



CITY OF MILTON

RESIDENTIAL EXTERIOR IMPROVEMENT PROGRAM - GRANT APPLICATION

APPLICANT INFORMATION

Applicant Name Ben Strand and Kari Borne

Property Address 402 Rogers Street

Phone 505-919-9074

Email benstrand@hotmail.com

PROPERTY INFORMATION

Year Home Built 1940

Purchase Year of Home 2008

Assessed Value of Home \$ 138,200

PROJECT INFORMATION

Proposed Start Date June 1, 2021

Proposed Completion Date August 1, 2021

Contractor Name Doyle Exteriors & General Contracting

Contractor License # D043970

Contractor Address 120 N Crosby Ave Ste 5, Janesville, WI 53548-3375
Street City State Zip

Contractor Phone 262-269-9755

Contractor Email bhooten01@gmail.com

Total Project Estimate \$ \$17,500

Grant Request \$ \$5,000

Other funding sources that will be used: Borne/Strand will pay for the remainder.

Project Narrative (attach additional sheets if necessary).

Please include information related to the work that will be done, colors that will be used, why there is a need for the project, and other information that will be relevant to making a decision on the grant application.

This property has the original 1940 windows that were installed during the construction of the home.

All of the windows have been re-glazed and or had replacement exterior storms installed.

However, the actual wood panes in the windows are now decaying and contractors have recommended replacement.

The individual glass panes in each window (20 individual panes in most of these windows) are also failing.

This home is in the Milton Historic District and the windows can be seen from street level.

This project will maintain historic detail styles of the window similar to other homes in the neighborhood.

They will also be repairing slight siding damage (back of house facing Library) and gutter guards.

DOCUMENTS TO INCLUDE

- Two contractor proposals
- Site plan
- Copy of Contractor License
- Proof of Insurance
- Photos of what will be repaired

Certification: The information provided above is true and accurate to the best of my knowledge and I have read and understand the guidelines of the City of Milton Residential Exterior Improvement Program and agree to abide by its conditions. I acknowledge that the Common Council has the right to terminate this agreement under the Residential Exterior Improvement Program if I, as the applicant, am found to be in violation of any conditions set forth in the guidelines of the program. I understand this is a matching grant up to \$5,000.

Applicant Signature

Date

**Customer Info:**

Job #: N/A
 Strand, Ben
 402 Rogers Street,
 Milton, WI, 53563
 (505) 919-9074-mobile

Genesis Exteriors

4401 Femrite Drive Unit C Madison, WI 53716
 Phone: 608-204-9999

Company Representative:

Kevin Merk
 (608) 310-2141
 kevin@genesisexteriors.com

Strand Residence

Description
- EXTERIOR WORK DESCRIPTION: This proposal is for up to 21 Marvin Elevate window units.
- The installation method will be an insert window installation.

Strand Residence total: \$0.00

Process

Description
- PROCESS:
- -If lead laws are applicable, follow all lead safe practices
- -Place tarps / plastic on the ground to protect landscaping and interior floors
- -Remove existing window sashes, in/out stops, jamb liners and all other necessary items (On insert windows, jambs and casing will remain in place)
- -Place new window in opening to confirm fit
- -Shim and fit new window to be plumb, level and square
- -Insulate perimeter of window with low expansion spray foam insulation
- -Install new in / out stops
- -Custom fabricate the new exterior clad wrap
- -Confirm proper installation of windows and screens
- -Confirm window is operational per manufacturer specifications
- -Clean window and area around the installation site per Genesis Exteriors clean up checklist

Process total: \$0.00

Windows

Description
- The new window units will have a white fiberglass exterior with a custom stained pine wood interior. The windows will have a double pane glass package that includes argon gas and low-e coatings. All windows will have grids between the glass in the upper sash only and a full screen.

Windows total: \$0.00

Main Level

Description
- Dining Room = 36" x 56" Double Hung (x2)
- Kitchen = 36" x 38" Double Hung
- Kitchen = 28" x 54" Double Hung
- Living Room = 36" x 56" Double Hung (x2)
- OPTION 1: Install the windows using the Full Frame replacement method ADD \$1,950.00 to the total of this section

Main Level total: \$9,400.00

Upper Level

Description
- Hallway = 28" x 46" Double Hung
- Bedroom 1 = 36" x 46" Double Hung (x2)
- Bedroom 2 = 28" x 46" Double Hung (x2)
- Bathroom 1 = 28" x 46" Double Hung - Tempered Glass
- Bedroom 3 = 36" x 46" Double Hung (x3)
- Bedroom 3 Closet = 20" x 30" Picture Window
- OPTION 1: Install the windows using the Full Frame replacement method ADD \$3,250.00 to the total of this section
Upper Level total: \$14,180.00

