

BROWARD COUNTY UNIFORM BUILDING PERMIT APPLICATION

Select One Trade: Building Electrical Plumbing Mechanical Other RE-ROOF

Application Number: _____ Application Date: _____

Job Address: 3760 INVERRARY DR	Unit: ALL UNITS	City: LAUDERHILL
Tax Folio No.: SEE ATTCHED LIST	Flood Zn: _____	BFE: _____
Building Use: CONDO	Floor Area: 43,600 sq ft	Job Value: \$ 507,625
1 Present Use: CONDO	Construction Type: VB	<input checked="" type="checkbox"/> Occupancy Group:
Description of Work: RE-ROOF SHINGLE MANSARD & LOW SLOPE WITH ISO.		
<input type="checkbox"/> New <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Alteration <input type="checkbox"/> Demolition <input type="checkbox"/> Revision <input checked="" type="checkbox"/> Other: RE-ROOF		
Legal Description: INTERNATIONAL VILLAGE AT INVERRARY CONDO UNIT 1A-2Z BLDG BPER CDO BK/PG: 8494/389 AND AMCDO BK/PG: 8742/874 <input checked="" type="checkbox"/> Attachment		

2 Property Owner: International Village Condo Association	Phone: 954.484.9106	Email: manager@ivcondo.com
Owner's Address: Wilhelmine Carby-CONDO PRESIDENT	City: LAUDERHILL	State: FL Zip: 33319

3 Contracting Co.: ALONSO ROOFING CORP	Phone: 305.600.3393	Email: ALONSOROOINGCORP@GMAIL.COM
Company Address: 10851 NW 144th ST	City: HIALEAH	State: FL Zip: 33018
Qualifier's Name: BLANKA ALONSO	Owner-Builder: <input type="checkbox"/>	License Number: CCC1332234

4 Architect/Engineer's Name: N/A	Phone: NA	Email: N/A
Architect/Engineer's Address: N/A	City: N/A	State: N/A Zip: N/A
Bonding Company: N/A		
Bonding Company Address: N/A	City: N/A	State: N/A Zip: N/A
Fee Simple Titleholder's name (if other than owner): N/A		
Fee Simple Titleholder's Address (if other than owner): N/A	City: N/A	State: N/A Zip: N/A
Mortgage Lender's Name: N/A		
Mortgage Lender's Address: N/A	City: N/A	State: N/A Zip: N/A

Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction. I understand that a separate permit must be secured for ELECTRICAL WORK, PLUMBING, SIGNS, WELLS, POOLS, FURNACES, BOILERS, HEATERS, TANKS, and AIR CONDITIONERS, etc.

OWNER'S AFFIDAVIT: I certify that all the foregoing information is accurate and that all work will be done in compliance with all applicable laws regulating construction and zoning.

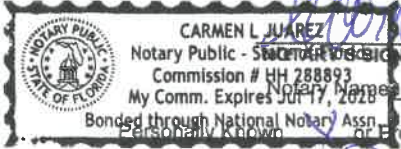
WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

X Wilhelmine Carby, President Signature of Property Owner or Agent X _____ Signature of Qualifier

STATE OF FLORIDA COUNTY OF BROWARD STATE OF FLORIDA COUNTY OF BROWARD

Sworn to (or affirmed) and subscribed before me this 1st day of March, 2024 by _____ day of _____, 20____ by _____

International Village Associates (Type / Print Property Owner or Agent Name) _____ (Type / Print Qualifier's Name)



Carmen L. Juarez (Print, Type or Stamp Notary's Name) _____ (Print, Type or Stamp Notary's Name)
 Personally Known _____ or Produced Identification _____
 Type of Identification Produced: Driver License

APPROVED BY: _____ Permit Officer Issue Date: _____ Code in Effect: _____

A jurisdiction may use a supplemental page requesting additional information and citing other conditions, please inquire. Note: If any development work as described in FS 380.04 Sec. 2 a-g is to be performed, a development permit must be obtained prior to the issuance of a building permit.

SECTION 1524 - HIGH VELOCITY HURRICANE ZONES REQUIRED OWNERS NOTIFICATION FOR ROOFING CONSIDERATIONS

1524.1 Scope. As it pertains to this section, it is the responsibility of the roofing contractor to provide the owner with the required roofing permit, and to explain to the owner the content of this section. The provisions of Chapter 15 of the *Florida Building Code, Building* govern the minimum requirements and standards of the industry for roofing system installations. Additionally, the following items should be addressed as part of the agreement between the owner and the contractor. The owner's initial in the designated space indicates that the item has been explained.

