COMMUNITY REDEVELOPMENT AGENCY
Regular Meeting Agenda

November 21, 2024
5:30 PM
6738 Dixon Street
Milton, FL 32570

1. **Call Meeting to Order**
2. **Approval of Minutes**

   Item # 2024-2835
   Approval of Minutes from the October 18, 2024 CRA meeting
3. **Persons to Appear**
4. **Financial Report**

   Item # 2024-2900
   CRA Financial Reports
5. **New Business**

   Item # 2024-2871
   Magnolia Hall New Roof
6. **Communications From Council Members & Mayor**
7. **Adjournment**

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the City at least 48 hours before the meeting by contacting City Hall, 6738 Dixon Street, Milton, or by calling 983-5410.

"If any person decides to appeal any decision made by the board, agency, or commission, with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." FS 286.0105

Approval of Minutes from the October 18, 2024 CRA meeting

MEETING DATE	PREPARED BY
November 21, 2024	Clerk's Office

COMMUNITY REDEVELOPMENT AGENCY
Regular Meeting Minutes

October 17, 2024
5:30 PM
6738 Dixon Street
Milton, FL 32570

1. Call Meeting to Order

The meeting was called to order at 05:57 PM.

Members Present:

Council Member Ward I, Seat II Matt Jarrett
Council Member Ward II, Seat II Roxanne Meiss
Council Member Ward IV, Seat II Casey Powell
Council Member, Ward I, Seat I Mike Cusack
Council Member, Ward II, Seat I Marilynn Farrow
Council Member, Ward III, Seat I Gavin Hawthorne
Council Member, Ward 4, Seat I Shari Sebastiao

Members Absent:

Mayor Heather Lindsay
Council Member Ward III, Seat II Jeff Snow

Members of the Public in Attendance

Cindy Smith, David Farrow, N. Hinchee, Tom Powers, Donna Long, Clara Tomney, Larry McKee, Robert Leek, Jimmy Messick, Theresa Messick

Staff in Attendance

City Manager, Ed Spears
City Attorney, Alex Andrade
City Clerk, Molly Turnes
IT Systems Analyst, Ashley Johnston
Assistant City Manager, Sandra Woodbery
Planning Director, Tim Milstead
Public Works Director, Joe Cook
Chief of Police, Tony Tindell

2. Approval of Minutes

Item # 2024-2768
Approval of Minutes from the September 19, 2024 meeting

ACTION:	Motion to Approve by Marilynn Farrow; second by Roxanne Meiss; Motion passed - 7:0
YEAS:	Matt Jarrett, Roxanne Meiss, Casey Powell, Mike Cusack, Marilynn Farrow, Gavin Hawthorne, Shari Sebastiao

NAYS:	None
ABSTAIN:	None

3. Persons to Appear

No Persons to Appear

4. Financial Report

Item # 2024-2824
CRA Financial Reports

ACTION:	Motion to Approve by Matt Jarrett; second by Shari Sebastiao; Motion passed - 7:0
YEAS:	Matt Jarrett, Roxanne Meiss, Casey Powell, Mike Cusack, Marilynn Farrow, Gavin Hawthorne, Shari Sebastiao
NAYS:	None
ABSTAIN:	None

5. Communications From Council Members & Mayor

City Manager Ed Spears reported to council with updates:

- Released contractor to begin repaving of the Turtle parking lot
- In CRA II telephone pole was removed that was in the middle of the parking lot

6. Adjournment

The meeting adjourned at 06:00 PM.

_____ _____
Mayor Date

_____ _____
City Clerk Date

Agenda Item # 2024-2900

CRA Financial Reports

MEETING DATE	PREPARED BY
November 21, 2024	Laura McDill, Budget Coordinator

BACKGROUND

SUMMARY

CRA III, 112, 113 September 2024 P&L Financial Reports

RECOMMENDATION

ATTACHMENTS

1. CRA 111 09_2024
2. CRA 112 09_2024
3. CRA 113 09_2024

CRA I DOWNTOWN
FY 2024

(Fund 111)