Basement

Description
- 30" x 16" Hopper Window (x3) - White vinyl window
Basement total: \$2,220.00

Garage

Description
- 36" x 46" Double Hung (x2)
- OPTION 1: Install the windows using the Full Frame replacement method ADD \$500.00 to the total of this section
Garage total: \$2,930.00

Gutter Protection

Description
- Install Gutter RX on all gutters on the house and garage
Gutter Protection total: \$1,630.00

Misc. Items

Description
- UNFORESEEN WORK: Any unforeseen work / repairs that is not visible at the time of original estimate will be brought to the attention of the homeowner and then a change order will be presented to complete the additional work. The unforeseen work may be (but is not limited to) water damage within the walls, mold, insect infestation, electrical wiring and plumbing.
- IMPORTANT: Any work requested that is not outlined in this proposal/contract is NOT included in the bottom line price. If additional work is requested, the job supervisor will contact the sales representative to produce a change order. Additional work will not be completed without client approval by signing / or verbally consenting to the change order.
- COMPLIMENTARY COLOR CONSULTATION: All Genesis Exterior projects (Over \$2000.00) come with free color consultation with a professional designer. If you would like the color consultation please advise your sales consultant upon acceptance of the proposal
- FINANCE OPTIONS: Several no interest / no payment and low interest with payments are available. Minimum purchase requirements do apply. Additional fees may apply. Based on approval from a third party bank, see sales consultant for additional details.
- WARRANTY: Genesis Exteriors provides a ten year workmanship and material warranty. Additional warranties on certain products may be longer and will be specified within specific product literature.
- FULL FRAME WINDOW INSTALLATION VERSUS INSERT WINDOW INSTALLATION: A Full Frame Window Installation includes the removal of the complete frame of the existing window and reveals the sill plate, jack studs and header of the existing rough opening. The new window will include the installation of jamb extensions and interior trim. An Insert Window Installation will retain and utilize the frame of the existing window, and the new window will be placed in the open pocket left after the old window sashes are removed. The insert window will lose glass size because the window is sized to be installed inside the frame of the existing window.
- WINDOW COVERINGS: If window coverings are present it is the responsibility of the homeowner to remove and reinstall the coverings. Genesis will remove and reinstall window coverings at a cost of \$40 per covering but will not be held liable for any damage committed to the window coverings. If the cost of the window covering removal and

replacement has not been included by indicated in this written agreement the cost will be added in the form of a change order after the project commences.

- PAINT LINES: Due to the fact that all window manufactures have different frame sizes and specifications paint lines may be exposed once the new window is installed. This has potential only to take place when a full frame window installation occurs. If this is the case Genesis Exteriors is not liable for painting to cover the exposed paint lines.

- HISTORICAL DISTRICTS: It is the responsibility of homeowner / decision makers to notify Genesis Exteriors in all cases where the residence or job site would reside in a Historical District and what requirements / specifications that particular Historical District requires for the project being estimated.

- PROPOSAL VALIDITY: All proposals are valid for 60 days

Misc. Items total: \$0.00

Payment Terms

Description
- Upon an approved proposal, Genesis Exteriors requires a 30% down payment to proceed with ordering of the materials.
- The downpayment can be made via check or credit card. If the client is using our finance offers, an approved application must be received before the materials will be ordered
- Upon receipt of the 30% down payment or approved financed loan, Genesis Exteriors will order the materials which in most cases are non-returnable or refundable.
- Upon substantial completion of the project, full payment is due. Substantial Completion refers to a stage of a construction or building project or a designated portion of the project that is sufficiently complete, in accordance with the construction contract documents, so that the owner may use or occupy the building project or designated portion thereof for the intended purpose. In the case where new parts need to be ordered, payment of 95% of the contract will be due with the remaining 5% payable upon installation of the new parts
- Stage Payments: On larger projects including those with multiple phases involved (Example: Roofing, siding, windows) partial payments may be requested. These can be requested in stages of completion and or completion of a segment of said project.
- Credit cards accepted up to \$6,000

Payment Terms total: \$0.00

Total for all sections: \$30,360.00

Total: \$30,360.00

Genesis Exteriors Terms And Conditions

PAYMENT: Client shall pay Genesis Exteriors (otherwise referred to as "GEC") the Contract Price, In current funds, Adjusted as provided herin, as follows:

DOWN PAYMENT: The standard down payment is 30%.

PROGRESS PAYMENT: There will not be any progress payments required for residential projects. Commercial projects extending past 30 Days will make progress payments by the 10th day for the pro-rata amount of labor and materials supplied as of the last day of the prior month.

CANCELLATION: After the 4th day from the date of acceptance, any cancellation of this contract will result in the full price of any non-refundable products and reasonable administrative and service costs incurred.