- X **1. Aesthetics-Workmanship:** The workmanship provisions of Chapter 15 (High Velocity Hurricane Zone) are for the purpose of providing that the roofing system meets the wind resistance and water intrusion performance standards. Aesthetics (appearance) are not a consideration with respect to workmanship provisions. Aesthetic issues such as color or architectural appearance, that are not part of a zoning code, should be addressed as part of the agreement between the owner and the contractor.
- X **2. Renailing Wood Decks:** When replacing roofing, the existing wood roof deck may have to be renailed in accordance with the current provisions of Chapter 16 (High Velocity Hurricane Zones) of the *Florida Building Code, Building*. (The roof deck is usually concealed prior to removing the existing roof system).
- X **3. Common Roofs:** Common roofs are those which have no visible delineation between neighboring units (i.e., townhouses, condominiums, etc.). In buildings with common roofs, the roofing contractor and/or owner should notify the occupants of adjacent units of roofing work to be performed.
- X **4. Exposed ceilings:** Exposed, open beam ceilings are where the underside of the roof decking can be viewed from below. The owner may wish to maintain the architectural appearance; therefore, roofing nail penetrations of the underside of the decking may not be acceptable. The provides the option of maintaining this appearance.
- X **5. Ponding Water:** The current roof system and/or deck of the building may not drain well and may cause water to pond (accumulate) in low-lying areas of the roof. Ponding can be an indication of structural distress and may require the review of a professional structural engineer. Ponding may shorten the life expectancy and performance of the new roofing system. Ponding conditions may not be evident until the original roofing system is removed. Ponding conditions should be corrected.
- X **6. Overflow Scuppers (wall outlets):** It is required that rainwater flow off so that the roof is not overloaded from a buildup of water. Perimeter/edge walls or other roof extensions may block this discharge if overflow scuppers (wall outlets) are not provided. It may be necessary to install overflow scuppers in accordance with the requirements of Chapter 15 and 16 herein and the *Florida Building Code, Plumbing*.
- X **7. Ventilation:** Most roof structures should have some ability to vent natural airflow through the interior of the structural assembly (the building itself). The existing amount of attic ventilation shall not be reduced.

Exception: Attic spaces, designed by a Florida licensed engineer or registered architect to eliminate the attic venting, venting shall not be required.

COMMENTS:

X *Michelle Marie Corby Pres.* 4/17/2004

Owner's/Agent's Signature

Date

Contractor's Signature

AFTER RECORDING - RETURN TO: City of Lauderhill
Building Department
5581 W. Oakland Park Blvd.
Lauderhill, FL 33313

PERMIT NUMBER:

NOTICE OF COMMENCEMENT

The undersigned hereby given notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes the following information is provided in the Notice of Commencement.

1. DESCRIPTION OF PROPERTY (Legal description & street address, if available) TAX FOLIO NO.: 494123HH6760-7250
SUBDIVISION INTERNATIONAL VILLAGE CONDO BLOCK N/A TRACT N/A LOT N/A BLDG BPER UNIT 1A-2Z
INTERNATIONAL VILLAGE AT INVERRARY CONDO BLDG NPER CDO BK/PG: 8494/389 AND AMCDO BK/PG: 8742/874

2. GENERAL DESCRIPTION OF IMPROVEMENT:
RE-ROOF SINGLE MANSARD AND LOW SLOPE ROOF WITH ISO, ALL UNITS 1A-2Z IN BUILDING.

3. OWNER INFORMATION: a. Name WILHELMINE CARBY-CONDO PRESIDENT
b. Address International Village Condo Association 3700 Inverrary Drive Lauderhill, FL 33319 c. Interest in property CONDO BUILDING
d. Name and address of fee simple titleholder (if other than Owner) N/A

4. CONTRACTOR'S NAME, ADDRESS AND PHONE NUMBER:
ALONSO ROOFING CORP. 10851 NW 144th ST HIALEAH GARDENS, FL 33018 305.600.3393

5. SURETY'S NAME, ADDRESS AND PHONE NUMBER AND BOND AMOUNT:
N/A

6. LENDER'S NAME, ADDRESS AND PHONE NUMBER:
N/A

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13 (1) (a) 7., Florida Statutes:
NAME, ADDRESS AND PHONE NUMBER:
N/A