	acct. #		FY 2024 BUDGET	FY 2024 YEAR To DATE as of 9/30/2024	Balance	Description
REVENUES	338-10-00	O/S Rev from Local Units (SRC contrib)	$ 93,840	$ 93,840	$ -	Estimated tax billing
	338-10-01	O/S Rev from Local Units (CITY contrib)	$ 46,033	$ 46,033	$ 0	Estimated tax billing
	348-xx-xx	Promotional	$ 5,000	$ 6,910	$ (1,910)	Promotional Revenue
	360-10-00	Misc. Revenues	$ 5,019	$ 901	$ 4,118	Misc. Revenue
	361-10-00	Interest Income	$ -	$ 1,444	$ (1,444)	Interest
	366-10-00	Misc. Donations	$ -	$ -	$ -	Misc. Donations
	381-01-00	Transfer from General Fund	$ -	$ -	$ -	
	389-90-01	Balance Forward	$ -	$ -	$ -	FYE 2022 Balance Forward
		REVENUE TOTALS	**$ 149,892**	**$ 149,128**	**$ 764**	
EXPENSES		***OTHER EXPENSES***				
	32-00	Audit	$ -	$ 7,500	$ (7,500)	
	34-00	Other Contractual Services	$ 15,823	$ -	$ 15,823	
	43-00	Utility Services	$ 22,019	$ 13,601	$ 8,418	Gulf Power / Willing St. power poles
	46-00	Repair & Maintenance	$ -	$ -	$ -	R&M
	48-00	Promotional	$ -	$ -	$ -	Advertisement
	48-01	5k Run	$ -	$ -	$ -	
	48-02	Bands on the Blackwater	$ -	$ 415	$ (415)	
	48-03	Movie Night	$ -	$ -	$ -	
	48-06	Other Events	$ -	$ -	$ -	
	48-08	Water Festival	$ -	$ -	$ -	
	49-00	Misc. Expense	$ 2,000	$ 1,636	$ 364	Christmas lighting maintenance/Electrical Repair
	49-19	Tax Rebate Incentive Prog	$ -	$ -	$ -	Tax Rebate Incentive Program
	49-34	Property / Fire Tax	$ 550	$ 567	$ (17)	Fire Fee
	52-00	Operating Supplies	$ -	$ -	$ -	Misc.
	53-00	Materials / Repair & Supplies	$ -	$ -	$ -	
	54-00	Dues & Subscriptions	$ -	$ -	$ -	Dues & Subscriptions
	61-02	Easement-Sidewalk	$ -	$ -	$ -	Easement-Sidewalk
	64-00	Capital Outlay	$ -	$ 4,799	$ (4,799)	
	64-27	Downtown Project Expense	$ 59,500	$ -	$ 59,500	
	82-08	SRC-July 4th Fireworks	$ -	$ -	$ -	
	82-09	Misc. Grants in Aid	$ -	$ -	$ -	Support for Special Events (SR Arts/Etc.)
	82-19	Façade Grant	$ 50,000	$ 40,686	$ 9,314	Façade Improv.
	91-01	Transfer to General Fund	$ -	$ -	$ -	
	99-99	Contingencies	$ -	$ -	$ -	
		EXPENSE TOTALS	**$ 149,892**	**$ 69,204**	**$ 80,688**	

CRA II NORTH
FY 2024

(Fund 112)

	acct. #		FY 2024 BUDGET	FY 2024 YEAR To DATE as of 9/30/2024	Balance	Description
REVENUES	338-10-00	O/S Rev from Local Units (SRC contrib)	$ 11,366	$ 11,366	$ -	Estimated tax billing
	338-10-01	O/S Rev from Local Units (CITY contrib)	$ 5,575	$ 5,575	$ -	Estimated tax billing
	348-xx-xx	Promotional	$ -	$ -	$ -	Promotional Revenue
	361-10-00	Interest Income	$ -	$ 547	$ (547)	Interest
	366-10-00	Misc. Donations	$ -	$ -	$ -	Misc. Donations
	381-01-00	Transfer from General Fund	$ -	$ -	$ -	
	389-90-01	Balance Forward	$ -	$ -	$ -	
		REVENUE TOTALS	**$ 16,941**	**$ 17,488**	**$ (547)**	

