved, just the plate cover, sand and finish as far as we can under, usually 1/2" -1" (refrigerator, stove, dishwasher and wine cooler)			
				Optional
rdhbs	Remove, dispose and haul away the existing base shoe molding. (Area of work: foyer, coat closet, living room, dining room, passage hall, butlers pantry, pantry closet, linen closet, kitchen, breakfast room, family room, passage hall, 2nd floor linen closet, master hall, master linen closet, master closet 1, master closet 2, and master bedroom)	394	\$0.22	\$86.68*
di	Note: Please be advised that we will refinish/sand the top of the wood vent registers and not in between the wood grids. We recommend painting black in between the grids. (Area of work: foyer, coat closet, living room, dining room, passage hall, butlers pantry, pantry closet, linen closet, kitchen, breakfast room, family room, passage hall, 2nd floor linen closet, master hall, master linen closet, master closet 1, master closet 2, and master bedroom)			



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
sawfbsbc	Countersink and then supply and apply Brazilian Cherry stain friendly wood filler in the nail holes of the flooring board/s and the very big floor board/s seams. Please be advised that stain doesn't have grain and the color is not a perfect match, is just a general color tone for this wood species. There is a 80% - 90% chance that wood filler may come off. (Area of work: foyer, coat closet, living room, dining room, passage hall, butlers pantry, pantry closet, linen closet, kitchen, breakfast room, family room, passage hall, 2nd floor linen closet, master hall, master linen closet, master closet 1, master closet 2, and master bedroom)	1817	\$0.22	\$399.74*
sfs2bwl	Refinish/sand the floor/s using our traditional dust less equipment with cotton bags, 65% dust efficient for a stock stain of your choice. Apply two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: foyer, coat closet, living room, dining room, passage hall, butlers pantry, pantry closet, linen closet, kitchen, breakfast room, family room, passage hall, 2nd floor linen closet, master hall, master linen closet, master closet 1, master closet 2, and master bedroom)	1817	\$3.25	\$5,905.25*
Optional				
sibspr	Supply and install Base Shoe #126 molding 1/2" x 3/4" Primed White nailed to the wall. Please be advised that we are not responsible for painting services. (Area of work: foyer, coat closet, living room, dining room, passage hall, butlers pantry, pantry closet, linen closet, kitchen, breakfast room, family room, passage hall, 2nd floor linen closet, master hall, master linen closet, master closet 1, master closet 2, and master bedroom)	472	\$2.12	\$1,000.64*
Back Stairs going from Basement to the Second Floor				
Optional				
sccp	Supply and install temporary carpet protection clear self-adhering film for construction. (Area of work: basement at the bottom of the stairs)	60	\$0.88	\$52.80*



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
				Optional
izw	Supply and install plastic wall using the ZipWall system to contain the dust in the working area. (Area of work: basement at the bottom of the stairs)	16	\$5.50	\$88.00*
				Optional
drsb	Detach, reset the existing stair baluster/s. (Area of work: back stairs going from basement to the 2nd floor)	68	\$7.15	\$486.20*
				Optional
rdhcm	Remove, dispose and haul away the existing stair/s cove base molding. (Area of work: back stairs going from basement to the 2nd floor)	150	\$0.22	\$33.00*
sawfnhbc	Countersink the nails and then supply and apply Bamboo Carbonized stain friendly wood filler in the nail holes of the flooring board/s. Please be advised that stain doesn't have grain and the color is not a perfect match, is just a general color tone for this wood species. There is a 80% - 90% chance that wood filler may come off. (Area of work: back stairs going from basement to the 2nd floor)	17	\$0.00	\$0.00*
sts2bwl	Refinish/sand the stair tread/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: back stairs going from basement to the 2nd floor)	17	\$55.00	\$935.00*
				Optional
shs2bwl	Refinish/sand the stair stair pitched baluster board/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: back stairs going from basement to the 1st floor)	9	\$26.40	\$237.60*