8. In addition to himself or herself, Owner designates the following to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) (b), Florida Statutes:
NAME, ADDRESS AND PHONE NUMBER:
N/A

9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified): _____, 20____

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

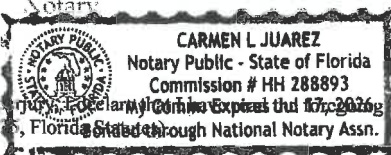
Wilhelmine Carby
Signature of Owner or
Owner's Authorized Officer/Director/Partner/Manager

Wilhelmine Carby Pres.
Print Name and Provide Signatory's Title/Office

State of Florida
County of Broward

The foregoing instrument was acknowledged before me this 1st day of March, 2024
By Wilhelmine Carby - as International Village Association, Inc. President
(name of person) (type of authority, ...c.g. officer, trustee, attorney in fact)
For International Village Association, Inc. President
(name of party on behalf of whom instrument was executed)

Personally known or _____ produced the following type of identification: Driver License
Carmen L. Juarez
(Signature of Notary Public)



Under Penalties of perjury, I declare that I am a Notary Public in and for the State of Florida and that the facts in it are true to the best of my knowledge and belief (Section 92.5, Florida Statutes) through National Notary Assn.

Signature(s) of Owner(s) or Owner(s)' Authorized Officer/ Director / Partner/Manager who signed above:
By *Wilhelmine Carby* By _____



Residential | Commercial | Reroofing & Repairs
alonsorooftingcorp@gmail.com LIC #CCC1332234





CLIENT: International Village Association, Inc

JOB LOCATION: Nottingham- 3760 Inverrary Dr, Lauderdale, FL 33319

PH:

EM: 2023pres@ivcondo.com

DATE: July 19, 2023

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Alonso Roofing Corp

10851 NW 144th St.

Hialeah, FL 33018

Office (305) 600-3393 | Móvil (786) 332-9071

www.alonsoroofting.com



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Dear board of International Village Association, Inc,

We appreciate the opportunity to bid on this project for the Nottingham Building . We assure you that we will put 100% of our efforts and knowledge to complete this task in a workman-like manner, according to standard practices in the roofing industry.


Alonso Roofing is pleased to submit our proposal to provide all labor, materials, equipment, insurance, and engineering required for the replacement of the existing roofs.

Total Cost of Complete New Roof System.....\$507,625.00

If you have any questions or concerns please feel free to contact us at (305) 600-3393

Sincerely,
Blanka Alonso

President

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Hialeah, FL 33018
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SCOPE OF WORK

Phase 1:

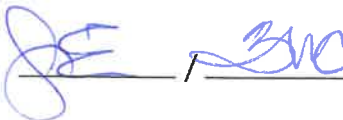
- Alonso Roofing Corp is State Licensed and will pull a roof permit before commencing job. Permit cost is included.
- Prepare the surrounding area for safety purposes and install trash chutes.
- The inspections will be called based on completion.
- NOA: 18-0919.13 GAF Ruberoid Modified Bitumen Roof System for Concrete Deck
- NOA: 21-1209.01 GAF Timberline HDZ

Phase 2: Work applies to Flat Portion of Roof: **COST: \$366,000.00**

- Deck Type: Concrete, Insulated
- Remove the existing to a clean workable surface, haul away roof debris.
- Prime the concrete deck with an asphalt primer.
- Install Energyguard Polyiso Insulation hot mopped in asphalt at a rate of 20-40 lbs./sq.
- Install one ply of GAFGLAS Stratavent Perforated Venting Base Sheet, loose laid dry.
- Install one membrane of a Ruberoid 20 Smooth hot mopped in asphalt with accordance to manufacture.
- Install GAFGLAS Mineral Surface Capsheet adhered in a full mopping of approved asphalt within EVT range.
- Installation of pitch pans on A/C legs.