FINAL PAYMENT: Upon Substantial Completion, Client shall pay to GEC the Contract Price. The foregoing notwithstanding, a portion of the Contract Price may be escrowed equal to the cost (as estimated by GEC) of Work delayed by weather conditions, and the cost of materials specified where delivery is delayed. No funds shall be escrowed for specialty items requested by Client, which are delayed for any reason, or for Work delayed due to the unavailability of materials specified in Change Orders. Payment of the remaining Contract Price (subject to escrows) under this

Section shall constitute a waiver of claims by the Buyer against GEC except those arising from the terms of GEC's warranty. Upon payment of the Contract Price, GEC, upon request, shall provide Buyer with lien waivers. Substantial completion is the stage in the progress of the work when the work or designated portion thereof is sufficiently complete in accordance with the contract so that the owner can occupy or use the work or a portion thereof for its intended use. Minor defects, touch up work on installed products or adjacent surfaces would fall under service or warranty work and do not constitute a reason to withhold final payment. A late fee of 2% of the unpaid balance and 1% per month interest will apply if payment is not made within 5 days of reaching substantial.

CHANGES IN WORK: (a "Change Order"): Any work in addition the signed proposal will increase the contract proposal executed by Client and GEC whether agreed upon in writing or verbally. Each Change Order shall specify a change, addition, or deletion, and any adjustment in the Contract Price and Contract Time. Any increase in the Contract Price shall be paid to GEC upon execution of the Change Order.

CONTRACT TIME: Unless Buyer submits Change Orders, or other reasonable conditions occur which affect GEC's ability to complete the Work as stated below, the Work normally shall be substantially completed within 30 working days after the Work is commenced (the "Contract Time") for residential projects. The Contract Time shall be extended as provided. If the Work is delayed by any cause outside the reasonable control of GEC, including without limitation any change or delay requested, imposed or caused by Client or by any public authority, site condition, labor disputes, weather conditions, riot, civil commotion, vandalism, theft, war, fire or other casualty, or delays in delivery or unavailability of materials, the Contract Time shall be extended by the duration of such delay. Clients' failure to make selections in a timely manner or Client's request for Change Orders may also result in an extension of the contract time.

SUPERVISION OF WORK: GEC shall be the authority for the proper usage and placement of fixtures, equipment and materials, in accordance with recognized standards. Slight deviations from Plans and Specifications shall be construed as substantial compliance with the Contract. Buyer agrees that the direction and supervision of the working forces, including subcontractors, rests exclusively with GEC, and Buyer agrees not to issue any instructions to, or otherwise interfere with, the same. Buyer further agrees neither to negotiate for additional Work with GEC's subcontractors nor to engage other builders or subcontractors except with the GEC's prior written consent and in

such a manner as will not interfere with GEC's completion of the Work under this Contract. Buyer shall have the right to observe the progress of the Work provided, however, Builder shall not be responsible for any injury to Buyer or during said observations. Buyer is responsible to keep any pets contained in such a way to keep them from

disturbing the installation crews and safe from harm.

GEC'S INSURANCE: GEC agrees to keep in force at its own expense, during the entire period of Work, such liability insurance as will protect it from claims for bodily injury and property damage, and property damage liability that may arise out of the Work. GEC shall maintain a Commercial General Liability policy with a minimum limit of \$1,000,000 per occurrence.

WARRANTY/LIMITATION OF LIABILITY: Upon final payment of the Contract Price, GEC warrants that the Work has been performed in substantial conformance with the Plans and Specifications, and in a good and workmanlike manner in quality equal to the standards of the industry. GEC shall repair or replace, at its option and at its sole cost and expense, any failure to conform to such warranty identified by written notice from Client within Ten (10) years following Substantial Completion. GEC shall also repair, at its sole cost, any Work that may be disturbed in repairing such nonconformity. Upon final payment of the Contract Price, GEC shall be deemed to have assigned to Client all manufacturer warranties for consumer products incorporated into the Work. GEC will provide copies of such manufacturer warranties to Client. These products are not covered by GEC's warranty. In addition, GEC does not warrant any trees or other vegetation on the Building Site against damage during performance of the Work.

EXCEPT AS OTHERWISE PROVIDED IN THIS CONTRACT, GEC MAKES NO WARRANTIES, EITHER EXPRESSED OR IMPLIED, AS TO ANY MATTER WHATSOEVER, INCLUDING WITHOUT LIMITATION THE CONDITION OF THE IMPROVEMENTS, MERCHANTABILITY OR FITNESS FOR ANY PARTICULAR PURPOSE. BUYER AGREES THAT IN NO EVENT SHALL GEC BE LIABLE TO BUYER FOR ANY LOSS OF USE, LOSS OF BUSINESS, LOSS OF PROFIT, EMOTIONAL

DISTRESS, OR INDIRECT, INCIDENTAL OR CONSEQUENTIAL DAMAGES, CAUSED DIRECTLY OR INDIRECTLY BY THE ACTS OR OMISSIONS OF GEC UNDER THE CONTRACT.

