



3593 Medina Road #145

Medina, Ohio 44256

261-961-4399

License #16432

PROPOSAL ID: LA-2025-1147

Date: 09/24/2025

Proposal Submitted To:

Hickory Lane Construction
17188 Farmington Rd
West Farmington, OH 44491
hickorylane1998@gmail.com
440-668-0399

Work To Be Performed At:

Stillwater
Taylor May Rd
Chagrin Falls, OH 44023

Review:

Proposal to complete plumbing and HVAC scope of work per drawings 30086 dated 2/24/2025.

THIS PRICE INCLUDES THE COST OF LABOR AND MATERIALS PROVIDED BY L&A PLUMBING - HEATING - COOLING LLC.

THIS PRICE IS AN ESTIMATE AND IS SUBJECT TO CHANGE DUE TO UNFORESEEN CIRCUMSTANCES AND OR CHANGES IN THE ORIGINAL JOB SCOPE.

LIMITED WARRANTY: ALL MATERIALS, PARTS, AND EQUIPMENT ARE WARRANTED BY THE MANUFACTURES WRITTEN WARRANTY ONLY: ALL LABOR PERFORMED BY L&A PLUMBING - HEATING - COOLING LLC IS WARRANTED FOR 1 YEAR FROM THE DATE OF INSTALLATION OR REPAIRS MADE.

Scope Of Work:

PLUMBING:

1. Obtain plumbing permit.
2. Underground DWV in sch 40 pvc pipe and fittings.
3. Above ground DWV in sch 40 pvc pipe and fittings.
4. Water lines in Type A Pex pipe and fittings.
5. Rough-in tub/shower controls.
6. Install hot water tank.
7. Install 3 frost proof hose bibs.
8. Install gas piping for all gas appliances.
9. Install all plumbing fixtures.
10. Make all final plumbing connections.

NOTE: Price does NOT include the cost of plumbing fixtures.

NOTE: Price does not include the cost of tub/shower rough-in controls.

NOTE: Price does not include custom rough-in for master shower.

NOTE: Price does not include cost of water heater.

NOTE: Price does not include cost of plumbing permit or fees.

COST: \$19,230.00

HVAC:

1. Obtain HVAC permit.
2. Install 96% 2 stage high efficiency gas furnace.
3. Install 5 ton high efficiency R454B A/C system.
4. Install all supply and return air ductwork.
5. Install line set and pad.
6. Install flue piping in sch 40 pvc pipe and fittings.
7. Install condensate drain piping.
8. Install media air cleaner.
9. Install humidifier.
10. Install Wi-Fi digital programmable thermostat.
11. Install 18-8 stat wire.
12. Add refrigerant to system as needed.
13. Complete system start-up.

NOTE: This price does not include the cost of permit or fees.

NOTE: This price does not include the cost of registers or grilles.

COST: \$33,500.00

Cost:

Payment Terms: Upon Receipt

Legal:

TERMS AND CONDITIONS

1. All materials guaranteed to be as specified in scope of work. All work will be completed according to standard practice and in a good, workmanlike manner.
2. Unless specified otherwise above, repair of streets, sidewalks and the like shall not be the responsibility of L&A. In the event excavation is required, the excavated area will be graded to ground level and mounded to allow for settlement. All landscaping required for completion of the job shall be the customer's responsibility.
3. In the event circumstances arise in the course of performance which necessitate a deviation from the work described below or if the customer request that additional or different work be performed and the additional charge shall be agreed upon before the additional work is undertaken and a new written work description shall be executed.
4. Customer to provide all necessary easements and rights of way, unless otherwise noted.
5. No modifications of this agreement shall be valid unless in writing and signed by both parties.
6. Customer shall maintain fire, tornado, earthquake, and other necessary insurance on the property on which the work is performed. L&A shall maintain worker's compensation and public liability insurance.
7. This proposal constitutes our entire agreement and maybe withdrawn by us if not accepted within 30 days. No modifications of this agreement shall be valid unless in writing and signed by both parties.
8. Warranty is non-transferable, unless stated otherwise.

Note: This proposal may be withdrawn if not accepted within 30 days.

WE ARE LICENSED, BONDED AND INSURED FOR YOUR PROTECTION

Customer Signature:

Date: