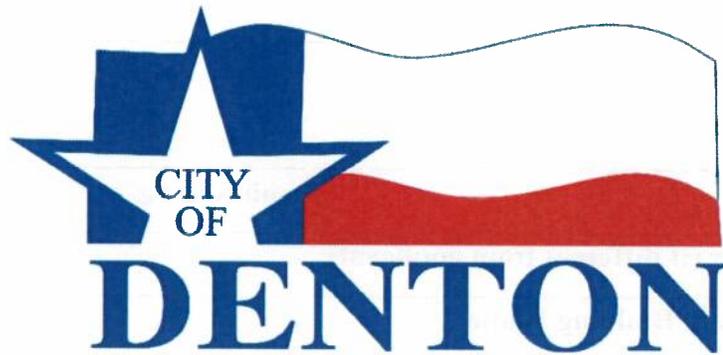


EXHIBIT A



**CITY OF DENTON
DOWNTOWN REINVESTMENT GRANT PROGRAM APPLICATION**

Department of Economic Development
401 N. Elm St., Denton, TX 76201
940-349-7776
www.cityofdenton.com
ED@cityofdenton.com

Downtown Reinvestment Grant Program Application

Please return completed the application with necessary attachments and signatures to the Economic Development Department office at 401 N. Elm St., Denton, Texas. If you have any application questions, please contact the Economic Development Department at 940-349-7776.

Applicant Name	John Withers	Date	12/10/25
Business Name	Stag Commercial		
Mailing Address	1720 Westminster Denton, TX 76205		
Contact Phone	McKarroll Parterns LLC	Email Address	john@stagcre.com
Building Owner (if different from applicant)	McKarroll Partners LLC		
Historical/Current Building Name			
Project Site/Address	325 W McKinney, Denton, TX 76201		

Type of Work: (check all that apply)

- | | |
|--|--|
| <input checked="" type="checkbox"/> Paint Only
<input type="checkbox"/> Signage
<input checked="" type="checkbox"/> Utility Upgrades
<input checked="" type="checkbox"/> Facade & Building Renovation | <input type="checkbox"/> Awnings
<input type="checkbox"/> Impact Fees
<input checked="" type="checkbox"/> Interior/Code Improvements
<input type="checkbox"/> Fire Suppression System |
|--|--|

Details of planned improvements relating to grant request (attach additional information if necessary).

Prepare exterior for mural facing Carroll Blvd.

restripe the shared parking lot, interior upgrades and finish outs for tenants

repair damaged sanatray sewer lines servicing the building.

How will this project benefit Downtown?

Repainting and repairing the exterior of the building will immediately enhance the visual appeal of this prominent downtown property, contributing to a more vibrant and welcoming streetscape. A refreshed façade encourages increased pedestrian activity, attracts new visitors, and supports the ongoing revitalization efforts that make Downtown Denton a destination for residents, students, and tourists alike. Cleaner, well-maintained exteriors also inspire surrounding businesses to invest in their own improvements, creating a positive ripple effect throughout the district. Replacing the failed sanitary sewer infrastructure is equally critical. Modernizing these utilities improves public health and safety, reduces the risk of costly emergency failures, and ensures the building is prepared for long-term occupancy and growth. Updated sewer systems support current and future tenants, helping maintain the economic vitality of downtown.

Legal Description of the property:

CARROLL ADDN (DENTON) BLK A LOT 1

Project Categories	Estimated Costs	Grant Requested
Facade/Building Rehab	\$148,557	\$74,278.50
Awnings		
Signs		
Impact Fees		
Utility Upgrades	\$100,050.00	\$50,025.00
Interior/Code Improvements	\$293,640.02	\$146,820.01
Fire Suppression System		
Totals	\$542,247.00	\$271,1123.51

TOTAL COST OF PROPOSED PROJECT \$ 542,247.00

TOTAL GRANT REQUEST \$ 50,000.00
 (May not exceed 50% of TOTAL COST up to \$50,000)

Attach all required color samples of paint, awning/canopy, sign design, etc., as well as photographs of building's exterior facade, roof and foundation.



Applicant's Signature

12/16/25

Date

DOWNTOWN REINVESTMENT GRANT AGREEMENT FORM

Please complete and return with the Downtown Reinvestment Grant Application to the Economic Development office, 401 N. Elm St., Denton, Texas. If you have any questions, please contact the Economic Development Department at 940- 349-7776.

I have met with a representative from the Economic Development Department, and I have read and fully understand the Downtown Reinvestment Grant procedures established by the Denton City Council. I intend to use this grant program for the aforementioned renovation projects to advance the efforts of revitalization and historic preservation of Denton’s historic downtown. *I have not received, nor will I receive insurance monies for this revitalization project.*

I understand that if I am awarded a Downtown Reinvestment Grant by the City of Denton, any deviation from the approved project may result in the partial or total withdrawal of the grant. (If I am awarded a reinvestment grant for facade, awning or sign work and the facade, sign or awning is altered for any reason within **one (1) year** from construction, I may be required to reimburse the City of Denton immediately for the full amount of the grant.)

McKarroll Partners LLC

Business/Organization Name

	John Withers	12/16/25
--	--------------	----------

Applicant's Signature

	<i>Printed Name</i> John Withers	<i>Date</i> 12/16/25
---	-------------------------------------	-------------------------

Building Owner's Signature (if different from applicant) Printed Name

	<i>Date</i>	
--	-------------	--

This section is to be completed by Economic Development staff.

<i>Date considered by DEDC</i>	<i>Recommendation</i>	<i>Staff Signature</i>
--------------------------------	-----------------------	------------------------

<i>Date considered by TIRZ #1 Board</i>	<i>Recommendation</i>	<i>Staff Signature</i>
---	-----------------------	------------------------

<i>Date considered by City Council</i>	<i>Approval</i>	<i>Staff Signature</i>
--	-----------------	------------------------

REVIEW PROCESS

Total project scores can range from 0 to 35 points.

Recommendations will be based on:

0-9 points	=	No funding
10-14 points	=	Grant recommendation of up to \$7,500
15-19 points	=	Grant recommendation up to \$15,000
20-24 points	=	Grant recommendation up to \$25,000
25-29 points	=	Grant recommendation up to \$35,000
30-40 points	=	Grant recommendation up to \$50,000

All grants will be subject to a recommendation by the Downtown Economic Development Committee, TIRZ #1 Board, and approval by the Denton City Council.

Grant applications will be scored based on:

- **Economic Impact - 0-5 Points**
 - Total investment dollars as provided in the grant application
 - Investment in structure construction or renovation (excluding purchase price)
 - Investment in furniture, fixtures and equipment; estimated taxable sales
- **Historic Accuracy/Design - 0-5 Points**
 - New construction/complements existing buildings
 - Restores building to historic accuracy
 - Renovation of building with historic marker (Local, state or national historic marker)
- **Upgrades to Utilities/Impact Fees - 0-5 Points**
 - Requires upgrades in electrical service
 - Increases existing water/wastewater capacity
 - No existing utilities to structure
 - Extends water/wastewater lines (improves additional properties)
 - Impact fees may be ranked depending upon percentage of fees to eligible expenses
- **Increases Population - 0-5 Points**
 - Increases consumer traffic (day or night)
 - Increases quality residential units
 - Increases walkability or pedestrian activity/accessibility
- **Interior/Code Improvements - 0-5 points**
 - Asbestos and mold abatement
 - Fire suppression systems
 - ADA improvements
- **Other - 0-15 Points**

Including, but not limited to:

 - Partners with other businesses (i.e., shared parking)
 - Project is a "target" business (i.e., grocery, pharmacy, locally owned)
 - Promotes development of Denton arts and entertainment
 - Longevity of business
- **Fire Suppression System – 40 points**
 - Fire Suppression Systems applications automatically receive the maximum score

PROJECT PROPOSAL

PROJECT NAME

300 Carroll Mural

PROJECT OVERVIEW

Mural to be completed on West exterior wall facing Carroll Boulevard

SCOPE OF WORK

- Theme development
- Mural creation
- Maintenance & preservation

TIMELINE

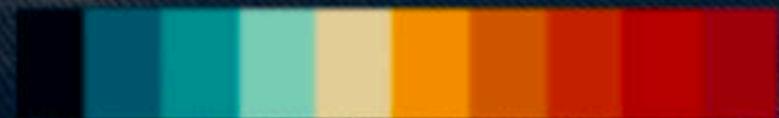
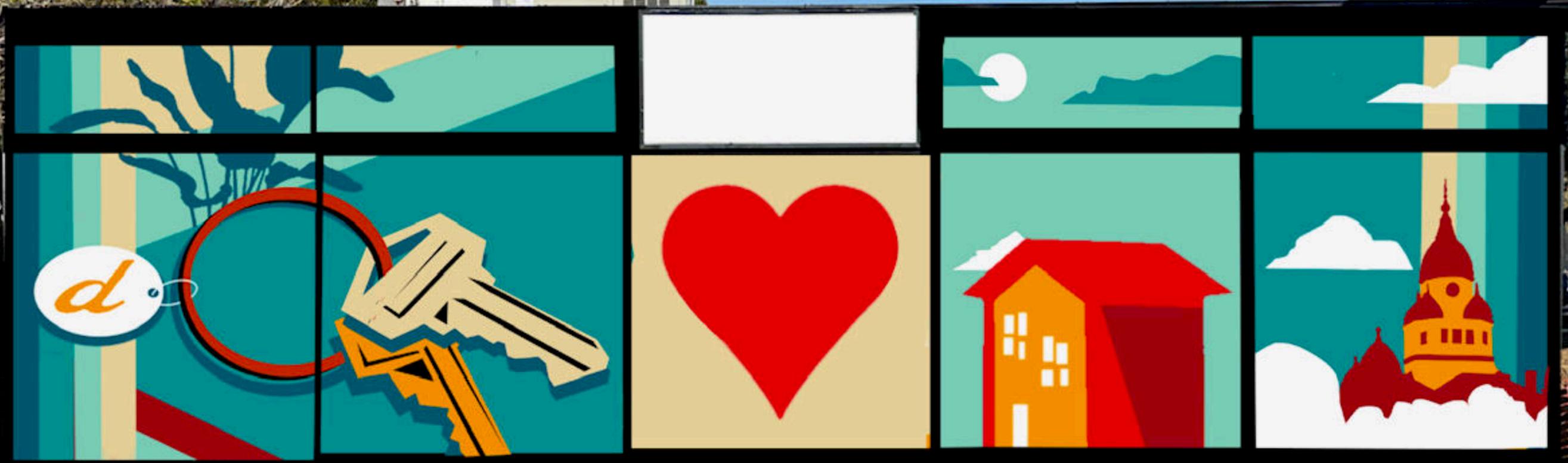
- Development: 3 weeks
- Mural creation: 1 week
- Maintenance: To be discussed

COST

Estimated budget: \$11,000

CONCLUSION

We believe that this mural painting will have a long lasting effect to the area and community, enabling us to showcase our city's identity through art.





Irwin Construction Group
cole@irwinconstructiongroup.com
(940) 735-0555

Project Addresses:
325 McKinney St.
300 N Carroll Blvd.