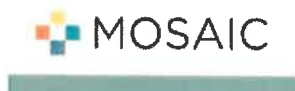
Phase 3 Work applies to Shingle Portion of Mansard Roof: **COST: \$141,625.00**

- Deck Type: Wood, Non- Insulated
- Alonso Roofing will pull any necessary permits before commencing work.
- Remove the existing roof to a clean workable surface, haul away roof debris.
- Replace all sheets of plywood of rotten wood at no cost to owner. Plywood size: 5'x8'
- Re-nail wood deck with 2.5" ring shank nails along beams where necessary. Where the deck is less than 19/32" thick (Minimum 15/32") the above attachment method must be in addition to existing attachment.
- Installation of a ASTM 30 Felt mechanically attached 1 1/4 roofing nails and 1 5/8" tin caps.
- Installation of all flashing in 26-gauge galvanized metal.
- Install new 26-gauge 3x3 galvanized Drip Edge Metal with 1 1/4" ring shank nails along perimeter of roof.
- Installation of 3 Tab or Standard Dimensional Shingles.

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Hialeah, FL 33018
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Phase 5 Parapet Wall/ Flashing:

- Prime where necessary with acceptable wall primer/ adhesive. Bonding adhesive will be applied in full coverage to both the vertical substrate and back side of flashing membrane.
- Installation of Modified Granule Bitumen on parapet walls up to 8" with flashing up to 12"
- Installation of a surface mounted counterflashing fastened 8" O.C
- Installation of a cant strip where necessary.
- Seal base flashing with flashing sealant and sealant tape 6".
- Flash and apply flashing cement around scuppers and overflow scuppers.

Phase 6 Final:

- Clean premises and haul garbage away for final inspection.
- Complete a final walk through with appointed representative of the building.
- Finalize the project by submitting a certificate of completion and a lien release for job completion upon final payment.

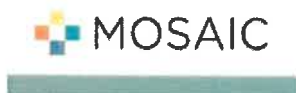
Material List

- **Primer:** Matrix 307 Premium Asphalt Primer
- **Insulation:** EnergyGuard Tapered Polyiso Insulation
- **Vapor Barrier:** GAFGLAS Stratavent Perforated Venting Base Sheet
- **Membrane Layer:** Ruberoid 20 Smooth
- **Surface Layer:** GAFGLAS Mineral Surface Capsheet
- **Parapet Material:** Ruberoid Mop Plus Granule FR
- **Shingle Underlayment:** #30 ASTM D226
- **Shingle Type:** Timberline HDZ

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PAYMENT TERMS

Total Projected Cost for the Roof: \$ 507,625.00

Cash transaction via credit card, check, or cash:

1. 1st Payment 10%: Upon signing contract.....\$ 50,762.50
2. 2nd Payment 20%: Once work on roof has commenced.....\$101,525.00
3. 3rd Payment 20%: Upon flat roof in progress inspection.....\$101,525.00
4. 4th Payment 20%: Upon 2nd flat roof in progress inspection.....\$ 101,525.00
5. 5th Payment 20%: Upon shingle in progress inspection\$101,525.00
6. 6th Payment 10%: Upon completion of roof.....\$50,762.50
7. Interest shall accrue on an unpaid balance all costs, including attorney fees and expenses, shall be added to the unpaid balance. Non-payment in accordance with these terms shall be considered material and cause for termination of performance by Alonso Roofing.
8. Payments made by credit card are subject to a 2.99% convenience charge.

Notes:

- The permit will be displayed and accessible to the Inspector.
- The price includes removal of all roofing related debris.
- All work will be performed in accordance with the Florida Building Codes Requirements.
- Prior to beginning the project, Alonso Roofing meet with a representative (appointed by the owner) to coordinate all activities, in order to avoid any delays or inconveniences.
- Base permit & permit processing fees are included in the contract price at the time of the quote.
- **This proposal is based upon the performance of all work during Alonso Roofing’s regular working hours—7AMto 5PM, Monday – Friday (this excludes Saturday, Sunday & National Holidays).**

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Exclusions:

- Plumbing
- Gutter work
- Lightning Protection
- Waterproofing of walls
- Stucco Work
- Mechanical and/or Electrical work
- Asbestos Removal
- Repairs or alterations to the building other than the roof
- Additional Roof Drains
- Enlargement of Overflow Scuppers
- Interior protection or clean up
- Any additional work not included in specified scope of work

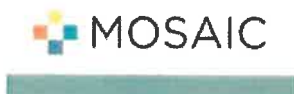
FLORIDA'S CONSTRUCTION LIEN LAW

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTIONS 713.001-713.37, FLORIDA STATUTES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND SERVICES AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, SUB-SUBCONTRACTORS, OR MATERIAL SUPPLIERS, THOSE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE ALREADY PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. TO PROTECT YOURSELF, YOU SHOULD STIPULATE IN THIS CONTRACT THAT BEFORE ANY PAYMENT IS MADE, YOUR CONTRACTOR IS REQUIRED TO PROVIDE YOU WITH A WRITTEN RELEASE OF LIEN FROM ANY PERSON OR COMPANY THAT HAS PROVIDED TO YOU A "NOTICE TO OWNER." FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX, AND IT IS RECOMMENDED THAT YOU CONSULT AN ATTORNEY.