Dept. 552

		OTHER EXPENSES				
EXPENSES	31-03	Professional Services	$ -	$ -	$ -	
	34-00	Other Contractual Services	$ 10,000	$ 10,788	$ (788)	
	43-00	Utility Services	$ -	$ -	$ -	Gulf Power / power poles
	46-00	Repair & Maintenance	$ -	$ -	$ -	R&M
	48-00	Promotional	$ -	$ -	$ -	Advertisement
	48-06	Promotional	$ -	$ -	$ -	Advertisement
	49-00	Misc. Expense	$ -	$ -	$ -	
	49-18	Misc. Exp. / Bank Charges	$ -	$ -	$ -	
	52-00	Operating Supplies	$ -	$ -	$ -	Misc.
	53-00	Materials/Rep & Supplies	$ -	$ -	$ -	
	54-00	Dues & Subscriptions	$ -	$ -	$ -	Dues & Subscriptions
	61-01	Capital - Land Acquisition	$ -	$ -	$ -	
	63-04	Carpenters Park	$ -	$ -	$ -	Carpenters Park
	64-07	Capital - Misc. Equipment	$ -	$ -	$ -	
	64-27	Project Expense	$ -	$ -	$ -	
	82-09	Misc. Grants in Aid	$ -	$ -	$ -	Support for Special Events
	91-00	Transfer to Other Funds	$ -	$ -	$ -	
	91-01	Transfer to General Fund	$ -	$ -	$ -	
	91-02	Transfer to Capital Projects	$ -	$ -	$ -	
	590-01-00	Contingencies	$ 6,941	$ -	$ 6,941	
		EXPENSE TOTALS	**$ 16,941**	**$ 10,788**	**$ 6,153**	

	acct. #	CRA III SOUTH FY 2024 (Fund 113)	FY 2024 BUDGET	FY 2024 YEAR To DATE as of 9/30/2024	Balance	Description
REVENUES	338-10-00	O/S Rev from Local Units (SRC contrib)	$ 3,253	$ 3,253	$ -	Estimated tax billing
	338-10-01	O/S Rev from Local Units (CITY contrib)	$ 1,596	$ 1,596	$ -	Estimated tax billing
	348-xx-xx	Promotional	$ -	$ -	$ -	Promotional Revenue
	361-10-00	Interest Income	$ -	$ 221	$ (221)	Interest
	366-10-00	Misc. Donations	$ -	$ -	$ -	Misc. Donations
	381-01-00	Transfer from General Fund	$ -	$ -	$ -	
	389-90-01	Balance Forward	$ -	$ -	$ -	
		REVENUE TOTALS	**$ 4,849**	**$ 5,070**	**$ (221)**	

Dept. 552

		OTHER EXPENSES				
EXPENSES	31-03	Professional Services	$ -	$ -	$ -	
	34-00	Other Contractual Services	$ -	$ -	$ -	
	43-00	Utility Services	$ -	$ -	$ -	Gulf Power / Power poles
	46-00	Repair & Maintenance	$ -	$ -	$ -	R&M
	48-00	Promotional	$ -	$ -	$ -	Advertisement
	48-06	Promotional	$ -	$ -	$ -	Advertisement
	49-00	Misc. Expense	$ -	$ -	$ -	Christmas lighting maintenance/Electrical Repair
	49-18	Misc. Exp. / Bank Charges	$ -	$ -	$ -	
	52-00	Operating Supplies	$ -	$ -	$ -	Misc.
	53-00	Materials/Rep & Supplies	$ -	$ -	$ -	
	54-00	Dues & Subscriptions	$ -	$ -	$ -	Dues & Subscriptions
	61-01	Capital - Land Acquisition	$ -	$ -	$ -	
	64-07	Capital - Misc. Equipment	$ -	$ -	$ -	
	64-27	Project Expense	$ -	$ -	$ -	
	82-09	Misc. Grants in Aid	$ -	$ -	$ -	Support for Special Events
	91-00	Transfer to Other Funds	$ -	$ -	$ -	
	91-01	Transfer to General Fund	$ -	$ -	$ -	
	91-02	Transfer to Capital Projects	$ -	$ -	$ -	
	99-99	Contingencies	$ 4,849	$ -	$ 4,849	
		EXPENSE TOTALS	**$ 4,849**	**$ -**	**$ 4,849**	

Agenda Item # 2024-2871

Magnolia Hall New Roof

MEETING DATE	PREPARED BY
November 21, 2024	Stephen Prestesater, Director of Economic Development

BACKGROUND

During the FY2025 budget process, $25,000 from CRA 1 was added to the Capital Outlay for Magnolia Hall to receive a new roof. Upon approval of the FY25 budget, staff immediately began reaching out to local and licensed roofers to receive estimates.