NOTICE CONCERNING CONSTRUCTION DEFECTS. WISCONSIN LAW CONTAINS IMPORTANT REQUIREMENTS YOU MUST FOLLOW BEFORE YOU MAY FILE A LAWSUIT OR COMMENCE MEDIATION OR ARBITRATION PROCEEDINGS FOR DEFECTIVE CONSTRUCTION AGAINST THE CONTRACTOR WHO CONSTRUCTED YOUR DWELLING OR COMPLETED YOUR REMODELING PROJECT OR AGAINST A WINDOW OR DOOR SUPPLIER OR MANUFACTURER. SECTION 895.07 (2) AND (3) OF THE WISCONSIN STATUTES REQUIRES YOU TO DELIVER TO THE CONTRACTOR A WRITTEN NOTICE OF ANY CONSTRUCTION CONDITIONS YOU ALLEGE ARE DEFECTIVE BEFORE YOU FILE YOUR LAWSUIT OR COMMENCE MEDIATION OR ARBITRATION, AND YOU MUST PROVIDE YOUR CONTRACTOR OR WINDOW OR DOOR SUPPLIER THE OPPORTUNITY TO MAKE AN OFFER TO REPAIR OR REMEDY THE ALLEGED CONSTRUCTION DEFECTS. YOU ARE NOT OBLIGATED TO ACCEPT ANY OFFER MADE BY THE CONTRACTOR OR WINDOW OR DOOR SUPPLIER. ALL PARTIES ARE BOUND BY APPLICABLE WARRANTY PROVISIONS. BY SIGNING THIS CONTRACT, BUYER ACKNOWLEDGES RECEIPT OF THIS NOTICE PRIOR TO SIGNING THE CONTRACT, AND FURTHER ACKNOWLEDGES THAT BUYER HAS READ THIS NOTICE.

LIEN NOTICE. AS REQUIRED BY THE WISCONSIN CONSTRUCTION LIEN LAW, GEC HEREBY NOTIFIES CLIENT THAT PERSONS OR COMPANIES FURNISHING OR PROCURING LABOR, SERVICES, MATERIALS, PLANS, OR SPECIFICATIONS FOR THE CONSTRUCTION ON CLIENT'S LAND MAY HAVE LIEN RIGHTS ON BUYER'S LAND AND BUILDINGS IF NOT PAID. THOSE ENTITLED TO LIEN RIGHTS, IN ADDITION TO THE UNDERSIGNED CONTRACTOR, ARE THOSE WHO CONTRACT DIRECTLY WITH THE CLIENT OR THOSE WHO GIVE THE CLIENT NOTICE WITHIN SIXTY (60) DAYS AFTER THEY FIRST PERFORM, FURNISH OR PROCURE LABOR, SERVICES MATERIALS, PLANS OR SPECIFICATIONS FOR THE CONSTRUCTION. ACCORDINGLY, CLIENT PROBABLY WILL RECEIVE NOTICES FROM THOSE WHO PERFORM, FURNISH OR PROCURE LABOR, SERVICE, MATERIALS, PLANS OR SPECIFICATIONS FOR THE CONSTRUCTION, AND SHOULD GIVE A COPY OF EACH NOTICE RECEIVED TO THE MORTGAGE LENDER, IF ANY. GEC AGREES TO COOPERATE WITH THE CLIENT AND THE CLIENT'S LENDER, IF ANY, TO SEE THAT ALL POTENTIAL LIEN CLAIMANTS ARE DULY PAID.

Company Authorized Signature

Date

Customer Signature

Date

Customer Signature

Date

This estimate was last edited by Kevin Merk ((608) 310-2141, kevin@genesisexteriors.com) on March 31, 2021. The estimate may be withdrawn if not accepted within _____ days.



← Fw: Window Bid & Specs

From: Brad Hooten <bhooten01@gmail.com>
Sent: Wednesday, April 7, 2021 12:44 AM
To: Ben Strand <benstrand@hotmail.com>
Subject: Window Bid & Specs

Ben,

I didn't write a formal estimate but instead have decided to send the spec sheet from Pella and give you a complete install and removal of old window price. We will also spary foam seal around all windows installed. I haven't been able to get any pricing on that decorative piece we were talking about putting over the front windows. So with that said here is what I have so far.

Window with install and insulating = \$16,000.00

5" Gutter guards around entire house which would be GutterRX a metal drop screen that screws into the gutters and slides under the shingle about 3-4 inches = \$1,500.00

Let me know if you have any questions.

Thank you,

Brad Hooten
Doyle Exteriors Inc
262-269-9755

[Reply](#) | [Forward](#)