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
Optional				
snps2bwl	Refinish/sand the stair newel post/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: back stairs going from basement to the 2nd floor)	5	\$275.00	\$1,375.00*
Optional				
shs2bwl	Refinish/sand the stair handrail/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: back stairs going from basement to the 2nd floor)	67	\$52.80	\$3,537.60*
Optional				
siuscaro	Supply unfinished American Brazilian Cherry; Stair Cove Base Molding; 3/4" wide x 1/2" thick; Finish to match the stair tread/s and install. (Area of work: back stairs going from basement to the 2nd floor)	180	\$4.14	\$745.20*
Front Stairs going from the First Floor to the Second Floor				
Optional				
drsb	Detach, reset the existing stair baluster/s. (Area of work: front stairs going from the 1st floor to the 2nd floor)	110	\$13.75	\$1,512.50*
Optional				
rdhcm	Remove, dispose and haul away the existing stair/s cove base molding. (Area of work: front stairs going from the 1st floor to the 2nd floor)	110	\$0.22	\$24.20*
sawfnhbc	Countersink the nails and then supply and apply Bamboo Carbonized stain friendly wood filler in the nail holes of the flooring board/s. Please be advised that stain doesn't have grain and the color is not a perfect match, is just a general color tone for this wood species. There is a 80% - 90% chance that woof filler may come off. (Area of work: front stairs going from the 1st floor to the 2nd floor)	16	\$0.00	\$0.00*



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
sawfbsbc	Countersink and then supply and apply Brazilian Cherry stain friendly wood filler in the nail holes of the flooring board/s and the very big floor board/s seams. Please be advised that stain doesn't have grain and the color is not a perfect match, is just a general color tone for this wood species. There is a 80% - 90% chance that wood filler may come off. (Area of work: the landing on the front stairs going from the 1st floor to the 2nd floor)	16	\$0.22	\$3.52*
sls2bwl	Refinish/sand the stair landing/s using our traditional dust less equipment with cotton bags, 65% dust efficient for a stock stain of your choice. Apply two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: the landing on the back stairs going from basement to the 2nd floor)	1	\$137.50	\$137.50*
sts2bwl	Refinish/sand the stair tread/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: front stairs going from the 1st floor to the 2nd floor)	16	\$55.00	\$880.00*
				Optional
snps2bwl	Refinish/sand the stair newel post/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: front stairs going from the 1st floor to the 2nd floor)	7	\$275.00	\$1,925.00*
				Optional
shs2bwl	Refinish/sand the stair handrail/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: front stairs going from the 1st floor to the 2nd floor)	42	\$52.80	\$2,217.60*



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PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
				Optional
shs2bwl	Refinish/sand the stair baluster board/s using our traditional dust less equipment with cotton bags, 65% dust efficient. Apply one coat of stock stain of your choice and two coats of Bona Woodline oil base urethane. Drying time 12 hours/coat; odors medium-high. Please select your preferred sheen satin; semi-gloss or gloss. (Area of work: front stairs going from the 1st floor to the 2nd floor)	21	\$26.40	\$554.40*
				Optional
siuscaro	Supply unfinished American Brazilian Cherry; Stair Cove Base Molding; 3/4" wide x 1/2" thick; Finish to match the stair tread/s and install. (Area of work: front stairs going from the 1st floor to the 2nd floor)	144	\$4.14	\$596.16*

A deposit of \$11,573.27 will be required to begin.