Staff has reached out to all licensed roofers in the City of Milton to receive estimates for the full replacement of the Magnolia Hall Roof. Per request from the Facilities Department Manager, all quotes must cover:

- All county permits must be pulled.
- Replacement of any managed roof decking/ plywood.
- New underpayment.
- Architectural shingles, metal drip edge, new roof vents, and a new ridge vent.
- Full cleanup and disposal of all waste.

The city, through this search, contacted 5 licensed roofing companies, and received comparable quotes from 3.

D.A.C. Roofing, License # CCC1333733
Total Cost: $17,500.00

Sowell Roofing, Inc., License # CCC1333549
Total Cost: $16,500.00

Jacob Hill Roofing, LLC., License # CCC1334627
Total Cost: $14,732.75

(All estimates are attached to this agenda item)

SUMMARY

This item will allocate $14,732.75 from CRA 1 to Jacob Hill Roofing.

RECOMMENDATION

Staff recommends awarding Jacob Hill Roofing the contract at a total of $14,732.75. Jacob Hill

Roofing will work directly with Randy Hoyt to ensure project timelines and requirements are all met.

ATTACHMENTS

1. DAC Roofing Estimate
2. reroof - Sowell Roofing Inc
3. 5256 Alabama street estimate - Jacob Hill Roofing LLC

Agenda Item # 2024-2871 | Magnolia Hall New Roof

Fiscal Impact Analysis

FISCAL IMPACT SUMMARY

This is a budgeted item as laid out and approved in the CRA 1 Capital Outlay - 111-0552-552.62-01. $25,000 dollars has been set aside for this project.

FISCAL DATA

Item is approved under the current budget: **Yes**

Name	Impact Date	Account Number	Account Description	Amount Budgeted
Magnolia Hall Roof	12/01/2024	111-0552-552.62-01	CRA 1 Capital Outlay	$25,000.00

DAC Roofing LLC/DAC Foam Insulation, LLC
5421 Stokes ST
Milton, FL 32570
Corporate office
Phone: (850) 910-4707

Fax: (850) 889-1848

Company Representative
Drek Gilbreath
Phone: (850) 910-3402
Drek@dacroofingllc.com

10/17/2024

Atlas Prolam Shingle

Steven Prestesater
City of Milton
5256 Alabama Street
Milton, FL 32570
(850) 295-0724

Job: Steven Prestesater

Roofing Section

- Full Roof Replacement
Includes Complete Ice and Water underlayment
- Remove existing shingles down to deck
- NO CHARGE for replacement up to 2 sheets of 1/2 inch OSB decking for substrate
- If damaged or rotted wood is discovered, it will be replaced at a price of $75 per sheet after your 2 free sheets of 1/2 inch OSB .
- 3/4 inch decking will be charged at $95 per sheet
-DECKING PRICING SUBJECT TO CHANGE WITH THE STEADY INCREASE OF MATERIALS
- Re-nail any loose wood and bring up to code with 8d Ring Shank Nails
- Install 3' of ice and water shield at all valleys.
- Install Synthetic underlayment Up to new Jan 2021 code.
****Let us know if you are interested in pricing the Full Peel and Stick Underlayment/Secondary Water Barrier)
- Install Starter Shingles along all gutter lines and rake edges
- Install Pro-Cut Hip & Ridge Shingles.
- Install new ridge vent.
- Install new pipe boot and 750's. (750'S TWO MAX INCLUDED IN PRICING)
-Install New drip Edge where gutters do not interfere
- Clean up all job related debris And Magnet sweep
- Provide 5 year workmanship warranty and provide owner with an Atlas Manufacturer Warranty.
-Chimney Flashing or any other flashings is not included in the pricing.
- If you have 2 Layers of shingles. There will be an additional charge for the demo per sq.
- All Our Crews are licensed and insured.
- Crews will maintain safety requirement at all times during the construction process

-Financing Available- Please call for Detail or ask your
Sales Rep

Fascia $15.00 a Linear foot
Soffit wood/vinyl $18.00 a sq. ft.
Framing $8.00 a linear foot
Fascia bent metal $10.00 Linear foot

• Client agrees to pay Contractor according to the following plan:

X_____

* 50% DUE WITH Signed Contract
We will not order material until the 50% has been received.
(Check will not be cashed or Credit Card Processed until materials have been delivered).
Once materials are delivered, they are your property and we are not responsible for stolen property.

* Final payment of 50% due upon completion
(Not Final Inspection as we have no control over County Inspections)
If payment is not made in full after 5 days of completion DAC will void the labor install warranty.