Commercial Buildings Renovation
Date: Dec 16, 2025

For
Cole Irwin
Cole@irwinconstructiongroup.com
(940) 735-0555

Demolition	\$6,104.20
Framing	\$8,094.21
Drywall	\$13,528.38
Flooring	\$91,555.18
Trim	\$1,790.53
Painting	\$21,697.10
Cabinets	\$848.34
Plumbing	\$4,722.59
Electrical	\$19,103.80
Ceiling Grid	\$9,510.50
Doors	\$3,201.60
Stairs	\$2,539.20
Subtotal	\$182,695.62
Contractor Fee (15%)	\$27,404.34
Total	\$210,099.96



NEW CONSTRUCTION - REMODELS - SERVICE

5L PLUMBING LLC

Keaton Long M-44466

19001 North County Line Rd.

Ponder, TEXAS 76259

940-389-6596

5lplumbingcompany@gmail.com

DATE: December 16, 2025
 BUILDER/HOMEOWNER: STAG Commercial LLC
 PROPERTY ADDRESS: 325 W. McKinney, Denton, TX

Total Bid Amount: \$4,500.00

**3% transaction fee for credit/debit card payments*

Sewer Line Replacement Bid:

Description:

- Repair/replace bathroom stacks **\$4,500.00**

****Please note: Current sewer line is cast iron and has recently stopped up numerous times***

All Material Is Guaranteed To Be As Specified And In Accordance With The Drawings/Blueprints Submitted. Any Deviation From The Original Drawings/Blueprints Involving Extra Time Or Material Will Become An Additional Charge.

Owner/Builder Is To Carry Fire, Tornado, Theft And Other Necessary Insurance Coverage. 5L Plumbing Will Provide Proof Of Workers Compensation And General Liability Insurance Coverage.

5L Plumbing Warranties All Plumbing Fixtures, Pipes And Workmanship For One Year From The Issued Date of the Final Draw. This Contract Is Binding Between 5L Plumbing And Builder Only and will be VALID FOR 30 DAYS FROM DATE OF ISSUE.

I Acknowledge That I Have Read And Agree To The Above Terms And Conditions

Signature Required _____ Date _____

**Texas State Board Of Plumbing Examiners
7915 Cameron Road, Austin, Texas 78754**

(512) 936-5200

ISSUED ON: 12/16/2025



NEW CONSTRUCTION - REMODELS - SERVICE

5L PLUMBING LLC

Keaton Long M-44466

19001 North County Line Rd.

Ponder, TEXAS 76259

940-389-6596

5lplumbingcompany@gmail.com

DATE: December 16, 2025
 BUILDER/HOMEOWNER: STAG Commercial LLC
 PROPERTY ADDRESS: 325 W. McKinney, Denton, TX

Total Bid Amount: \$11,300.00

**3% transaction fee for credit/debit card payments*

Sewer Line Replacement Bid:

Description:

*After completing, we found sewer line from 300 N. Carroll going into the sewer on 325 W. McKinney. This is not a normal plumbing procedure. We need to tunnel 45 more feet to correct the belly in the old line and convert to PUC.

ADDITIONAL COST: \$11,300.00

All Material Is Guaranteed To Be As Specified And In Accordance With The Drawings/Blueprints Submitted. Any Deviation From The Original Drawings/Blueprints Involving Extra Time Or Material Will Become An Additional Charge.

Owner/Builder Is To Carry Fire, Tornado, Theft And Other Necessary Insurance Coverage. 5L Plumbing Will Provide Proof Of Workers Compensation And General Liability Insurance Coverage.

5L Plumbing Warranties All Plumbing Fixtures, Pipes And Workmanship For One Year From The Issued Date of the Final Draw. This Contract Is Binding Between 5L Plumbing And Builder Only and will be VALID FOR 30 DAYS FROM DATE OF ISSUE.

I Acknowledge That I Have Read And Agree To The Above Terms And Conditions

Signature Required _____ Date _____

**Texas State Board Of Plumbing Examiners
7915 Cameron Road, Austin, Texas 78754**

(512) 936-5200

ISSUED ON: 12/16/2025



NEW CONSTRUCTION - REMODELS - SERVICE

5L PLUMBING LLC
Keaton Long M-44466

19001 North County Line Rd.
Ponder, TEXAS 76259

940-389-6596

5lplumbingcompany@gmail.com

DATE: December 16, 2025
BUILDER/HOMEOWNER: STAG Commercial LLC
PROPERTY ADDRESS: 325 W. McKinney, Denton, TX

Total Bid Amount: \$15,250.00

**3% transaction fee for credit/debit card payments*

Sewer Line Replacement Bid:

Description:

- Up to 110' of hand dug sewer line replaced
- Back fill clean up and haul off
- Permit and Inspection

****Please note: Current sewer line is cast iron and has recently stopped up numerous times***

All Material Is Guaranteed To Be As Specified And In Accordance With The Drawings/Blueprints Submitted. Any Deviation From The Original Drawings/Blueprints Involving Extra Time Or Material Will Become An Additional Charge.

Owner/Builder Is To Carry Fire, Tornado, Theft And Other Necessary Insurance Coverage. 5L Plumbing Will Provide Proof Of Workers Compensation And General Liability Insurance Coverage.

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Signature Required _____ Date _____

Texas State Board Of Plumbing Examiners
7915 Cameron Road, Austin, Texas 78754
(512) 936-5200

ISSUED ON: 12/16/2025



PREPARED BY

Troy J Ballenger

Tristar Built
 (940) 368-1900
 troy@tristarrepair.com
 2126 James St, Denton, TX 76205, USA

PREPARED FOR

Ryan Rutherford

STAG
 (214) 212-3473
 ryan@stagpm.com
 300 N Carroll Blvd, Denton, TX 76201, USA

ESTIMATE DETAILS

300 North Carroll Boulevard / 325 West Mckinney

300 N Carroll Blvd, Denton, TX 76201, USA

Roof Inspection and Repairs

DESCRIPTION

TOTAL

DESCRIPTION	TOTAL
COPING	\$33,118.55
LABOR	\$19,662.10
METAL COPING CAP METAL COPING CAP INSTALL	\$15,677.42
WOOD BLOCKING 2 LAYERS OF 2 X 6 PER LF -TO RAISE HEIGHT OF COPING BY 4 INCHES.	\$3,984.68
MATERIALS	\$13,456.45
COPING	\$13,456.45
LUMBER PACKAGE LUMBER FOR BLOCKING TO RAISE COPING TO CORRECT HEIGHT	\$3,004.84
METAL COPING CAP METAL COPING CAP	\$10,451.61
HVAC	\$7,741.93
TPO	\$23,837.50
LABOR	\$9,701.61
SCUPPER FLASHING RE-FLASH AT SCUPPER	\$1,548.39
DRAIN FLASHING INSTALL NEW TARGETS AT DRAINS FOR PROPER INSTALLATION OF DRAIN COVERS AND DRAINAGE OF PONDING WATER.	\$1,814.52
CURB FLASHING RE-ADHERE MEMBRANE TO CURBS	\$1,258.06
WALL FLASHING RE-ADHERE VERTICAL MEMBRANE TO WALLS	\$967.74
HVAC / Mechanical HVAC UNIT MEMBRANE FLASHING	\$3,145.16
PITCH PAN INSTALL NEW PITCH PANS	\$967.74

MATERIALS	\$14,135.89
DRAIN	\$7,258.06
DRAIN GRATE COVERS GRATES TO ATTACH TO ROOF CORRECTLY, CURRENT DRAIN COVERS ARE NOT ATTACHED, OR NON-EXISTENT AND ARE WRONG STYLE	\$7,258.06
PITCH PAN / POCKET	\$2,129.03
POURABLE SEALER 1 PART POURABLE SEALER	\$1,161.29
PITCH PAN NEW PITCH PANS	\$967.74
TPO	\$4,748.80
TPO ACCESSORY PACKAGE CORNERS, PATCHES, WATER BLOCK, CAULK, RAGS, ROLLERS	\$1,653.23
TPO 60 MIL TPO MEMBRANE	\$1,209.68
TPO CLEANER CLEANER FOR PROPER TPO JOINT WELD - 1 GALLON	\$353.63
TPO DETAIL MEMBRANE TPO DETAIL MEMBRANE	\$1,532.26
TREE TRIMMING	\$1,209.68
TREE TRIMMING TRIM TREES OFF OF ROOF LINE TO	\$1,209.68
WATERPROOFING	\$3,669.36
MATERIALS	\$725.81
SEALANT/COATING COMMERCIAL GRADE SEALANT	\$725.81
LABOR	\$2,943.55
MASONRY SEALANT SEAL ALL VOIDS IN MASONRY AT EDGE OF BUILDING TO ENSURE WATERTIGHTNESS	\$2,137.10
WATER TEST TEST TO ENSURE ROOFING MEMBRANE, COPING, MASONRY AND HVAC UNITS ARE WATERTIGHT.	\$806.45
GENERAL CONDITIONS	\$12,177.42
MOBILIZATION MOBILIZE TO 325 MCKINNEY	\$806.45
ROLL OFF DUMPSTER 40 YD ROLL OFF DUMPSTER	\$1,612.90
SAFETY SET UP SAFETY SET UP	\$1,209.68
EQUIPMENT RENTAL 8K TELEHANDLER FOR MATERIAL LIFTING TO ROOF	\$4,516.13
JOB SITE CLEAN UP	\$4,032.26

	SUBTOTAL	\$81,754.44
	TAX	\$6,785.62
	TOTAL	\$88,540.06

Upon approval of the project, a deposit will be required.
Unless otherwise notated, Draw Schedule is as follows:

For projects under \$30,000: 1st draw of 50% at start of project with final balance due at completion.
For projects of \$30,000-\$79,999: 3 draw schedule
For projects over \$80,000: 4 draw schedule
Change Orders will be billed 100% upon completion.

Terms and Conditions

TriStar Repair & Construction ("TriStar") will provide to The Owner the services outlined in this estimate.

Change Orders

Owner may make changes to the scope of the work from time to time during the term of this Contract. However, any such change or modification shall only be made by written "Change Order" signed by both parties. Such Change Orders shall become part of this Contract. Owner agrees to pay any increase in the cost of the work as a result of a Change Order.

Payment

Payments shall be made in accordance with the outlined draw schedule. In addition to any other right or remedy provided by law, if Owner fails to pay for the Services when due, TriStar has the option to treat such failure to pay as a material breach of this Contract, and may cancel this Contract and or seek legal remedies.

Insurance

TriStar shall maintain general liability insurance, in accordance with the minimum requirements of the state throughout the duration of the Services. TriStar shall provide Owner with proof of insurance upon the request of the Owner.

Access

The Owner will allow free access to work areas for workers and vehicles and will allow areas for the storage of materials and debris.

Warranty

TriStar shall provide a one year workmanship warranty on its services. Parts and materials are subject to the standard manufacturer's warranty.

Default

The occurrence of any of the following shall constitute a material default under this contract:
The failure to make a required payment when due, the insolvency or bankruptcy of either party, the subjection of any of either party's property to any levy, seizure, general assignment for the benefit of creditors, application or sale for or by any creditor or government agency, and/or the failure to make available or deliver the Services in the time and manner provided for in this Contract.

Entire Agreement

This Contract contains the entire agreement of the parties, and there are no other promises or conditions in any other agreement whether oral or written concerning the subject matter of this Contract. This Contract supersedes any prior written or oral agreements between the parties.

Governing Law

This Contract shall be construed in accordance with the laws of the State of Texas.

The above specifications, costs, and terms are hereby accepted.

CUSTOMER'S SIGNATURE

DATE



Heating & Air Conditioning

940.382.8554 www.FIXAC.com

All pricing includes Materials, Labor, Equipment and Taxes.

Suite 105 325 Mckinney. Replace 14 SEER Single Phase 3 ½ Ton 80,000 BTU R-32 Gas Furnace System and 14 SEER Single Phase 4 Ton 80,000 BTU R-32 Gas Furnace Systems. Including Crane, 4x4 Treated Lumber for Condensers, Thermostat, Disconnect and Whips, Flue and Gas material, all other misc. materials needed, and Freon at start-up. Comes with 1-Year labor warranty and a 5-Year parts and equipment warranty. All quotes are good for 30 days. Payment is due upon approval. Discount added for loyal customer.

With Discount for Both Units **19,500.00**

Server Room 325 Mckinney. Replace 14 SEER Single Phase 1 ½ Ton A/C only system. Including Crane, 4x4 Treated Lumber for Condenser, Thermostat, Disconnect and Whip, Drain Pan and Float Switch, Supply and Return Plenums, all other misc. materials needed, and Freon at start-up. Comes with 1-Year labor warranty and a 5-Year parts and equipment warranty. All quotes are good for 30 days. Payment is due upon approval. Discount added for loyal customer.

With Discount **7,500.00**

Suite 103 325 Mckinney. Replace 5 Ton Single Phase Gas Package Unit. Including Crane, Curb Adaptor, Thermostat, Disconnect and Whip, Flue and Gas material, all other misc. materials needed, and Freon at start-up. Comes with 1-Year labor warranty and a 5-Year parts and equipment warranty. All quotes are good for 30 days. Payment is due upon approval. Discount added for loyal customer.

With Discount **16,000.00**

Suite 109 325 Mckinney. Replace two 3-Phase 4 Ton Gas Package Units. Including Crane, 4x4 Treated Lumber for Side Discharge Unit, Curb Adaptor for other unit, Thermostat, Disconnect and Whips, Flue and Gas material, all other misc. materials needed, and Freon at start-up. Comes with 1-Year labor warranty and a 5-Year parts and equipment warranty. All quotes are good for 30 days. Payment is due upon approval. Discount added for loyal customer.

With Discount for Both Units **26,000.00**

Suite 101 300 N. Carroll. Replace two 3-Phase 4 Ton Gas Package Units. Including Crane, 4x4 Treated Lumber for Side Discharge Unit, Curb Adaptor for other unit, Thermostat, Disconnect and Whips, Flue and Gas material, all other misc. materials needed, and Freon at start-up. Comes with 1-Year labor warranty and a 5-Year parts and equipment warranty. All quotes are good for 30 days. Payment is due upon approval. Discount added for loyal customer.

With Discount for Both Units **26,000.00**

Total Cost for full project if all done **95,000.00**

Customer/Date	Stagg Properties/09/2025
Address:	325 Mckinney/300 N. Carroll Denton, Tx 76201
Phone:	940-435-8939
Email:	stef@stagpm.com

PREPARED BY

Ryan Hunt

Tristar Built
 (817) 688-8559
 ryan@tristarrepair.com
 2126 James St, Denton, TX 76205, USA

PREPARED FOR

John Withers

STAG
 john@stagcre.com
 300 N Carroll Blvd, Denton, TX 76201, USA

ESTIMATE DETAILS

300 North Carroll Boulevard / 325 West Mckinney

300 N Carroll Blvd, Denton, TX 76201, USA

TPO Roof Membrane Repairs - Limited Workmanship Warranty

DESCRIPTION

Roof Repair

Inspection

Service Trip (TPO Roof Repair)

- **Inspect and document with uploaded photos to Jobtread work order**
- Replace missing or damaged shingles or membrane as needed
- Caulk exposed nails or fasteners
- Inspect vents for functionality
- Inspect all flashings
- Inspect all pipe boots

Tree Trimming

Tree Trimming

Trim Trees off of roof line to keep branches from rubbing membrane and creating holes



Waterproofing

Labor

Sealant and Backer Rod

SEAL ALL VOIDS IN MASONRY AT EDGE OF BUILDING AND JOINTS, INSTALL CLOSED CELL BACKER ROD TO ENSURE WATERTIGHTNESS.

This item does not include a water test and will not include workmanship warranty.



Materials

Backer Rod

1" Closed Cell Backer rod for expansion Joints and junctions in outside walls

TPO Roof Repair

Labor

TPO Roof Repair

TPO- Various roof repairs in the field, this includes an in depth inspection of membrane and probing of the seams to ensure proper waterproofing and adhesion.



Drain Flash w/drain ring and cage install Labor
Re-flash



Wall Flashing / Labor 6' Wall
Re-flash Wall up to 6' Tall



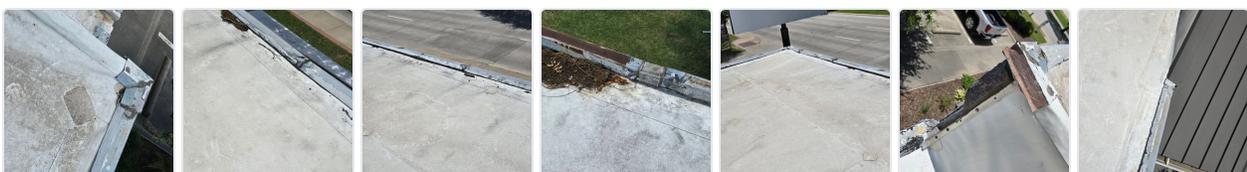
Wall Flashing / Labor 2' Wall
Re-flash Wall Up to 2' Tall



Curb Flashing/ Labor
Re-flash



Corner/Coping Flashing/ Labor
Re-flash



Penetration Flashing/ Pitch Pan
Re-flash



Materials

TPO Membrane
60 Mil TPO Membrane

TPO Flashing Membrane
60 Mil Detail Membrane for voids in curbs and corners as well as penetrations

TPO Accessory Package
Corners, Patches, Water Block, Caulking, Rags, Rollers, Frames

TPO Boots
TPO Boots

TPO Cleaner
Cleaner for proper TPO Joint Weld - 10 GALLON

Roof Drain Ring w/ Cage
Roof Drain Ring w/ Cage

Color selection: Gray

SUBTOTAL \$38,423.09

TAX \$3,189.12

TOTAL \$41,612.21

Upon approval of the project, a deposit will be required.
Unless otherwise notated, Draw Schedule is as follows:

For projects under \$30,000: 1st draw of 50% at start of project with final balance due at completion.
For projects of \$30,000-\$79,999: 3 draw schedule
For projects over \$80,000: 4 draw schedule
Change Orders will be billed 100% upon completion.

Terms and Conditions

TriStar Repair & Construction ("TriStar") will provide to The Owner the services outlined in this estimate.

Change Orders

Owner may make changes to the scope of the work from time to time during the term of this Contract. However, any such change or modification shall only be made by written "Change Order" signed by both parties. Such Change Orders shall become part of this Contract. Owner agrees to pay any increase in the cost of the work as a result of a Change Order.

Payment

Payments shall be made in accordance with the outlined draw schedule. In addition to any other right or remedy provided by law, if Owner fails to pay for the Services when due, TriStar has the option to treat such failure to pay as a material breach of this Contract, and may cancel this Contract and or seek legal remedies.

Insurance

TriStar shall maintain general liability insurance, in accordance with the minimum requirements of the state throughout the duration of the Services. TriStar shall provide Owner with proof of insurance upon the request of the Owner.

Access

The Owner will allow free access to work areas for workers and vehicles and will allow areas for the storage of materials and debris.

Warranty

TriStar shall provide a one year workmanship warranty on its services. Parts and materials are subject to the standard manufacturer's warranty.

Default

The occurrence of any of the following shall constitute a material default under this contract:

The failure to make a required payment when due, the insolvency or bankruptcy of either party, the subjection of any of either party's property to any levy, seizure, general assignment for the benefit of creditors, application or sale for or by any creditor or government agency, and/or the failure to make available or deliver the Services in the time and manner provided for in this Contract.

Entire Agreement

This Contract contains the entire agreement of the parties, and there are no other promises or conditions in any other agreement whether oral or written concerning the subject matter of this Contract. This Contract supersedes any prior written or oral agreements between the parties.

Governing Law

This Contract shall be construed in accordance with the laws of the State of Texas.

The above specifications, costs, and terms are hereby accepted.

JOHN WITHERS

DATE



Structured Foundation Repairs, LLC

www.structuredfoundation.com

info@structuredfoundation.com

Office:(972)484-1200 FAX:(972)484-1215

13301 Trinity Blvd #133

Eules, TX, 76040

Building a foundation of trust since 2003

Date July 29, 2025

Site Address 300 N Carroll Blvd, Denton, TX 76201

Client Details

Structural Analyst
 Greg Cole
 +1 8176003235
 gcole@structuredfoundation.com

Products & Services

Description	Quantity
<p>Slab Initial Engineering The initial engineering is completed by a Third Party Professional who will contact you directly to schedule prior to install.</p> <p>Foundation Type Charge: Slab</p>	2
<p>Slab Final Engineering The final engineering is completed by a Third Party Professional who will contact you directly to schedule after installation.</p> <p>Foundation Type Charge: Slab</p>	2
<p>GPR Slab Scanning Ground penetrating radar (GPR) will be used by the initial engineer to determine interior grade beam locations. Results of beam locates may be limited due to the original construction of the slab.</p> <p>Third Party Engineer: GPR interior slab scan</p>	2
<p>Pre Plumbing Test The plumbing test is completed by a Third Party Professional who will contact you directly to schedule before completion of foundation repairs. Cleanouts are necessary to complete the test.</p> <p>Third Party Licensed Plumber: Hydrostatic Test</p>	2
<p>Post Plumbing Test The plumbing test is completed by a Third Party Professional who will contact you directly to schedule after completion of foundation repairs. Cleanouts are necessary to complete the test.</p> <p>Third Party Licensed Plumber: Hydrostatic Test</p>	2
<p>Poly Setup Interior Poly Setup: Interior</p>	2
<p>Dirt Haul & Disposal Extra dirt not required for backfilling will be hauled off by the crew and disposed of.</p> <p>SFR Crew: Dirt haul off 40+</p>	1

Poly Foam Flatwork

Foam injection is included up to the amounts listed below. Additional material will be charged at \$13.00 per pound with OWNERS permission.

SFR Crew Poly Inject: Flatwork 1,282 Lbs

Poly Foam Interior

Foam injection is included up to the amounts listed below. Additional material will be charged at \$13.00 per pound with OWNERS permission.

SFR Crew Poly Inject: Interior Slab 666 Lbs

Concrete Pressed Piling

Concrete Piling pressed to refusal with lifetime transferable warranty.

SFR Crew Install: Pressed Piling 14

Concrete Pressed Piling w/breakout

Exterior Concrete Piling installed through obstruction pressed to refusal with lifetime transferable warranty.

SFR Crew Install: Concrete BO 27

Subtotal \$54,295.00

Total \$54,295.00

Additional Job Notes:

Exterior piers with polyurethane foam injections in the highlighted area for lift and void fill up to 1948 lbs
Current plumbing leak.

Additional Information

Payment

Deposit \$28,000.00
Balance \$26,295.00

Payment Terms:

Payment for services to be paid:

- \$26,295.00 Due Upon Completion of Lift*

This price does not include any cosmetic repairs, painting, caulking, mortar repair, door adjustments or framing adjustments unless specified above. All work is to be done as specified above or as determined by the engineer and is to be done in a workmanlike manner.

We use third-party, independent Engineers and Plumbers. If an initial engineering report is included in the specification above, the work will be done per the engineer's recommendation.

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order, and will become an extra charge over and above the contract. NOTE: This contract may be withdrawn by Structured Foundation Repairs, LLC if not accepted within 14 days.

* Completion of Lift is defined as when the installation of the piers and/or drainage correction is completed. Void Filling and/ or Final Engineering and/or Final Plumbing will be done as quickly as circumstances allow.

