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GERCKEN COMPANY LLC.

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Wednesday, August 05, 2026

RE: Walk-in Shower

remove hall bathtub, replace with walk in shower

Thank you for inquiring about the **Walk-in Shower** work that we discussed. The following proposal is written in an outlined manner, showing the phases of work and what is included in each phase. Please confirm the details of the work to be performed. Your Amazing Bathroom is awaiting your approval!

Please see the details as follows:

Hall Bathroom Shower

Scope: To remove the existing tub and install a walk-in shower. Remove the tub, ceramic tile tub/shower walls and faucet. Leave existing flooring and finished wall intact, including the arch above the tub. Install a 30 x 60 left hand white fiberglass shower base, new shower faucet, tile backing wallboard, ceramic shower wall tile and provide a bypass clear glass shower door, your choice of standard frame metal color.

Preliminary Requirements

Permits & Licenses

Permit: A building permit has not been determined necessary or included in this proposal.

Site Prep

Personal Contents: Please remove your personal contents from the work area and protect the same during the project. Where applicable, remove contents from cabinetry, wall hung items from both sides of the walls related to the work area, furnishings, blinds, shades and remove other items that may be subject to damage.

Floor Protection- GCS will supply and install carpet masking or floor covering from our access point to the work area. Note: GCS liability resulting from floor protection or carpet masking installation shall be limited to the cost of providing carpet cleaning should adhesive issues occur, or \$500.00 whichever is less.

Demolition

Bath Demolition

Stool: Disconnect, detach and remove the stool- **Salvage for Reusage.**

Shower Door/Enclosure: Remove the existing shower door and **discard.**

Base Shoe- Remove the existing base shoe and salvage (if applicable) for re-installation.

Baseboard-Remove the existing baseboard and salvage (if applicable) for re-installation.

Bathroom Surfaces Removal

Tub or Shower Ceramic Tile: Remove the ceramic tile and attached wallboard from the existing tub or tub/shower to expose framing.

Tub & Shower Faucet- Remove the existing tub/shower faucet and cap the water supply lines.

Bathtub- Detach the drain waste & overflow, remove the tub and discard.

Flooring Removal

Flooring- **Remains intact**

Framing

None Proposed- Framing, carpentry and structural modifications have not been proposed.

Plumbing-Rough in

Manufactured Tub Replacement Shower Base 60" - Provide and install **1) right hand or left hand**, white fiberglass shower base, standard width, by 60" length, connect to the existing drain.

Water Supply Piping and Fixtures

Shower Faucet: Mount the valve assembly, shower head adapter and connect to the water piping. Install trim kit to include the valve core, handle(s), cover plate, and shower head.

Drywall

Tile Backing Board- Install 1/2" tile rated Densglass backing board to the tub or shower as backing for ceramic tile placement.

Drywall Finishing-if needed

Wall Spot Repair- Around Shower or fixture. Patch and repair the drywall adjoining the newly set fixture. Sand smooth ready for finish surface.

Millwork- Doors & Trim

Baseboard Reinstallation- Reinstall the original baseboard to the existing walls.

Base Shoe Reinstallation- Reinstall the original base shoe

Ceramic Wall Tile

Shower Walls

Waterproofing Walls & Base- Apply Red Guard or equiv. seam tape and waterproofing compound to joints and wall surfaces of the lower tiled wall areas.

Shower Wall Tile: We will provide the labor and equipment to install your tile products to the designated shower wall area up to 80" in height (see option for tiling the wall to the ceiling). Please provide the tile, mastic, grout and color matching caulk of your choosing. Note: Standard parallel installation of full-size tile (6 x 8" through 12x 24" tiles). Diagonal, accents, small tiles (mosaic, tiles under 6" x 8") other tiles or products, special patterns and installation require additional installation labor and cost. We will provide a product list for your shopping convenience.

Tile To The 8' Ceiling- The standard height of tub or shower fixture tiling is approx. 72" above the floor. This option extends the wall tile to the top of the wall, up to 8' height (or to the ceiling, if less than 8') **Note: tiling above 8' height and or vaulted ceilings additional**

Flooring

None Proposed- Flooring preparation and installation work- has not been proposed

Painting

Painting Scope of Work- If required, obtain color match paint and spot in the wall paint in the repair area. This may not be required.

Finish Plumbing

Shower Faucet Trim Installation- Install the shower trim, including the handle, escutcheons and shower head.

Toilet Installation: Provide the labor to install a standard floor mounted stool to an existing stool flange, set and connect the provided water supply line and stool seat. Note: some toilets require servicing of tank seals or other components. Rebuilding or servicing of your original toilet may exceed the value of the used toilet. The cost of repairing an existing stool has not been included in this proposal.

Finish Electrical- Fixture and Device Mounting-

Installation labor
None- Electrical fixtures and device installation have not been proposed.

Hardware Installation

None- Hardware modification or installation has not been proposed.

Shower Enclosure's & Doors

Shower Door & Enclosure by Glass Shop- Provided and installed a bypass shower door to the existing opening. Standard clear glass and chrome metal frame.

Mirror(s)

None- Mirror installation has not been proposed

Job Clean Up & Disposal

Dump Bed Trailer- On Site for Trash hauling

Clean Up: Remove all construction debris from the job site and sweep the floor.

**TOTAL ESTIMATED CONTRACTOR'S WORK
FOR HALL BATHROOM PROJECT
AS LISTED ABOVE:
\$7,536.00 - \$10,362.00**

Bathroom Fixtures and Finishes Purchasing Guide

This is a list of the **Owner Selected & Provided Items**. To accommodate the variety of selections for the Bathroom components, we are inserting minimum estimated valuations for each of the below listed components. Upon making your final selections, please purchase the items and arrange for delivery to the job site, or optionally ask that GCS add these to our contract at an additional charge. The cost of the Fixtures & Finishes is separate from the Contractors' Work listed in the Project Proposal. The dollar amounts shown are examples. Your final selections may be more or less. It is your choice what fixtures and finishes you select and the price you pay. Please use the following as an aid for your selection and shopping purposes. Note: Actual quantities may vary.

Desc	Product	Notes	Unit of Measure	Purchase Qty	Estimated Cost Ea.	Total Cost Est
Shower						
Shower Faucet	Shower Faucet	Includes the valve body and trim kit. Tub/Shower faucets can be used for shower only	Ea.	1	160.00	160.00
Shower Wall Tile	Ceramic Tile		Sq Ft	100	2.49	249.80
	Mastic	Karaflex SG 44 lb. bag of Mortar with Polymer	Ea.	2	37.50	75.00
	Edging/Trim	Metal edging or bull nose tile- min edging	Ln Ft	30	1.50	45.30
	Grout 25 lb. bag	color select	Bag	1	25.00	25.00
	Color Match Caulking	color select	Ea.	4	5.99	23.96
Bathroom Fixtures & Finishes estimated before tax					\$	579.06

Note: You will pay directly to the supplying vendor. These items are not supplied by GCS, handled or marked up. You pay the direct purchase price, which saves you money!

Financial Consideration- If you would like to finance all or part of the above amounts, we have third party lenders with competitive terms. We also can take credit cards (with 3% fee). Whatever your financial needs are, we will likely have a solution to get your project started! Just let us know how we can help.

Project Commencement- We typically run 3-4 weeks for new project startups.

Thanks again for inviting us to provide this information. We are excited to provide our company's services for your **Walk-in Shower** project.

SINCERELY

A handwritten signature in dark ink, appearing to read "Richard H. Gercken". The signature is fluid and cursive, with the first name "Richard" being more prominent.

RICHARD H. GERCKEN
Managing Member.
GERCKEN CONSTRUCTION SERVICES
A dba of GERCKEN COMPANY LLC.