• Client agrees that if payment is not made according to the above plan, Contractor has the right to stop all work until payments have been brought current. And a Notice of Lien will be served to Owner and a Lien put on property.

• Client understands that if changes are necessary during the course of construction, the Contractor will notify the Client of change order, and the Client will be responsible for the additional incurred costs with approval of the agreed upon changes. Example Includes additional wood rot, double

layer, Chimney repair and flashing.
- Contractor will be responsible for all materials and equipment necessary for the completion of the job, which the Contractor agrees were included in the estimate, or were added with the changes listed above.
- Contractor agrees to obtain all necessary permits for the construction, the costs of which will be included.
- Contractor agrees that He will remove all debris, equipment, materials, etc. from the location upon completion of the construction. Debris only includes material that we have removed and installed.
- Contractor is not responsible for concrete damage caused by delivery supply company and/or shingle debris removal trailer.
- Contractor not responsible for any damage cause by nails. Please be aware that during construction there will be nails on the ground DO NOT PARK BY THE DUMP TRAILER. There will be clean ups daily and a thorough magnetic sweep on completion. Nails are inevitable, and we do our best to get them up. And there can be existing nails from previous construction. All vehicles and anything of value homeowner must move from driveway/eves of home for install. Anything not moved DAC will not be responsible.
- Please be aware that if we will remove your Satellite Dish to correctly install your new roofing you will need to contact your provider for re-alignment. DAC Roofing is not responsible for any cost charged to Client.
- Contractor is not responsible for damage to skylights and or Off ridge vents that client does not want replaced. Damage could be caused to brittle older skylights. We advise all skylights to be replaced with new roof. Interior work is not included with replacing skylights.
- Contractor is not responsible for damaged plants/flowers near the house or under the roof. Installers will do their best to protect with tarps and careful DEMO as best as possible.
- Contract is NOT responsible for any roof attached to home that is not being replaced by DAC Roofing.
- Contractor agrees that all employees and/or subcontractors will be insured and covered by workers compensation.
- Contractor agrees to 15 year installation warranty on Shingle Roofs. Labor warranty covers anything not installed correctly at the time of roof install. Contractor is not responsible under install warranty for weather related damage including but not limited to wind, hail, lightening, tree damage, debris, acts of God, Etc.
- 5 year metal roof labor install warranty due to fastener deterioration, two year for flat 2 Part Roll Roofing.
- DAC WILL NOT COVER ANY INTERIOR RELATED DAMAGE ON LEAKS NOT REPORTED WITH IN 24 HOURS. DAC MUST BE GIVEN ACCESS TO ATTIC TO VERIFY LOCATION OF LEAK. DAC TO USE THEIR OWN SHEETROCK REPAIR MAN.
- Material warranty according to roofing material choice.
- DAC Roofing cannot help or advise with color selection.

***BEFORE YOUR ROOF INSTALL THINGS TO KNOW -
1. Roofing is not pretty - It is a huge mess, but we promise once they are done the clean up is top notch.
2. Please secure your light fixtures within the home of all screws. Bundles of shingles are very heavy and can rattle those globes.
3. Please do not walk near or around any shingle debris during demo. Those piles are filled with nails.
4. If you have any issue/question during install. Please call the office immediately! 850-910-4707

Shingles Brand Choice: ATLAS Prolam Color:_____

Eve Metal/Drip Edge: White or Brown
(Please circle one)

Invalidity or unenforceability of one or more provisions of this agreement shall not affect any other provision of this agreement.
Contractor can Cancel Contract at any time.
This contract is subject to the laws and regulations of the state of Florida.
COMPLETED CONTRACTS MUST BE TURNED IN WITHIN 14 DAYS DUE TO THE STEADY INCREASE OF MATERIAL PRICING.
INCOMPLETE CONTRACTS WILL BE VOIDED AFTER 14 DAYS.

	Qty	Unit
Materials		
Labor		

--

TOTAL	$17,500.00

Starting at $288/month with Acorn FINANCE • APPLY

BBB
www.dacroofingllc.com
www.dacfoaminsulation.com
FLCCC1333733
AL31556
Credit/Debit Transactions will incur a 3.5% transaction Fee
Estimates are only good for 14 days. Due to the rapid increase of materials.
NO DISCOUNTS TO BE REQUESTED OR APPLIED AFTER SIGNING CONTRACT.
The signing of this agreement you agree that you are now under contract with DAC Roofing, LLC/DAC Foam Insulation, LLC
Any signed roofing contract not turned in completed (Contract, NOC, Color Selection of shingle/drip edge, 50% Down Payment) within 14 days will no longer be valid.

