



Exclusively Managing Cooperatives,
Condominium and Homeowner Associations

1998-2018
YEARS

November 21, 2018

RE: Recommendation for Custom Builders Restoration

To Whom It May Concern,

I am pleased to have the opportunity to write this letter for Dariusz Blachowski's company, Custom Builders Restoration. Without reservation, I highly recommend Custom Builders Restoration for any upcoming projects you may be looking into. I have worked with Custom Builders Restoration earlier in the year to complete a parapet wall rebuild at a building I manage in Rogers Park. Dariusz also handled installation of roof flashing at that same building after the parapet was rebuilt, which eliminated use to multiple vendors and made the entire process more streamlined.

I have met with Dariusz several times to review additional projects for other buildings I manage and have always been impressed with how thorough he is. Additionally, Dariusz has worked hard to accommodate visits with residents and myself to inspect issues and plan work accordingly based on our schedules. His flexibility when it comes to inspecting an issue, or completing work is something I find incredibly valuable.

Dariusz is in the process of completing another masonry job for a building I manage in Bucktown, which has experienced cracking along the interior and exterior walls. I am confident that the results will be nothing short of favorable and I am looking forward to utilizing his company for future projects as well.

Please feel free to contact me if you have any questions.

Thank you,

A handwritten signature in black ink, appearing to be 'Maggie Lyons', written in a cursive style.

Maggie Lyons
Community Manager

CUSTOM BUILDERS RESTORATION

5109 N. OVERHILL NORRIDGE, IL 60706

PHONE: (773) 339-5946

Customer: **Maggie Lyons**
Community Manager | First Community Management

Job side:1332 East's

05/03/18

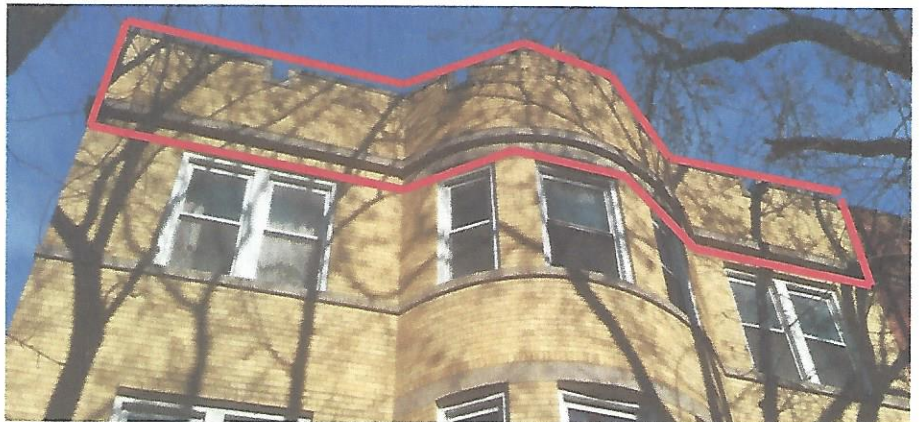
Chicago, IL

Contract

CBR, Inc. agrees to furnish all labor, supervision, materials, and scaffold equipment; to carry Workman's Compensation, Public Liability and Property Damage Insurance; and use every reasonable precaution to protect the public and any adjacent property during the performance of the following work.

Extent of work: Parapet wall rebuilding, Lintel replacement and flashing installation.

1. Image shows the South side of the building. All coping stones from the parapet wall will be removed. All parapet wall bricks from the top to the roof level on the roof side and the exterior course to the top of third floor windows will be removed. All metal lintels on third floor windows (2 windows 5 feet long, 2 windows, two windows 3 ½ feet and one 4 ½ feet long) will be cleaned of rust and paint or replaced if necessary. Drip edge, flashing (with termination bar to the backup wall), and weep ropes every 16" will be installed on the new lintels. The wall will be rebuilt with new face brick on the roof side and on the exterior course reusing the old face brick. The original design of the exterior wall will be recreated. The limestone copings will be reinstalled on the top of the rebuilt parapet wall using 3/8 stainless steel threaded rod to anchor them to the wall. All coping



joints will be finished with NP-1 sealant. New roof flashing will be installed with the termination bar approximately 12" above the surface of the roof.

2.

Cost of rebuilding and materials:

Cost of lintels work:

Cost of roof flashing installation and materials:

Cost of the sidewalk canopy:

Cost of mobilization, demobilization and cleanup:

Cost of permit:

3. The leak on the East side is due to a roof material issue because the fire wall seems to be solid.



TERMS: We require a 30% deposit and signed proposal prior to our scheduling or proceeding with any project. Progress and final payments are due within seven days of receipt of invoice. Final payment is due upon completion of work. CBR, Inc. reserves the option to cease work if payments are not received within the time specified.

Customer signature _____

Contractors signature: Dariusz Blachowski