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ACCEPTANCE OF CONTRACT

Alonso Roofing Corp herein after referred to as "Alonso". Purchaser has carefully reviewed the pricing, specifications, terms and conditions contained on the front and back of this Agreement and its exhibits and finds them reasonable, satisfactory and acceptable. Purchaser understands and agrees that this agreement is the complete statement of the agreement between the parties and that this written agreement supersedes all prior oral agreements and **understandings including all oral representations, if any, by Alonso's agents, employees, and salespeople.** Purchaser agrees that time is of the essence with regard to the payments.

WARRANTIES: Alonso will furnish labor and materials in accordance with specifications herein. Alonso warrants that its labor will be in accordance with standard practices. This labor warranty is only available to the original Purchaser and not transferable to any other individual or entity. The exclusive warranty for all materials used is solely that of the manufacturer of said materials. **ALONSO OFFERS NEITHER EXPRESS NOR IMPLIED WARRANTIES FOR MATERIALS USED NOR WARRANTIES OF MERCHANTABILITY NOR FITNESS FOR SAID MATERIALS.**

WARRANTIES are void immediately after the passing of a name storm unless a written request by the purchaser at his or her expense. This request must not exceed ten (10) days.

Deviations from the specifications herein will become an extra charge over and above what has been agreed to herein. Purchaser agrees to an extra charge if a double roof is found. Should material costs increase after the execution of this contract, the Purchaser agrees to pay such increased costs up to a maximum of 10% of the contract price. If the parties fail to agree on the amount of the extra charge(s) or to a material cost increase in excess of 10% of the contract price, this contract may be canceled at the option of either party. If the contract is canceled for failure to agree on extra charges or increased material costs, Purchaser shall be responsible for the costs of all materials (whether or not installed) plus half the amount of the total contract price as the agreed necessary and reasonable cost of the labor that has already been expended on the job.

Alonso is not liable for any delays, including but not limited to those due to strikes, accidents, acts of God, and any event **beyond Alonso's control.** Purchaser is **solely responsible for, and shall have insurance against,** all losses due to fire, vandalism, theft, storms, acts of God, and every other event that can damage and/or cause losses to materials at the job site and/or for any damages caused by materials at the job site to the Purchaser's property and/or the property of others and Purchaser indemnifies Alonso against all losses resulting from same. Alonso will exercise reasonable care when performing the work, but reroofing involves demolition (among other things) and, therefore, Alonso is not liable for any damage to pools, gutters, sidewalks, foliage, awnings, screening, chattel, pipes, sprinkler systems, septic systems, electrical wiring, outdoor accent lights, gardens and/or cables (including TV cable, satellite systems and satellite dishes) wherever these items may be located. Alonso is not liable for any water damage, tar leakage, paint damage or any consequential damages wherever, whenever or why they shall occur. Alonso is not liable for any damage done to the roof by any individual not in Alonso's employ. **Alonso is unconditionally not liable for any consequential damages wherever, whenever or why they shall occur.** In no case shall Alonso's total liability for any damages, in the aggregate exceed the cost of this contract. The Purchaser is responsible for giving information to Alonso as to the location of any septic tank.