Company Authorized Signature	Date
Customer Signature	Date
Customer Signature	Date

P.O. BOX 3821
MILTON, FLORIDA 32572

CERTIFIED ROOFING CONTRACTOR
FL LIC #: CCC1333549
NUMBER1ROOFMAN@GMAIL.COM

Thank You For Choosing SOWELL ROOFING, INC!

ROOF ESTIMATE

This Roof Includes A 5-Year Workmanship Warranty
And A 30-Year Manufacturer's Shingles Warranty

NAME: City of Milton, Stephen Prestesater **DATE:** 10/17/2024

PHONE: (850) 295-0724 **EMAIL:** sprestesater@miltonfl.org

ADDRESS: 5256 Alabama Street, Milton, Florida, 32570

WE WILL BE GLAD TO PROVIDE THE FOLLOWING REROOFING SERVICES

- Furnish all labor, materials, and necessary permits
- Remove existing roof to decking
- Renail all decking to bring it up to new FL code
- Install new limited lifetime 30 year dimensional shingles
- Install one layer self-adhered ice and water shield in all valleys, if applicable
- Install 2 layers of synthetic felt underlayment
- Replace all plumbing pipe boots and paint them to match shingle colors, if necessary
- Install new ridge vents
- Install new drip edge
- Replace 750 stove vent, if applicable
- Remove all trash and debris resulting from the job
- Price includes magnetic sweeping and dump fees
- We will remove satellite dishes to install new roof - Dish can be discarded but cannot be reinstalled/recalibrated
- We will provide the passed inspection report from the County and pictures of the job upon completion

BASE COST: $ 16,500

Optional Improvements: Install Ice and Water Shield Underlayment (This underlayment qualifies for the SWR underlayment credit for insurance purposes) 2,300

TOTAL COST: $ 18,800

NOTE: Any unsound decking or damaged wood must be replaced in order to comply with FL Building Codes. Wood/Decking will be assessed upon removal of shingles and will be replaced. Additional wood will be:

$ 80 per 4 x 8 plywood sheet

$2 per 1x2 linear feet (LF), $5 per 1x4 and 1x6 LF, $6 per 2x4 LF, $7 per 2x6, $6 per flashing LF

Estimate does not include the roof replacement of patios, Florida rooms, separate garages/sheds, or any other type of roof separate from the main house unless specified above.

The prices quoted in this estimate are only guaranteed for 30 days due to regular price increases from our shingles manufacturers

CONTRACT TERMS By electronically signing this estimate, it becomes a binding and legal contract, between Sowell Roofing Inc (contractor) and the homeowner/agent (owner) of the property referenced above, made with intent to have the contractor perform the work as described in the estimate. Work not covered in the above agreement will not be required unless an amended contract is signed by both the contractor and owner. By executing this agreement, the contractor acknowledges that he/she will adhere to all federal, state, and local laws, regulations, and ordinances required to complete this project. By electronically signing this estimate, client agrees to the terms and conditions listed in this contract. Under UETA and ESIGN, the client affirmatively agrees to the use of an electronic signature and has not withdrawn such consent. Client may opt-out to sign electronically and may request a paper copy. Client has the right or option to have this contract provided or available on paper or in a non-electronic form, without any consequences or additional fees.

WARRANTY Contractor extends the following warranties to the owner of the property mentioned above: a limited lifetime manufacturer's warranty (provided through shingle manufacturer) and a 5-year workmanship warranty. New, active leaks that occur within five (5) years of the date of completion of the roof, and that are directly due to the workmanship of the contractor as related to this contract, will be assessed and fixed by our company at no charge to the customer. Our workmanship warranty is fully transferable, should ownership of the property change after the roof has been installed. A Transfer of Warranty paperwork is required to transfer the warranty, should there be new ownership. This paperwork can be found by contacting our office. It is the responsibility of the homeowner to contact our office immediately at (850)626-3388 should any issue(s) arise with the roof to afford the contractor the first opportunity to inspect the roof. Failure to contact the contractor in a reasonable amount of time to notify of leaks or by having another person, company, or entity inspect or manipulate the roof before giving the contractor the opportunity to do so will result in immediate termination of this workmanship warranty. This guarantee does not include liability for damage to interior contents of the property due to roof leaks, nor does it extend to any deficiency which was caused by the failure of work which the contractor did not damage or was not charged to install.
This warranty excludes damage from excessive wind, rain, hail, fire, falling objects, acts of God, or any other circumstances beyond our control. Contractor has final authority in determining whether the leak is due to a workmanship error or damage from outside elements.
The contractor is not responsible for any damages incurred from materials being delivered to the property or from materials that are found to have a manufacturer's defect(s) after installation. All claims related to materials must be made directly with the product manufacturer in accordance with their terms and conditions. The contractor will try their best to match existing shingles based on availability from the manufacturer. However, the Contractor is not responsible for the aesthetics of the roof following a warranty repair. NOTE: This warranty and any further terms of this contract will become void immediately if any person, not working directly for the contractor, attempts to repair or alter the roof or area of work described in this agreement in any way, at any point after work commences at the address stated above unless prior written consent or approval by the contractor is obtained.

PAYMENT
NEW ROOFS AND RE-ROOFS: The final payment will be due upon completion of the roof and the roof passing its final inspection. If a draw is required, it will be 50% of the total price and will be due upon signing this contract and or Notice of Commencement. The draw will be used for the purchase and delivery of materials to job site.
There will be a 3.4% processing fee added for all credit card payments. If any invoice is not paid when due, interest will be added to and payable on all overdue amounts at 18% per year. The owner shall pay all costs of collection, including without limitations, reasonable attorney fees.

FL NOTICE Under Florida Statutes, Section 713.06, those who work on your property or provide materials and are not paid have a right to enforce their claim for payment against your property. This claim is known as a construction lien. A lien will be filed after 30 days of non-payment.
NOTICE TO OWNER Under Florida law, anyone who works on your property or provides materials and is not paid has the right to enforce their claim for payment against your property. This claim is known as a construction lien. If your contractor fails to pay subcontractors or material suppliers, or neglects other legally required payments, those owed money may pursue payment from your property, EVEN IF YOU HAVE PAID YOUR CONTRACTOR IN FULL.
PROTECT YOURSELF: RECOGNIZE that this Notice to Owner may result in a lien against your property unless all parties supplying a Notice to Owner have been paid. LEARN more about the Construction Lien Law, Chapter 713, Part I, Florida Statutes, and the implications of this notice by contacting an attorney or the Florida Department of Business and Professional Regulation.

TIME The work will begin at a date agreed upon by the owner and contractor. With respect to the scheduled completion of the work, time is of the essence. Roofing work will be performed Monday-Friday, holidays excluded, and only when the weather conditions are favorable in order to ensure an acceptable finished product. If the contractor is delayed at any time during the progress of the project by a change in the work order, fire or water damage, labor disputes, acts of God (natural disasters), or any other causes beyond the contractor's control, the completion schedule of the work may be extended, but may not cease work for more than 30 consecutive days.

CLEAN-UP AND TRASH REMOVAL The contractor will keep the owner's property free from trash and debris resulting from the work. All trash, debris, tools, materials, and machinery will be removed promptly after completion of work by the contractor.

SATELLITES: Contractor is not responsible for satellites. It is the responsibility of the owner to pay the service provider to reattach the satellite to the roof and reinstall the satellite and for any fees associated with reconnection.

INSURANCE The contractor will maintain valid and current general liability and worker's compensation insurance policies. The contractor will provide a certificate to the owner upon the owner's request.

TERMINATION If the contractor fails or neglects to carry out the terms of this contract, this agreement will be terminated, unless the terms cannot be carried out due to reasons put forth by the homeowner. If the owner fails to make payments under the schedule set forth in this agreement, the agreement will be terminated, and the contractor will not be required to carry out the remaining terms of the contract and will offer no warranty to any work agreed to in this contract. If the agreement is terminated, the owner will be responsible for paying the contractor for all work completed, including but not limited to any material and labor costs incurred up to the time of termination.