* Non-taxable

Please be advised that when you click the "Accept" button you agree to the Terms of Agreement as well. To review access the link bellow:

<https://www.dropbox.com/s/7kn9mambjum4be4/Terms%20Of%20Agreement.pdf?dl=0>

Total

\$23,146.53



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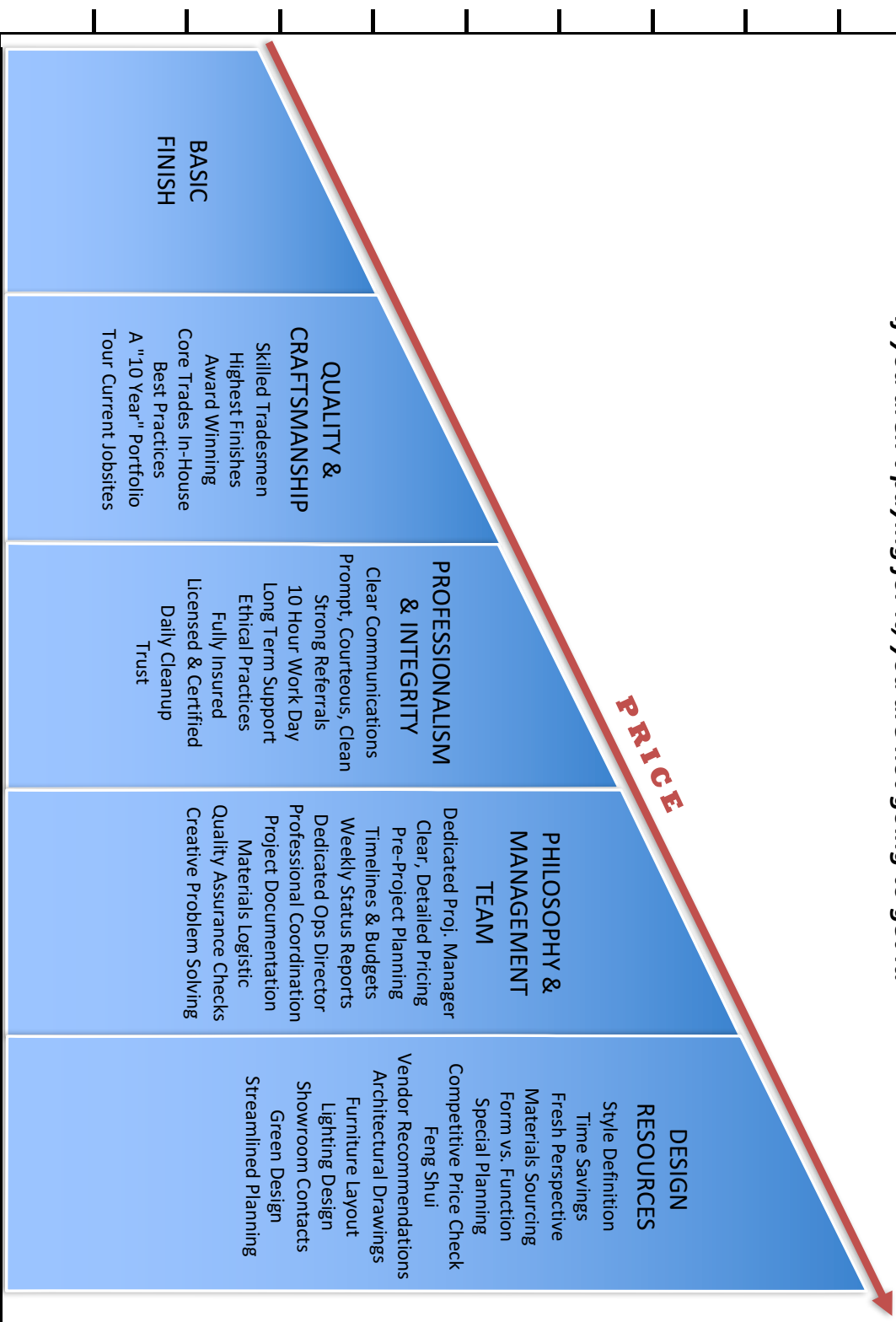
Notes Continued...

Signature: _____ Date: _____

YOU GET WHAT YOU PAY FOR

"Contractors don't provide services for free."

"If you aren't paying for it, you are not going to get it."



Its Your Home.

How Much Are You Willing To Gamble?

" If they don't have the staff or the expertise, someone will have to pick up the pieces. And that someone is the homeowner. "