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Purchaser understands that Alonso prioritizes the roofs it is working on using its sole and arbitrary judgment as to a job's urgency. This triaging may result in a wait to begin Purchaser's roof work that is in excess of **220 days**. Purchaser agrees with this wait policy and holds Alonso absolutely harmless from any harm or inconvenience which may result from Purchaser waiting for Alonso to pull a permit and/or begin the job. If Purchaser cancels this contract from the time of signing but prior to the roof dry-in being completed, Purchaser agrees to pay, as the minimum reasonable remuneration for whatever time and labor Alonso has expended, 1/3 of the total amount of this contract plus all material costs incurred by Alonso. If Purchaser cancels after the roof dry-in is completed, the amount owed by Purchaser shall be the amount specified in the Payment Schedule (to cover Alonso's reasonable remuneration for time and labor) plus all materials and other costs incurred by Alonso. The maximum obligation of Purchaser to Alonso shall not exceed the agreed upon contract price. In addition to a notice of cancellation, the Purchaser shall be deemed to have canceled this contract by refusing to cooperate with Alonso resulting in Alonso's temporary or permanent inability to perform the work or by Purchaser not making a payment when it is due. Purchaser unequivocally agrees that in case of a cancellation, the liquidated damages are difficult to ascertain, and that the amount computed as due herein is an completely equitable. The parties agree that the damages for a cancellation are not disproportionate to the damages that would reasonably be expected to follow from a breach or cancellation. This liquidated damage calculation was placed herein so as to induce full performance of this agreement.

If Purchaser does not make any payment when due or prevents Alonso from performing, at its sole and arbitrary option, Alonso may deem the Contract cancelled or may immediately demobilize and cease all work until the account is brought current or the condition preventing Alonso from performing is corrected. Any costs for the demobilization and/or remobilization shall be deemed an extra charge over and above what has been agreed to in this contract. Any costs for the demobilization and remobilization shall be due prior to the remobilization.

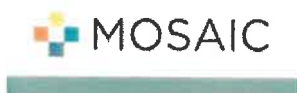
Purchaser shall provide right of ingress and egress, including obtaining permission from the owner(s) of neighboring properties that must be used to provide access for workman and/or machinery. Purchaser completely indemnifies Alonso from every claim resulting from ingress and/or egress. Purchaser shall provide all water and electricity needed to complete the job.

In addition, PERMITS MUST REMAIN POSTED UNTIL FINAL INSPECTION HAS BEEN COMPLETED. A \$ 50.00 reinspection fee will be charged to the property owner if the inspection card is removed prior to final inspection.

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Upon acceptance of this contract, Purchaser shall remit the first payment. The remaining payments shall be remitted in accordance with the payment schedule. Upon completion of the work, purchaser shall immediately remit all remaining amounts due. Purchaser breach of the contract shall immediately make the appropriate scheduled payment(s) due. Purchaser shall not withhold final payment pending any municipal or county inspection, but Alonso will participate in any such inspection. At time of receipt of final payment, Purchaser will be provided with a written release of lien from any person or company that has provided Purchaser with a "notice to owner. Payments shall be deemed received when they have cleared Alonso's bank account. Alonso may deposit checks without regard to any accompanying writing with the check or any notation on the check, as such writings and notations shall be non-binding on Alonso. Time is of the essence with regard to all payments. When interpreting this contract the terms and/or conditions shall not be more strictly construed against either party. Should any provision of this contract be found unenforceable, all remaining provisions shall continue to be in effect. Faxes, photocopies and electronic reproductions of this contract shall have the same dignity as an original for any legal proceeding. Alonso's waiver of any breach of this agreement shall not be considered a waiver of any subsequent breach and no course of conduct shall alter the terms of this contract.

If Purchaser fails to pay any amount when due, all costs of collection and enforcement of this contract, including attorneys' fees (whether or not litigation occurs) shall be borne by Purchaser. If Purchaser fails to make any payment in full when due, Alonso may file a lien against the property. If a lien is filed, the Purchaser shall pay an additional \$350.00 for the lien's preparation and filing. Any outstanding balance not paid immediately, shall bear an interest rate of 18% annually. This interest rate shall continue post judgment. It is a bargained position between the parties, without which Alonso would not have entered this contract, that the parties waive their right to a trial by jury regarding any matter arising directly or indirectly from this contract or between the parties. The parties agree that the State Court of Florida shall be the original and exclusive venue for any matter between them. In addition to the remedies contained herein, Alonso may also exercise any remedy in law or equity. The choice of remedy shall not be to the exclusion of any other remedy; rather, Alonso's remedies shall be cumulative. All changes to this contract are only valid if done in writing and signed by all parties. Except for the written provisions contained herein, no other representations written elsewhere or made orally have been relied on by the parties and are thus of no effect.

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www.alonsoroofing.com





State Certified Roofing Contractors License

Ron DeSantis, Governor Melanie S. Griffin, Secretary

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CONSTRUCTION INDUSTRY LICENSING BOARD

THE ROOFING CONTRACTOR HEREIN IS CERTIFIED UNDER THE
 PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

ALONSO, BLANKA DEBORAH

ALONSO ROOFING CORP
 210 NE 121 TERRACE
 NORTH MIAMI FL 33161

LICENSE NUMBER: CCC1332234

EXPIRATION DATE: AUGUST 31, 2024

Always verify licenses online at MyFloridaLicense.com

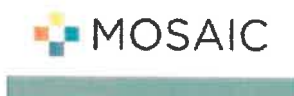
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Insurance

Alonso Roofing Corp
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 Hialeah, FL 33018
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CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
10/10/22 2:02PM

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsements.

PRODUCER Gastamp Insurance Services, LLC Bruce Carlie 2244 Faraday Avenue #125 Carlsbad, CA 92006	CONTACT NAME: Customer Service Department PHONE: (800) 920-4125 FAX: (866) 430-4101 EMAIL: ADDRESS: INSURER(S) AFFORDING COVERAGE INSURER A: Preferred Contractors Insurance Company, RRG 12497 INSURER B: INSURER C: INSURER D: INSURER E:
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COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

LINE	TYPE OF INSURANCE	POLICY NUMBER	POLICY PERIOD	POLICY PERIOD	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input checked="" type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR COMM. AGGREGATE LIMIT APPLIED PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> YEAR <input type="checkbox"/> LOC. AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> SCHEDULED AUTO <input type="checkbox"/> NON-SCHEDULED AUTO <input type="checkbox"/> UMBRELLA/LIAB <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> DOOR <input type="checkbox"/> CLAIMS MADE <input type="checkbox"/> RETENTION \$ WORKERS COMPENSATION AND EMPLOYERS LIABILITY <input type="checkbox"/> ANY PROFESSIONAL PARTNER/EXECUTIVE OF PROGRAMS IS EXCLUDED? <input type="checkbox"/> M.A. <input type="checkbox"/> Mandatory in WA <input type="checkbox"/> per state law <input type="checkbox"/>	PCCM442995	10/20/2022	10/20/2023	EACH OCCURRENCE \$1,000,000 DAMAGE TO RENTED PREMISES \$50,000 MED EXP (Per Occurrence) \$5,000 PERSONAL AND ADJUTORY \$1,000,000 COMM. AGGREGATE \$1,000,000 PRODUCTS-COMP/OP AGG \$1,000,000 COVERED BODILY INJURY \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ EACH OCCURRENCE AGGREGATE \$ RETENTION \$ E.L. DISEASE-COMP/OP \$ E.L. DISEASE - EMPLOYED \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS: LOCATIONS: VEHICLES (ACORD 101, Additional Remarks Schedule may be attached & more space is required)
 Verification of Coverage

Subject to all policy terms, exclusions and conditions

CERTIFICATE HOLDER Verification of Coverage	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE Bruce Carlie <i>Bruce L. Carlie</i>
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Each person signing this agreement represents and warrants that he or she is duly authorized and has legal capacity to execute and deliver this agreement. Each party represents and warrants to the other that the execution and delivery of the agreement binding on such party and enforceable in accordance with its terms.

BY PURCHASER: Owner/ Agent & Title

Owner/ Agent & Title :

Print : ~~Sanne Estepinos~~ Wilhelmine Carby
Signature: ~~Sanne Estepinos~~ Wilhelmine Carby
Date: 11/27/23

BY ALONSO ROOFING, CORP:

Owner/ Agent & Title :

Print : Blanka Alonso
Signature: Blanka Alonso
Date: 4/3/2024

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Warranties

Workmanship Warranty

- **ALONSO ROOFING, CORP.** guarantees its workmanship for a period of (10) years for your New Flat Roof.
- Ten (10)-year workmanship warranty based off roofing scope of work on this contract and the Florida Building Code 2020 for HVHZ. This includes parapet walls, any flashing, and penetrations.

Material Warranty

- **GAF**, provides a warranty on its roofing material for a period of (20) years for your New Flat Roof on building roof decks and parapet walls.
- **GAF**, provides a warranty on its shingle material for a period of (25) years on your New shingle roof.

Maintenance

- One (1) year free maintenance from the date of completion, specifically final inspection day. Maintenance will include inspection of all flashings, parapets, roof deck penetrations, drains, and overall condition on roof.

DATE OF COMPLETION:

TBD

  INITIALS

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Thumbtack