Tim Sowell	Signature
10/17/2024	Signature Date

ESTIMATE

City of Milton
5256 Alabama St
Milton, FL, 32570-2223
US

Date created: 2024-10-22 09:36 AM
License #: CCC1334627

Description - Work to be Completed	Total
Install Shingles to decking	
Permit Application Fee	
Labor cost for ridge, valley and wood work	
Replace Galvanized universal boots 4 Each : 1 -4 in pipe boot, 2-2 inch pipe boot and 1- 3 inch pipe boot	
Install Vent Ridge Vent	
Install SwiftStart starter strip at roof perimeter	
Install Shadow Ridge hip & ridge cap	
To Collect and Remove Debris	
Install WinterGuard Ice & Water shield	
Install RoofRunner Synthetic Underlayment	
Includes removal and disposal of all existing roofing materials; Dump	
Replace universal rubber zip boot	

4715 Parch Rd
Milton, FL, 32570-5222
US

jacob.hill.roofingllc@gmail.com
www.JacobHillRoofingllc.com

850-529-0547

ESTIMATE

City of Milton
5256 Alabama St
Milton, FL, 32570-2223
US

Date created: 2024-10-22 09:36 AM
License #: CCC1334627

Description - Work to be Completed	Total
Replace damaged wood for decking (2 sheets) $30 x 2	
Install metal valleys with 3ft of ice and water membrane;	
Use Mule Hide #211 Plastic Cement 5 Gal	
10 Year Warranty to Cover Workmanship	
Nail Galvanized Round Plastic Cap nail to synthetic felt x 2 boxes	
Deliver Materials from Roofing Supply Store	
Use Generic Roof Accessory Paint	
Subtotal	$14,932.75
Discounts	-$200.00
Total	**$14,732.75**

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US

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850-529-0547

ESTIMATE

Customer Signature

TERMS AND CONDITIONS

Offer terms and conditions

Jacob Hill Roofing LLC

Terms and Conditions

General Terms & Conditions for roof systems Installation

performed by Jacob Hill Roofing LLC:

1. Installations must be completed in accordance with all laws, codes and other requirements applicable under federal, state and local authority (e.g. permits, inspections)

2. Jacob Hill Roofing LLC will require the necessary client information to proceed with mandatory government and State applications.

3. Jacob Hill Roofing LLC and its staff will require access to your property to proceed with initial project assessment, construction, inspection and required maintenance. The client will be contacted prior to Jacob Hill Roofing LLC visits, and will need to arrange property access allowing Jacob Hill Roofing LLC to fulfill its portion of the agreement. Jacob Hill Roofing LLC will require all necessary forms filled and full client cooperation to complete its part of the contract.

4. Jacob Hill Roofing LLC, its parents, subsidiaries, affiliates, officers, employees, contractors and agents:

- Are not responsible for any tax liabilities that a client may incur.

- Assume no responsibility for the performance of the equipment or equipment warranty,

- Do not endorse, guarantee or warrant any particular brand, manufacturer or third party services.

5. The client hereby agrees to indemnify, defend and hold harmless, Jacob Hill Roofing LLC, its parents, subsidiaries, affiliates, officers, employees, contractors and agents from any and all liability associated with this program/project except for the labor warranties provided.

6. All payments must be made according to the scheduled agreement. Please pay half up front before the start of job of the job to pay for the materials and then pay the other half when the job is done. Personal Check, Wire Transfer, all major Credit/Debit Cards (only for initial deposit), and Bankers Draft are all acceptable methods of payment. All goods remain the property of the Jacob Hill Roofing LLC until final payment has been completed. Payments outstanding beyond their respective due dates will incur interest at the rate of 2% on the outstanding balance, until the balance is paid in full and final settlement has been reached.

7. After tear off of roof, if any damage is found under the shingles such as replacement of OSB, plywood, 2x4, and or beams/ rafters, etc. , the amount will added to the final cost.

8. If roof is measured by hand instead of satellite, then the proposed cost may be just a little higher or lower and will be adjusted at the end of the job. The amount may be very minimal, but Jacob Hill Roofing wants to ensure that you receive funds back if it cost less and if it cost a little more, then /Jacob Hill Roofing will notify you upon the completion of the job.

9. 10 Year Labor/Workmanship Warranty. Jacob Hill Roofing LLC, do hereby warrant that all labor and materials furnished and work performed in conjunction for this project are in accordance to this proposal/contract and authorized modifications thereto, and will be free from defects due to defective materials or workmanship for a period of 10 year(s) from the Date of Substantial Completion. Should any defect develop during the warranty period due to improper materials, workmanship or arrangements, the defect, including adjacent work displaced, shall be made good by Jacob Hill Roofing LLC. The home owner shall call, text, mail or email this company the issues of the defects, so, Jacob Hill Roofing LLC can promptly fix the defect.