THE PRICES, SPECIFICATIONS AND CONDITIONS LISTED ABOVE AND ON THE REVERSE SIDE ARE

SATISFACTORY AND ARE HEREBY ACCEPTED. IF THERE ARE ANY INCONSISTENCIES BETWEEN THIS AGREEMENT AND ANY VERBAL COMMUNICATION, THIS AGREEMENT WILL PREVAIL. BY SIGNING THIS AGREEMENT, I STATE THAT I AM THE LEGAL OWNER OF THE PROPERTY BEING REPAIRED AS OF THE DATE OF THIS CONTRACT AND Structured Foundation Repairs, LLC. IS AUTHORIZED TO DO THE WORK SPECIFIED. PAYMENTS WILL BE MADE AS OUTLINED ABOVE.

Date: _____

Signature: _____

Date: _____

Signature: _____

*****BY SIGNING I AGREE TO COMPANY'S GENERAL CONDITIONS, CANCELLATION POLICY AND WARRANTY ON SUBSEQUENT PAGES**



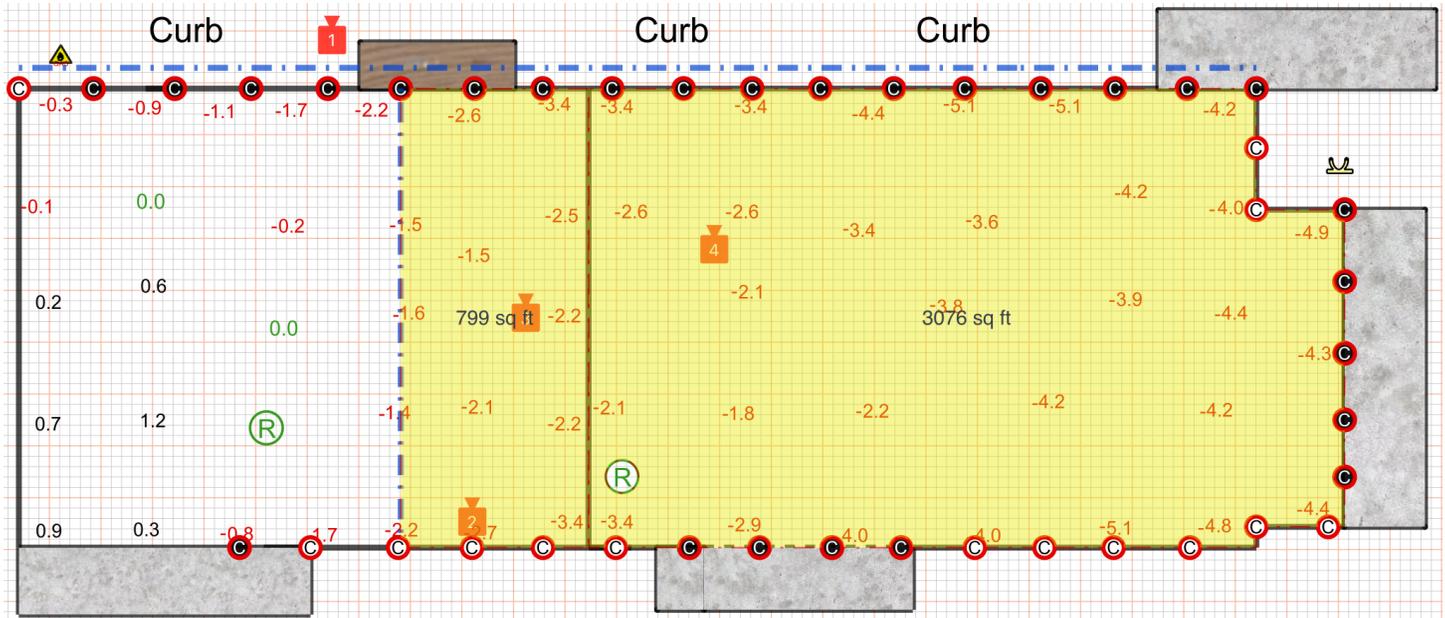
Structured Foundation Repairs, LLC
www.structuredfoundation.com
 info@structuredfoundation.com
 Office:(972)484-1200 FAX:(972)484-1215
 13301 Trinity Blvd #133
 Euless, TX 76040

Site address:
 300 N Carroll Blvd
 Denton, TX 76201

Structure Info:
 Siding
 Stories
 Foundation Type
 Zero Lot
 Multi Unit Structure

Stucco
 1
 Slab

Structure & Repair Detail - Project site evaluated on 07/29/25



 Poly Foam Flatwork	1,282 Lbs	 Poly Foam Interior	666 Lbs
 Concrete Pressed Piling	14	 Concrete Pressed Piling w/breakout	27



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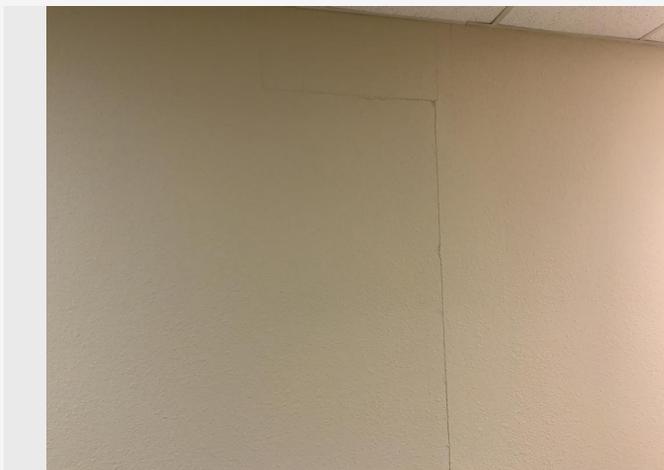
Stucco
1
Slab



1 - 1



2 - 1



3 - 1



4 - 1



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Denton, TX 76201

Structure Info:
Siding
Stories
Foundation Type
Zero Lot
Multi Unit Structure

Stucco
1
Slab

GENERAL CONDITIONS

1. The work to be performed under this contract is designed to attempt to return the foundation to as near its original horizontal position as possible. The house will be lifted until, in the sole opinion of **Structured Foundation Repairs, LLC., herein after referred to as COMPANY**, further raising will produce or create unacceptable damage to the foundation or structure.
2. The stabilization or stopping of foundation settlement can and may reverse the damage already done to the foundation and structure can and may cause or create new damage by movement or lack of movement.
3. **The act of lifting a foundation with pier and/or polyurethane has inherent risks and often causes damage, cosmetic and otherwise. Therefore, the COMPANY has no obligation to repair or replace any damage whether it is exposed, concealed, or buried, to the foundation, structure, floors, plumbing*, electrical wiring, other portions of the structure and its systems, furniture, fixtures, furnishings, landscaping, vegetation, wood or other decks, spas, or personal property without regard to when or where said damage occurs. Please remove all items from the walls in the area to be lifted. Please remove exterior lighting from the work area before the work is to start. We will transplant shrubbery at the point of installation, but we cannot guarantee that it survives.**
4. If spread footings, builders and/or drilled piers are discovered after work has begun and it is necessary to remove or cut them loose from the foundation, an additional fee of \$200.00 will be due for each spread footing, builder, or drilled pier that must be removed or cut off from the foundation.
5. If after work has begun, it is discovered that the foundation (or what has been underpinned) has been constructed of substandard materials and lacks the structural strength necessary to properly transfer the load imposed by underpinning, there may be an adjustment in the contract price and scope of work, and/or the warranty may be voided. Substandard construction is usually not discovered until after the work has begun and possibly not until a lift is attempted.
6. Owner shall supply **COMPANY** with water and electricity at owner's expense. **COMPANY** must have access to the breaker box at all times and must enter the interior of the dwelling at the time it is lifted.

***Note:** **COMPANY** recommends that the plumbing be tested before and after any foundation work is done. The Owner is responsible for having the tests performed unless testing is included in the repair specifications listed on the agreement. Any plumbing leaks detected before or after the foundation repairs have been completed are the sole responsibility of the Owner. Cast Iron sewage systems are more susceptible to damage as they tend to deteriorate over time. To properly test a sewage line, it is necessary to have a working double sewage cleanout. If a suitable cleanout is not found by the plumber after a reasonable search, the test will be deemed complete with regards to this contract. If the owner wants to have the actual test completed, a cleanout will need to be installed at the owner's expense. (An actual test must be performed if void fill is included on the repair specification.) If a sewage leak is detected, it is the Owner's responsibility to have it repaired within a reasonable period of time. If the Owner is unwilling or unable to do the repairs, the **COMPANY** may refund any money previously collected for void fill and may also void the warranty.

LIFETIME WARRANTY-Concrete Pressed Pilings or Steel Pilings only unless specified otherwise.

It is the intention of the **COMPANY** to permanently stabilize that portion of the foundation covered by this contract (the area where the pilings are installed), within one (1) part in two hundred and forty (240) parts of the life of the structure that it supports (1/4" in a 5-foot span). If any piling(s) installed under this agreement settle more than a 1/4" over a 5-foot span, **COMPANY** will adjust all affected pilings at no charge to the OWNER (does not include any costs for cosmetic repairs or tunneling to access pilings). This warranty applies to only the work performed by **COMPANY** described as **LIFETIME WARRANTY WORK** under the terms, provisions, and conditions of this contract. This warranty does not cover upheavals. **Pier and Beam** understructure shimming, pads and blocks, and wood replacement has a 1 year warranty unless specified otherwise. In order to reduce frivolous warranty inspections, all agreements signed February 1, 2015 or thereafter will be charged a \$75 service charge for warranty inspections. **COMPANY** reserves the right to waive the charge.

POLYURETHANE LIMITED WARRANTY

Interior slabs – Polyurethane lifting of the interior of slabs comes with a 6-year warranty on re-settlement for areas lifted within a ¼ inch over 5 feet. If an area of the interior of a slab settles more than a ¼ inch over 5 feet, **COMPANY** will re-pump those areas under the following guidelines. For the first 2 years, **COMPANY** will re-pump at no charge. Year 3 will be re-pumped at the rate of \$200/injection point; Year 4 will be re-pumped at the rate of \$300/injection point; Year 5 will be re-pumped at the rate of \$400/injection point; and Year 6 will be re-pumped at the rate of \$500/injection point. A re-pump constitutes using the same holes as the original process.

Flatwork - **COMPANY** will re-pump once, in a two-year period, if any areas previously lifted with Polyurethane foam and has settled more than ½", at no cost to the customer. A re-pump constitutes using the same holes as the original process. **This warranty is void if the OWNER does not BACKFILL** along the sides the flatwork or if the re-settling occurs as a result of flooding or undermining from gutter downspouts and/or erosion of the supporting soil.

THIS WARRANTY SHALL BE NULL AND VOID IF:

1. Full payment is not made within 30 days of the specified due date.
2. An additional story is added to the structure or changes of a similar scope are made, without prior written approval of **COMPANY**, when such changes would affect loads on the foundation.
3. The structure is sited on a fault or is affected by an earthquake.
4. Underground facilities or swimming pools are installed within a horizontal distance from the foundation equal to or less than their depth.
5. The foundation is undermined (i.e. soil slumping, eroding, plumbing leaks, creek beds, excavations, ground water, improper drainage, etc.)
6. Any accidental or intentional damage, terrorism, fire, flood, windstorm, earthquake or other acts of God.
7. **COMPANY** pilings are adjusted and/or modified by another contractor/individual without prior written notice.
8. Within 180 days of completion of lift, Void Filling (if included in the agreement), is not completed due to the actions or inactions of customer.
9. Structure is not reasonably maintained (i.e. improper or insufficient watering, etc.)
10. Slab (or flatwork) underpinned is discovered to be built substandard (i.e. insufficient thickness, no rebar or post tension cables, improperly mixed concrete, etc.)

TRANSFER OF WARRANTY

In the event a change of ownership occurs, assignment of this warranty to a new Owner or Owners must be accomplished no later than sixty (60) days after transfer of title. Assignment will be made in accordance with the warranty and with the procedures in effect at the time of transfer, upon receipt of payment of the transfer fee current at the time of transfer. So long as the provisions of this paragraph are met, there is no limit to the number of transfers that can be made. **UNLESS ASSIGNMENT IS PROPERLY MADE WITHIN SIXTY (60) DAYS AFTER TRANSFER OF TITLE, THIS WARRANTY IS NULL AND VOID.** To transfer the warranty, a written request stating the name of the new owner and the property address must be mailed along with a check for \$100 (or current transfer fee) to 13301 Trinity Blvd., #133, Euless, TX 76040. There is no charge for the first transference.

ARBITRATION OF DISPUTES

With the exception of debt collection, the Owner and **COMPANY** agree that any dispute, or lawsuit related in any way to this agreement or the work related thereto, shall be resolved by mandatory and binding arbitration administered by the American Arbitration Association (AAA) in accordance with this arbitration agreement and under the commercial arbitration rules of the AAA with the stipulation that in the event of arbitration, the arbitrator shall require the losing party to pay the winning party's costs, including reasonable attorney's fees, and the arbitrator shall be an engineer or builder with experience in building, designing or analyzing residential foundations. Owner and **COMPANY** agree that, in any arbitration proceeding, **COMPANY** liability shall be limited to the amount paid to the **COMPANY** by the Owner under this contract.

DEBT COLLECTION (INTEREST, PENALTIES & LATE FEES)

The **COMPANY** can and will utilize all remedies allowed by law when it comes to the collection of unpaid balances. The Owner agrees to pay all interest (18% APR on unpaid balances), penalties and late fees as allowed by law if payment is not made in accordance with the terms stated and agreed to on the front of this Agreement. All costs associated with the collection of this debt, court costs, attorneys fees and county filing fees, will be the responsibility of the Owner.

CANCELLATION/RESCHEDULE POLICY

A customer may cancel/reschedule an agreement with **COMPANY** at any time by providing a written request by email to info@structuredfoundation.com. Any job cancelled or rescheduled within 3 business days prior to the scheduled commencement will incur a \$250.00 change fee. Any job cancelled or rescheduled after the crew has been dispatched will incur a \$500.00 fee. The homeowner will be responsible for any charges incurred prior to cancellation.

TERMINATION

The **COMPANY** may terminate this warranty at any time by paying to the current owner an amount equal to the total payments made under the original contract or a mutually agreed on amount. No changes to this document will be valid unless approved in writing by both parties.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

1/31/2025

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 have ADDITIONAL INSURED provisions or 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 endorsement(s).

PRODUCER Frost Insurance Agency, Inc. - Fort Worth PO Box 33528 Fort Worth TX 76162	CONTACT NAME: Taire Gonzales PHONE (A/C No. Ext): 817-420-5700 FAX (A/C, No): 817-420-5750 E-MAIL ADDRESS: taire.gonzales@frostinsurance.com		
	INSURER(S) AFFORDING COVERAGE		
INSURED Structured Foundation Repairs Holdings, Inc. Structured Roofing Systems, LLC 13301 Trinity Blvd. Euless TX 76040	STRUC-1	INSURER A: Texas Mutual Insurance Co.	NAIC # 22945
		INSURER B: Acuity, A Mutual Insurance Company	14184
		INSURER C: Convex Insurance UK Limited	
		INSURER D:	
		INSURER E:	
		INSURER F:	

COVERAGES

CERTIFICATE NUMBER: 606601343

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.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
C	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			PGL000007	1/28/2025	1/28/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
B	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY			ZL8972	1/28/2025	1/28/2026	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
C	<input type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$			TBD	1/28/2025	1/28/2026	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000 \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A	0001153023	1/28/2025	1/28/2026	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
B	Leased Equip			ZL8972	1/28/2025	1/28/2026	Leased/Rented Equip Deductible \$250,000 \$1,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Includes operations for Structured Roofing Systems LLC
 The General Liability and Auto Liability policies include a blanket automatic additional insured endorsement when required by written contract; Coverage is Primary/Non-Contributory.
 The General Liability, Auto Liability and Workers Compensation policy includes a blanket automatic waiver of subrogation endorsement that provides this feature only when there is a written contract with the Named Insured and the certificate holder that requires such status.

CERTIFICATE HOLDER**CANCELLATION**

SAMPLE - Proof of Insurance
 SAMPLE - Proof of Insurance
 SAMPLE - Proof of Insurance

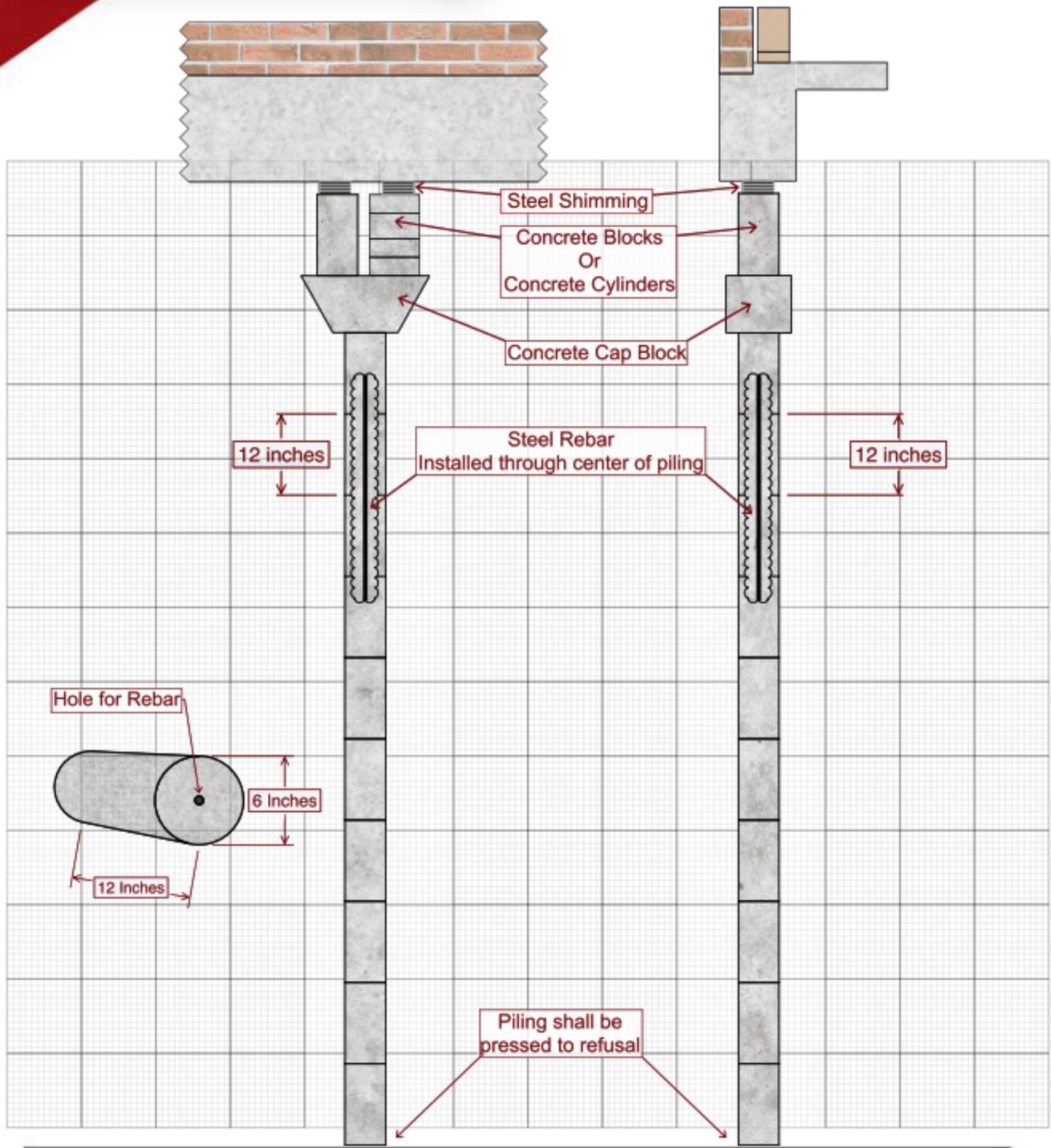
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Concrete Pressed Piling Diagram



Structured Foundation Repairs

13301 Trinity Blvd #133, Euless, TX 76040 - (972) 484-1200

www.StructuredFoundation.com



Controlled Watering Program

Expansive soils act like a sponge. As they absorb water they swell and as they lose water they shrink. Soils tend to dry out (and shrink) during the summer and to absorb water (and swell) during the winter and spring. As the soil under a house shrinks and swells with the seasons, the house will move up and down. As long as the movement is not great enough to damage the house, most people do not consider the movement to be a problem. If the up and down movement of a house always returns the house to its original level position, then damage to the house may appear and disappear on a regular basis as the seasons change. If a homeowner wishes to stop seasonal damage, the first course of action should be to follow a controlled watering program. By keeping the moisture content of the soil under the house constant, foundation movement can often be stopped. STRUCTURED FOUNDATION REPAIRS has written this handout to assist the homeowner in performing a simple preventative maintenance program.

The goal of a watering program is to maintain a constant level of moisture in the soil under the house. The best way to water is to place a soaker hose from one to two feet from the edge of the foundation. Placing the hose a short distance from the foundation allows the water to soak into the soil evenly. The hose should not be placed against the foundation. When soil has dried and cracked, water can travel along the cracks for several feet in all directions. If the soil around your foundation is dried and cracked, then water placed next to the foundation will run through the crack and accumulate at the bottom of the grade beam (the thick portion of the foundation that is under the exterior walls). In some cases, an accumulation of water in the soil, at the base of a foundation can cause the soil to lose some of its load-bearing capacity. If the soil loses enough load-bearing capacity, the house will sink into the ground.

Obviously, it is necessary to water more during hot, dry weather and less during cold, damp weather. The amount of water required to keep a foundation stable during the summer can be surprisingly large. A single large tree can remove as much as 150 gallons of water, or almost 20 cubic feet of water, from the soil each day. Shrubs and other plants can also remove large quantities of water. During persistent hot, dry weather, it may be necessary to water a foundation daily. Watering should supply enough water to keep the moisture content in the soil under the foundation constant. If the amount of water applied is only enough to keep the surface damp, the watering program will not work. Obviously, the homeowner is the only one who can weigh the benefits of controlling foundation movement versus the increased size of the water bill.



**Really Good Contractors
... Really Guaranteed!**

We Made The Good Contractors List!

**We are proud to be a hand-selected member
of The Good Contractors List!**

What does that mean to you?

If we do not get the job done right, The Good Contractors List backs us with their own guarantee of satisfaction!*

You are not alone!

When you use a contractor that is a member of The Good Contractors List, you are no longer alone and have the opportunity to let them know how their contractors are doing! They will remove contractors that do not do business with the utmost integrity and quality, so your voice really does count. If we don't meet your expectations, then YOU have an advocate that truly cares.

What do you have to do?

Simply go to www.thegoodcontractorslist.com and register for FREE! You do not have to register to have access to their list of contractors, but to be covered by the guarantee they need to have proof that you found your contractor on The Good Contractors List before the work began.

Go there NOW and your work with us will be backed beyond our own guarantee of 100% Satisfaction!

*Up to \$10,000 – See Terms & Conditions at www.thegoodcontractorslist.com



When you see a "Good" logo on vehicles and company websites, you can rest assured that they are safe to hire!



STRUCTURED SOLAR & ROOFING SYSTEMS

A Structured Foundation Repairs Company



Building on a Foundation of Trust since 2003.

Serving the
Greater North
Texas Area
for over
20 years



WHY STRUCTURED?

- ✓ 25 Year Transferable Warranty
- ✓ Residential and Commercial
- ✓ All workers covered by Worker's Compensation
- ✓ Over 33,000 Completed Projects
- ✓ Fully Insured
- ✓ Free Roof Inspections
- ✓ 4.9 Stars on Birdeye (over 2800 reviews)
- ✓ Multiple Third Party Financing options (WAC)
- ✓ 4.8 Stars on Google (over 1500 reviews)
- ✓ 100% Employee Owned Company

For More Information:
www.srs-dfw.com



WHY SOLAR?

Insulates you from
utility rate increases

Helps reduce
greenhouse emissions

Increases your home's value

30% Tax Credit in Solar
makes it affordable
for everyone

**Call us for your
free solar quote
(469) 225-3001**

STRUCTURED ROOFING SYSTEMS

A Structured Foundation Repairs Company

100%
Employee
Owned



Structured Foundation Repairs Companies have:

- ✓ Lifetime Workmanship Warranty
- ✓ All workers covered by Worker's Compensation
- ✓ Fully Insured
- ✓ 4.9 Stars on Birdeye (over 2600 reviews)
- ✓ 4.8 Stars on Google (over 1300 reviews)
- ✓ Local Companies serving the Greater DFW Area since 2003
- ✓ Over 31,000 Homes Repaired
- ✓ Free Roof Inspections
- ✓ Free Insurance Claims Assistance
- ✓ Third Party Financing (WAC)
- ✓ 100% Employee Owned Company

Connect With Us:

For More Information:
www.srs-dfw.com



Missing Shingles?

Roof Leaking?

Recent Storm?

—
**Then call us for your
free roof inspection
(469) 225-3001**



ALL ABOUT POLYFILL INJECTION



Benefits of Polyfill Injection?

- ✓ Less expensive than pouring new concrete
- ✓ Works on any type of concrete
- ✓ Minimally invasive
- ✓ Repaired area is typically available to use in hours

Where to use Polyfill Injection?

- ✓ Driveways, Sidewalks, Patios, and Pool Decks
- ✓ Interior slab foundation lifting
- ✓ Parking lots
- ✓ Industrial tilt wall

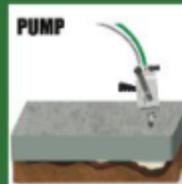
Why use Structured for Polyfill?

- ✓ Over 33,000 Homes Repaired
- ✓ Industry best warranty
- ✓ 4.9 Stars on Birdeye (over 3400 reviews)
- ✓ Third Party Financing (WAC)
- ✓ 4.8 Stars on Google (over 1400 reviews)
- ✓ 100% Employee Owned Company

What is the Polyfill process?



We drill several small holes through the slab to allow multiple points of contact for the foam to spread and support the slab.



A special machine sends the polyfill foam directly underneath lifting the slab into alignment as closely as possible.



The holes are then patched and the repaired area is typically ready for use within a few hours!

**Call us for your
free evaluation!
(972) 484-1200**

For More Information:





NEW CONSTRUCTION - REMODELS - SERVICE

5L PLUMBING LLC

Keaton Long M-44466

19001 North County Line Rd.

Ponder, TEXAS 76259

940-389-6596

5lplumbingcompany@gmail.com

DATE: September 25, 2025
BUILDER/HOMEOWNER: STAG Commercial LLC
PROPERTY ADDRESS: 325 W. McKinney, Denton TX

Total Bid Amount: \$90,975.00

**3% transaction fee for credit/debit card payments*

Bid for underground sewer line replacement in 2 sections

Lower section:

- Up to 125' main line tunnel
- 3 access points
- 2 – 25' access point tunnels
- Replace plumbing for 12 fixtures

Upper Section:

- Up to 45' main line tunnel
- 1 access point
- Replace plumbing for 5 fixtures

*Job will be permitted and inspected

All Material Is Guaranteed To Be As Specified And In Accordance With The Drawings/Blueprints Submitted. Any Deviation From The Original Drawings/Blueprints Involving Extra Time Or Material Will Become An Additional Charge.

Owner/Builder Is To Carry Fire, Tornado, Theft And Other Necessary Insurance Coverage. 5L Plumbing Will Provide Proof Of Workers Compensation And General Liability Insurance Coverage.

5L Plumbing Warranties All Plumbing Fixtures, Pipes And Workmanship For One Year From The Issued Date of the Final Draw. This Contract Is Binding Between 5L Plumbing And Builder Only and will be VALID FOR 30 DAYS FROM DATE OF ISSUE.



NEW CONSTRUCTION - REMODELS - SERVICE

5L PLUMBING LLC
Keaton Long M-44466
19001 North County Line Rd.
Ponder, TEXAS 76259
940-389-6596
5lplumbingcompany@gmail.com

I Acknowledge That I Have Read And Agree To The Above Terms And Conditions

Signature Required _____ Date _____

Texas State Board Of Plumbing Examiners
Po Box 4200 Austin, Tx 78765-4200
(512) 936-5200
ISSUED ON: 7/25/2025 9:32 AM



NEW CONSTRUCTION - REMODELS - SERVICE

5L PLUMBING LLC

Keaton Long M-44466

19001 North County Line Rd.

Ponder, TEXAS 76259

940-389-6596

5lplumbingcompany@gmail.com

DATE: September 25, 2025
BUILDER/HOMEOWNER: STAG Commercial LLC
PROPERTY ADDRESS: 300 Carroll, Denton, TX

Total Bid Amount: \$56,650.00

**3% transaction fee for credit/debit card payments*

Bid for underground sewer line replacement

Includes:

- Up to 100' main line tunnel
- 3 access points w/ 20' legs to main line
- Replace plumbing for 8 fixtures

*Job will be permitted and inspected

*If a full re-pipe is not completed, isolation testing will be required to locate leaking areas

*New bid would be figured based on the isolation test results

All Material Is Guaranteed To Be As Specified And In Accordance With The Drawings/Blueprints Submitted. Any Deviation From The Original Drawings/Blueprints Involving Extra Time Or Material Will Become An Additional Charge.

Owner/Builder Is To Carry Fire, Tornado, Theft And Other Necessary Insurance Coverage. 5L Plumbing Will Provide Proof Of Workers Compensation And General Liability Insurance Coverage.

5L Plumbing Warranties All Plumbing Fixtures, Pipes And Workmanship For One Year From The Issued Date of the Final Draw. This Contract Is Binding Between 5L Plumbing And Builder Only and will be VALID FOR 30 DAYS FROM DATE OF ISSUE.



NEW CONSTRUCTION - REMODELS - SERVICE

5L PLUMBING LLC

Keaton Long M-44466

19001 North County Line Rd.

Ponder, TEXAS 76259

940-389-6596

5lplumbingcompany@gmail.com

I Acknowledge That I Have Read And Agree To The Above Terms And Conditions

Signature Required _____ Date _____

Texas State Board Of Plumbing Examiners

Po Box 4200 Austin, Tx 78765-4200

(512) 936-5200

ISSUED ON: 7/25/2025 9:32 AM



Structured Foundation Repairs, LLC

www.structuredfoundation.com

info@structuredfoundation.com

Office:(972)484-1200 FAX:(972)484-1215

13301 Trinity Blvd #133

Eules, TX, 76040

Building a foundation of trust since 2003

Date July 29, 2025

Site Address 325 W McKinney, Denton, TX 76201

Client Details

Structural Analyst

Greg Cole

+1 8176003235

gcole@structuredfoundation.com

Products & Services

Description	Quantity
<p>Slab Initial Engineering The initial engineering is completed by a Third Party Professional who will contact you directly to schedule prior to install.</p> <p>Foundation Type Charge: Slab</p>	3
<p>Slab Final Engineering The final engineering is completed by a Third Party Professional who will contact you directly to schedule after installation.</p> <p>Foundation Type Charge: Slab</p>	3
<p>GPR Slab Scanning Ground penetrating radar (GPR) will be used by the initial engineer to determine interior grade beam locations. Results of beam locates may be limited due to the original construction of the slab.</p> <p>Third Party Engineer: GPR interior slab scan</p>	1
<p>Pre Plumbing Test The plumbing test is completed by a Third Party Professional who will contact you directly to schedule before completion of foundation repairs. Cleanouts are necessary to complete the test.</p> <p>Third Party Licensed Plumber: Hydrostatic Test</p>	1
<p>Post Plumbing Test The plumbing test is completed by a Third Party Professional who will contact you directly to schedule after completion of foundation repairs. Cleanouts are necessary to complete the test.</p> <p>Third Party Licensed Plumber: Hydrostatic Test</p>	3
<p>Poly Setup Interior Poly Setup: Interior</p>	1
<p>Dirt Haul & Disposal Extra dirt not required for backfilling will be hauled off by the crew and disposed of.</p> <p>SFR Crew: Dirt haul off 40+</p>	1

Poly Foam Interior

Foam injection is included up to the amounts listed below. Additional material will be charged at \$13.00 per pound with OWNERS permission.

SFR Crew Poly Inject: Interior Slab 547 Lbs

Concrete Pressed Piling

Concrete Piling pressed to refusal with lifetime transferable warranty.

SFR Crew Install: Pressed Piling 30

Concrete Pressed Piling w/breakout

Exterior Concrete Piling installed through obstruction pressed to refusal with lifetime transferable warranty.

SFR Crew Install: Concrete BO 14

Denton Permit

1

Subtotal \$36,650.00

Total \$36,650.00

Additional Job Notes:

Exterior piers with polyurethane foam up to 360lbs in the highlighted area for lift and void fill. Current plumbing leak present

Additional Information

Payment

Deposit \$20,000.00

Balance \$16,650.00

Payment Terms:

Payment for services to be paid:

- \$16,650.00 Due Upon Completion of Lift*

This price does not include any cosmetic repairs, painting, caulking, mortar repair, door adjustments or framing adjustments unless specified above. All work is to be done as specified above or as determined by the engineer and is to be done in a workmanlike manner.

We use third-party, independent Engineers and Plumbers. If an initial engineering report is included in the specification above, the work will be done per the engineer's recommendation.

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order, and will become an extra charge over and above the contract. NOTE: This contract may be withdrawn by Structured Foundation Repairs, LLC if not accepted within 14 days.

* Completion of Lift is defined as when the installation of the piers and/or drainage correction is completed.

Void Filling and/ or Final Engineering and/or Final Plumbing will be done as quickly as circumstances allow.

THE PRICES, SPECIFICATIONS AND CONDITIONS LISTED ABOVE AND ON THE REVERSE SIDE ARE SATISFACTORY AND ARE HEREBY ACCEPTED. IF THERE ARE ANY INCONSISTENCIES BETWEEN THIS AGREEMENT AND ANY VERBAL COMMUNICATION, THIS AGREEMENT WILL PREVAIL. BY SIGNING THIS AGREEMENT, I STATE THAT I AM THE LEGAL OWNER OF THE PROPERTY BEING REPAIRED AS OF THE

DATE OF THIS CONTRACT AND Structured Foundation Repairs, LLC. IS AUTHORIZED TO DO THE WORK SPECIFIED. PAYMENTS WILL BE MADE AS OUTLINED ABOVE.

Date: _____

Signature: _____

Date: _____

Signature: _____

*****BY SIGNING I AGREE TO COMPANY'S GENERAL CONDITIONS, CANCELLATION POLICY AND WARRANTY ON SUBSEQUENT PAGES**



Structured Foundation Repairs, LLC
www.structuredfoundation.com
 info@structuredfoundation.com
 Office:(972)484-1200 FAX:(972)484-1215
 13301 Trinity Blvd #133
 Euless, TX 76040

Site address:
 325 W McKinney
 Denton, TX 76201

Structure Info:
 Siding
 Stories
 Foundation Type
 Zero Lot
 Multi Unit Structure

Stucco
 1
 Slab

Structure & Repair Detail - Project site evaluated on 07/29/25



 Poly Foam Interior	547 Lbs	 Concrete Pressed Piling	30
 Concrete Pressed Piling w/breakout	14		



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Office:(972)484-1200 FAX:(972)484-1215
13301 Trinity Blvd #133
Euleless, TX 76040

Site address:
325 W McKinney
Denton, TX 76201

Structure Info:
Siding
Stories
Foundation Type
Zero Lot
Multi Unit Structure

Stucco
1
Slab

GENERAL CONDITIONS

1. The work to be performed under this contract is designed to attempt to return the foundation to as near its original horizontal position as possible. The house will be lifted until, in the sole opinion of **Structured Foundation Repairs, LLC., herein after referred to as COMPANY**, further raising will produce or create unacceptable damage to the foundation or structure.
2. The stabilization or stopping of foundation settlement can and may reverse the damage already done to the foundation and structure can and may cause or create new damage by movement or lack of movement.
3. **The act of lifting a foundation with pier and/or polyurethane has inherent risks and often causes damage, cosmetic and otherwise. Therefore, the COMPANY has no obligation to repair or replace any damage whether it is exposed, concealed, or buried, to the foundation, structure, floors, plumbing*, electrical wiring, other portions of the structure and its systems, furniture, fixtures, furnishings, landscaping, vegetation, wood or other decks, spas, or personal property without regard to when or where said damage occurs. Please remove all items from the walls in the area to be lifted. Please remove exterior lighting from the work area before the work is to start. We will transplant shrubbery at the point of installation, but we cannot guarantee that it survives.**
4. If spread footings, builders and/or drilled piers are discovered after work has begun and it is necessary to remove or cut them loose from the foundation, an additional fee of \$200.00 will be due for each spread footing, builder, or drilled pier that must be removed or cut off from the foundation.
5. If after work has begun, it is discovered that the foundation (or what has been underpinned) has been constructed of substandard materials and lacks the structural strength necessary to properly transfer the load imposed by underpinning, there may be an adjustment in the contract price and scope of work, and/or the warranty may be voided. Substandard construction is usually not discovered until after the work has begun and possibly not until a lift is attempted.
6. Owner shall supply **COMPANY** with water and electricity at owner's expense. **COMPANY** must have access to the breaker box at all times and must enter the interior of the dwelling at the time it is lifted.

***Note: COMPANY** recommends that the plumbing be tested before and after any foundation work is done. The Owner is responsible for having the tests performed unless testing is included in the repair specifications listed on the agreement. Any plumbing leaks detected before or after the foundation repairs have been completed are the sole responsibility of the Owner. Cast Iron sewage systems are more susceptible to damage as they tend to deteriorate over time. To properly test a sewage line, it is necessary to have a working double sewage cleanout. If a suitable cleanout is not found by the plumber after a reasonable search, the test will be deemed complete with regards to this contract. If the owner wants to have the actual test completed, a cleanout will need to be installed at the owner's expense. (An actual test must be performed if void fill is included on the repair specification.) If a sewage leak is detected, it is the Owner's responsibility to have it repaired within a reasonable period of time. If the Owner is unwilling or unable to do the repairs, the **COMPANY** may refund any money previously collected for void fill and may also void the warranty.

LIFETIME WARRANTY-Concrete Pressed Pilings or Steel Pilings only unless specified otherwise.

It is the intention of the **COMPANY** to permanently stabilize that portion of the foundation covered by this contract (the area where the pilings are installed), within one (1) part in two hundred and forty (240) parts of the life of the structure that it supports (1/4" in a 5-foot span). If any piling(s) installed under this agreement settle more than a 1/4" over a 5-foot span, **COMPANY** will adjust all affected pilings at no charge to the OWNER (does not include any costs for cosmetic repairs or tunneling to access pilings). This warranty applies to only the work performed by **COMPANY** described as **LIFETIME WARRANTY WORK** under the terms, provisions, and conditions of this contract. This warranty does not cover upheavals. **Pier and Beam** understructure shimming, pads and blocks, and wood replacement has a 1 year warranty unless specified otherwise. In order to reduce frivolous warranty inspections, all agreements signed February 1, 2015 or thereafter will be charged a \$75 service charge for warranty inspections. **COMPANY** reserves the right to waive the charge.

POLYURETHANE LIMITED WARRANTY

Interior slabs – Polyurethane lifting of the interior of slabs comes with a 6-year warranty on re-settlement for areas lifted within a ¼ inch over 5 feet. If an area of the interior of a slab settles more than a ¼ inch over 5 feet, **COMPANY** will re-pump those areas under the following guidelines. For the first 2 years, **COMPANY** will re-pump at no charge. Year 3 will be re-pumped at the rate of \$200/injection point; Year 4 will be re-pumped at the rate of \$300/injection point; Year 5 will be re-pumped at the rate of \$400/injection point; and Year 6 will be re-pumped at the rate of \$500/injection point. A re-pump constitutes using the same holes as the original process.

Flatwork - **COMPANY** will re-pump once, in a two-year period, if any areas previously lifted with Polyurethane foam and has settled more than ½", at no cost to the customer. A re-pump constitutes using the same holes as the original process. **This warranty is void if the OWNER does not BACKFILL** along the sides the flatwork or if the re-settling occurs as a result of flooding or undermining from gutter downspouts and/or erosion of the supporting soil.

THIS WARRANTY SHALL BE NULL AND VOID IF:

1. Full payment is not made within 30 days of the specified due date.
2. An additional story is added to the structure or changes of a similar scope are made, without prior written approval of **COMPANY**, when such changes would affect loads on the foundation.
3. The structure is sited on a fault or is affected by an earthquake.
4. Underground facilities or swimming pools are installed within a horizontal distance from the foundation equal to or less than their depth.
5. The foundation is undermined (i.e. soil slumping, eroding, plumbing leaks, creek beds, excavations, ground water, improper drainage, etc.)
6. Any accidental or intentional damage, terrorism, fire, flood, windstorm, earthquake or other acts of God.
7. **COMPANY** pilings are adjusted and/or modified by another contractor/individual without prior written notice.
8. Within 180 days of completion of lift, Void Filling (if included in the agreement), is not completed due to the actions or inactions of customer.
9. Structure is not reasonably maintained (i.e. improper or insufficient watering, etc.)
10. Slab (or flatwork) underpinned is discovered to be built substandard (i.e. insufficient thickness, no rebar or post tension cables, improperly mixed concrete, etc.)

TRANSFER OF WARRANTY

In the event a change of ownership occurs, assignment of this warranty to a new Owner or Owners must be accomplished no later than sixty (60) days after transfer of title. Assignment will be made in accordance with the warranty and with the procedures in effect at the time of transfer, upon receipt of payment of the transfer fee current at the time of transfer. So long as the provisions of this paragraph are met, there is no limit to the number of transfers that can be made. **UNLESS ASSIGNMENT IS PROPERLY MADE WITHIN SIXTY (60) DAYS AFTER TRANSFER OF TITLE, THIS WARRANTY IS NULL AND VOID.** To transfer the warranty, a written request stating the name of the new owner and the property address must be mailed along with a check for \$100 (or current transfer fee) to 13301 Trinity Blvd., #133, Euless, TX 76040. There is no charge for the first transference.

ARBITRATION OF DISPUTES

With the exception of debt collection, the Owner and **COMPANY** agree that any dispute, or lawsuit related in any way to this agreement or the work related thereto, shall be resolved by mandatory and binding arbitration administered by the American Arbitration Association (AAA) in accordance with this arbitration agreement and under the commercial arbitration rules of the AAA with the stipulation that in the event of arbitration, the arbitrator shall require the losing party to pay the winning party's costs, including reasonable attorney's fees, and the arbitrator shall be an engineer or builder with experience in building, designing or analyzing residential foundations. Owner and **COMPANY** agree that, in any arbitration proceeding, **COMPANY** liability shall be limited to the amount paid to the **COMPANY** by the Owner under this contract.

DEBT COLLECTION (INTEREST, PENALTIES & LATE FEES)

The **COMPANY** can and will utilize all remedies allowed by law when it comes to the collection of unpaid balances. The Owner agrees to pay all interest (18% APR on unpaid balances), penalties and late fees as allowed by law if payment is not made in accordance with the terms stated and agreed to on the front of this Agreement. All costs associated with the collection of this debt, court costs, attorneys fees and county filing fees, will be the responsibility of the Owner.

CANCELLATION/RESCHEDULE POLICY

A customer may cancel/reschedule an agreement with **COMPANY** at any time by providing a written request by email to info@structuredfoundation.com. Any job cancelled or rescheduled within 3 business days prior to the scheduled commencement will incur a \$250.00 change fee. Any job cancelled or rescheduled after the crew has been dispatched will incur a \$500.00 fee. The homeowner will be responsible for any charges incurred prior to cancellation.

TERMINATION

The **COMPANY** may terminate this warranty at any time by paying to the current owner an amount equal to the total payments made under the original contract or a mutually agreed on amount. No changes to this document will be valid unless approved in writing by both parties.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

1/31/2025

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 have ADDITIONAL INSURED provisions or 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 endorsement(s).

PRODUCER Frost Insurance Agency, Inc. - Fort Worth PO Box 33528 Fort Worth TX 76162	CONTACT NAME: Taire Gonzales PHONE (A/C No. Ext): 817-420-5700 FAX (A/C, No): 817-420-5750 E-MAIL ADDRESS: taire.gonzales@frostinsurance.com	
	INSURER(S) AFFORDING COVERAGE	
INSURED Structured Foundation Repairs Holdings, Inc. Structured Roofing Systems, LLC 13301 Trinity Blvd. Euless TX 76040	STRUC-1	INSURER A: Texas Mutual Insurance Co.
		INSURER B: Acuity, A Mutual Insurance Company
		INSURER C: Convex Insurance UK Limited
		INSURER D:
		INSURER E:
		INSURER F:

COVERAGES

CERTIFICATE NUMBER: 606601343

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.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
C	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			PGL000007	1/28/2025	1/28/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
B	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY			ZL8972	1/28/2025	1/28/2026	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
C	<input type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$			TBD	1/28/2025	1/28/2026	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000 \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A	0001153023	1/28/2025	1/28/2026	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
B	Leased Equip			ZL8972	1/28/2025	1/28/2026	Leased/Rented Equip Deductible \$250,000 \$1,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Includes operations for Structured Roofing Systems LLC
 The General Liability and Auto Liability policies include a blanket automatic additional insured endorsement when required by written contract; Coverage is Primary/Non-Contributory.
 The General Liability, Auto Liability and Workers Compensation policy includes a blanket automatic waiver of subrogation endorsement that provides this feature only when there is a written contract with the Named Insured and the certificate holder that requires such status.

CERTIFICATE HOLDER**CANCELLATION**

SAMPLE - Proof of Insurance
 SAMPLE - Proof of Insurance
 SAMPLE - Proof of Insurance

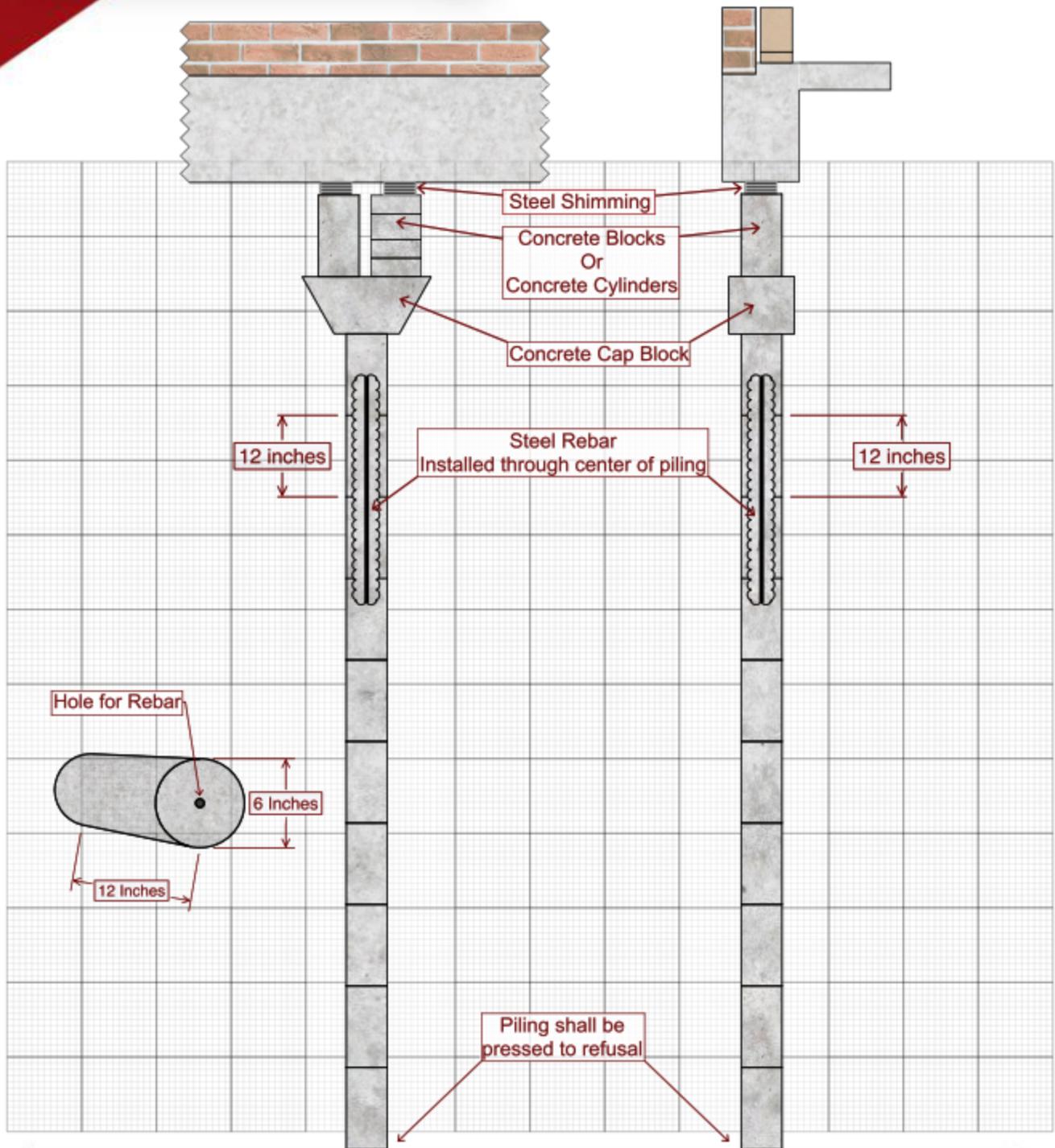
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Concrete Pressed Piling Diagram



Structured Foundation Repairs

13301 Trinity Blvd #133, Euless, TX 76040 - (972) 484-1200

www.StructuredFoundation.com



Controlled Watering Program

Expansive soils act like a sponge. As they absorb water they swell and as they lose water they shrink. Soils tend to dry out (and shrink) during the summer and to absorb water (and swell) during the winter and spring. As the soil under a house shrinks and swells with the seasons, the house will move up and down. As long as the movement is not great enough to damage the house, most people do not consider the movement to be a problem. If the up and down movement of a house always returns the house to its original level position, then damage to the house may appear and disappear on a regular basis as the seasons change. If a homeowner wishes to stop seasonal damage, the first course of action should be to follow a controlled watering program. By keeping the moisture content of the soil under the house constant, foundation movement can often be stopped. STRUCTURED FOUNDATION REPAIRS has written this handout to assist the homeowner in performing a simple preventative maintenance program.

The goal of a watering program is to maintain a constant level of moisture in the soil under the house. The best way to water is to place a soaker hose from one to two feet from the edge of the foundation. Placing the hose a short distance from the foundation allows the water to soak into the soil evenly. The hose should not be placed against the foundation. When soil has dried and cracked, water can travel along the cracks for several feet in all directions. If the soil around your foundation is dried and cracked, then water placed next to the foundation will run through the crack and accumulate at the bottom of the grade beam (the thick portion of the foundation that is under the exterior walls). In some cases, an accumulation of water in the soil, at the base of a foundation can cause the soil to lose some of its load-bearing capacity. If the soil loses enough load-bearing capacity, the house will sink into the ground.

Obviously, it is necessary to water more during hot, dry weather and less during cold, damp weather. The amount of water required to keep a foundation stable during the summer can be surprisingly large. A single large tree can remove as much as 150 gallons of water, or almost 20 cubic feet of water, from the soil each day. Shrubs and other plants can also remove large quantities of water. During persistent hot, dry weather, it may be necessary to water a foundation daily. Watering should supply enough water to keep the moisture content in the soil under the foundation constant. If the amount of water applied is only enough to keep the surface damp, the watering program will not work. Obviously, the homeowner is the only one who can weigh the benefits of controlling foundation movement versus the increased size of the water bill.

Structured Foundation Repairs

13301 Trinity Blvd #133, Euless, TX 76040 • (972) 484-1200

www.structuredfoundation.com



**Really Good Contractors
... Really Guaranteed!**

We Made The Good Contractors List!

**We are proud to be a hand-selected member
of The Good Contractors List!**

What does that mean to you?

If we do not get the job done right, The Good Contractors List backs us with their own guarantee of satisfaction!*

You are not alone!

When you use a contractor that is a member of The Good Contractors List, you are no longer alone and have the opportunity to let them know how their contractors are doing! They will remove contractors that do not do business with the utmost integrity and quality, so your voice really does count. If we don't meet your expectations, then YOU have an advocate that truly cares.

What do you have to do?

Simply go to www.thegoodcontractorslist.com and register for FREE! You do not have to register to have access to their list of contractors, but to be covered by the guarantee they need to have proof that you found your contractor on The Good Contractors List before the work began.

Go there NOW and your work with us will be backed beyond our own guarantee of 100% Satisfaction!

*Up to \$10,000 – See Terms & Conditions at www.thegoodcontractorslist.com



When you see a "Good" logo on vehicles and company websites, you can rest assured that they are safe to hire!



STRUCTURED SOLAR & ROOFING SYSTEMS

A Structured Foundation Repairs Company



Building on a Foundation of Trust since 2003.

Serving the
Greater North
Texas Area
for over
20 years



WHY STRUCTURED?

- ✓ 25 Year Transferable Warranty
- ✓ Residential and Commercial
- ✓ All workers covered by Worker's Compensation
- ✓ Over 33,000 Completed Projects
- ✓ Fully Insured
- ✓ Free Roof Inspections
- ✓ 4.9 Stars on Birdeye (over 2800 reviews)
- ✓ Multiple Third Party Financing options (WAC)
- ✓ 4.8 Stars on Google (over 1500 reviews)
- ✓ 100% Employee Owned Company

For More Information:
www.srs-dfw.com



WHY SOLAR?

Insulates you from
utility rate increases

Helps reduce
greenhouse emissions

Increases your home's value

30% Tax Credit in Solar
makes it affordable
for everyone

Call us for your
free solar quote
(469) 225-3001

STRUCTURED ROOFING SYSTEMS

A Structured Foundation Repairs Company

100%
Employee
Owned



Structured Foundation Repairs Companies have:

- ✓ Lifetime Workmanship Warranty
- ✓ All workers covered by Worker's Compensation
- ✓ Fully Insured
- ✓ 4.9 Stars on Birdeye (over 2600 reviews)
- ✓ 4.8 Stars on Google (over 1300 reviews)
- ✓ Local Companies serving the Greater DFW Area since 2003
- ✓ Over 31,000 Homes Repaired
- ✓ Free Roof Inspections
- ✓ Free Insurance Claims Assistance
- ✓ Third Party Financing (WAC)
- ✓ 100% Employee Owned Company

Connect With Us:

For More Information:
www.srs-dfw.com



Missing Shingles?

Roof Leaking?

Recent Storm?

Then call us for your
free roof inspection
(469) 225-3001



ALL ABOUT POLYFILL INJECTION



BEFORE



AFTER

Benefits of Polyfill Injection?

- ✓ Less expensive than pouring new concrete
- ✓ Works on any type of concrete
- ✓ Minimally invasive
- ✓ Repaired area is typically available to use in hours

Where to use Polyfill Injection?

- ✓ Driveways, Sidewalks, Patios, and Pool Decks
- ✓ Interior slab foundation lifting
- ✓ Parking lots
- ✓ Industrial tilt wall

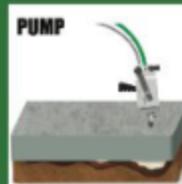
Why use Structured for Polyfill?

- ✓ Over 33,000 Homes Repaired
- ✓ Industry best warranty
- ✓ 4.9 Stars on Birdeye (over 3400 reviews)
- ✓ Third Party Financing (WAC)
- ✓ 4.8 Stars on Google (over 1400 reviews)
- ✓ 100% Employee Owned Company

What is the Polyfill process?



We drill several small holes through the slab to allow multiple points of contact for the foam to spread and support the slab.



A special machine sends the polyfill foam directly underneath lifting the slab into alignment as closely as possible.



The holes are then patched and the repaired area is typically ready for use within a few hours!

**Call us for your
free evaluation!
(972) 484-1200**

For More Information:



ESTIMATE

Irwin Construction Group, LLC
525 Carroll Blvd
Denton, TX 76201

Cole@Irwinconstructiongroup.com
+1 (940) 735-0555
www.Irwinconstructiongroup.com



Bill to

Stag Commercial
1720 Westminster St, Denton, TX 76205

Estimate details

Estimate no.: 1008

#	Description	Qty	Rate	Amount
1.	Trees branches Cut off all trees branches that are on the way do the painting. Clean haul trash. All materials and labor included.			\$650.00
2.	Handrails, Wood steps painting Power wash, sand, cover everything around the painting areas. Apply oil base paint on handrails. Clean haul trash. All materials and labor included.			\$2,300.00
3.	Exterior painting Power wash all the two building we saw, this power wash will be to remove all dirt mold etc. All surfaces that are going to be paint. Cover as needed to prevent any over spray paint, apply kils oil base primer, caulk all cracks, holes, joints, windows, doors, etc. Paint all walls with two coats using White. All trims and gutter with black. Make sure everything is well painted, remove covers, do any touch up. Clean and haul all trash. All materials and labor included. We will use Kils oil base primer and Super Paint by Sherwin Williams.			\$14,525.00
4.	Estimated Contractor Fee: Cost-Plus 15%			\$2,621.00
			Total	\$20,096.00

Note to customer

Thank you for the opportunity to look at this job with you! I hope we can help see it through!

Accepted date

Accepted by