



6541 Main Street, New Port Richey, FL 34653

Invoice #8734, Ameri-Tech Property M, 24701 U. S. Hwy 19 N, Suite 102, Clearwater, FL 33763
Work Date: waiting to be scheduled
Location: 98 S Highland Avenue, Unit 702, Tarpon Springs, FL 34689
Total (scope of work) \$4734.00

Scope of work: 8734

Mold remediation

Work Based on mold report on 01/29/2025.

Mold Remediation in Master Bedroom, (\$4734.00)

- **Day 1.**
- Sanitization of entire home using our Just Gone System to eradicate mold, viruses, etc. including inside the AC duct system and inside wall and ceiling cavities in master bedroom.
- Clean the duct system on the 2nd and 3rd floors only.
- Clean and prep master bedroom:
 1. Place sliders underneath all furniture to be moved. Remove only all furniture from work area.
 2. Break down bed, cover and seal the mattress and box spring.
 3. Cover the floor for protection before any demo is started. *Two layers.
 4. Cover the air ducts and returns inside bedroom and bathroom.
 5. Install 2-HEPA 500's to scrub the air inside from beginning to end of project. Place 1-HEPA 500 outside room for additional protection.
 6. Install containment area in doorway of master bedroom, make up air on inside. Complete isolation of the work area using plastic (6 mil poly) sheeting sealed with tape or clamps with negative pressure in use.
- **Day 2.**
- Removal and Discarding of Contaminated Materials, remove infected drywall, insulation and building material at least 24-inches past any visual mold. All debris will be double bagged in 3 mil contractor bags twisted, goose necked and sealed with duct tape.
- Crown molding and base molding to be removed as needed and cleaned for reuse.
- Ceiling to be inspected and documented to gauge the areas that need to be removed.
*Protocol suggestion: Remove the ceiling starting from the middle of the bedroom toward the exterior wall.
- Remove drywall and insulation along the right- and left-hand side of walls below areas were the ceiling has been removed from the floor to ceiling.
And as needed around the outer facing wall were the windows are located.
- *Check the moisture content of the structure and if found to be elevated, dry out as needed and bring to proper moisture content. *If dry out is necessary, this will increase the time and expense of the project.
- HEPA vacuum studs, wall cavities, etc.

- Encapsulate all areas showing signs of visible degradation using a mold resistance paint.
- Apply an antimicrobial to all affected areas.
- **Day 4-5.**
- Third party laboratory testing (air analysis) when finished.
- **When lab results come back.**
- Once the laboratory results are in and passing, return to job site and break down all equipment, containment, etc. from the job site.

REMEDICATION STEPS GUIDE

#1: Vacating the Premises Vacating people from the adjacent spaces is usually only necessary for a large/widespread problem but is also recommended for individuals with reduced immune systems, elderly, infants, recent surgery patients, people with chronic inflammatory lung disease or individuals with respiratory health concerns.

#2: Personal Protective Equipment (PPE) Full-face respirators are to be worn. Gloves are to be worn to remove all infected building materials. Disposable Tyvek coveralls covering both the head and shoes shall be worn.

#3: Containment of Each of the Contaminated Area Complete isolation of the work area using plastic (6 mil poly) sheeting sealed with tape. If a containment area blocks the only entrance, vacating the property is usually recommended during remediation. If the problem is widespread and the entire property needs remediation, no containment is necessary. This area should be large enough to house any contaminated materials, sealing with plastic sheeting (6 mil poly) all ventilation, ducts/grills, fixtures, and other openings.

#4: Negative Pressure Used Use an exhaust fan with a HEPA filter to generate negative pressurization (ventilating to the outdoors). Use an appropriately sized unit for the space. The air exchange rate must be six times per hour.

#5: HEPA Vacuum Any area that is in the same area of contaminated materials should be HEPA vacuumed, starting at highest point, and working down to the floor. Any area that is contained should be completely HEPA-Vacuumed. This should be done before AND after removing contaminated materials. If the entire property is contaminated, the entire property needs to be HEPA-Vacuumed.

#6: Applying Biocide Apply biocide to visible fungal growth prior to removal of material. Wait thirty minutes before removing the material. This provides sufficient time for the biocide to disinfect the material and reduces the dust generated because the material is wetted. This should be done before AND after removing contaminated materials

#7: Removal and Discarding of Contaminated Materials Remove infected drywall, insulation and building material at least twelve inches past any visible mold. All debris should be double bagged in 3 mil contractor bags twisted, goose necked and sealed with duct tape. The sealed bags are to be wiped clean with the appropriate disinfectant in the containment before transport to the disposal area. There are no special requirements for the disposal of moldy material. Moldy materials that are bagged can be disposed of with other general waste. All contaminated materials should be wrapped in plastic and sealed with tape before being taken out of the containment area through the unaffected areas

for disposal. Sometimes building material, furniture, flooring, etc., cannot be evaluated until it has been jarred from its location. For cases like this, the mold remediation company hired should be trusted to give an honest evaluation.

#8: Restoring a Damaged Item If an item such as kitchen cabinets, clothing, furniture, etc. were damaged you should have a yes/no answer to whether your item can be restored. How this needs to be done is dependent upon the item in question. Wood may require sanding, clothes a simple rinse in the wash, etc. Some items like cabinets may appear to be salvaged, but after they are removed the damage is worse than our inspector anticipated. Trust the mold professional you hire for advice on whether something can be restored.

#9: Final Cleaning After the contaminated material has been removed, the contained area is to be HEPA vacuumed again. If any visual mold is seen on studs HEPA sand affected area. If an item cannot be restored it must be replaced, even if it is building material. The contained area is to be wiped down with a biocide and/or detergent solution. The contained area is to be HEPA vacuumed again.

#10: Air Scrubber(s) Multiple air scrubbers should be used for properties with a widespread problem and no containment area. How many should be a decision trusted in the hands of the mold remediation company hired. An Air Scrubber should be placed in each containment area for 48-72 hours.

#11 Air Duct Cleaning Every mold remediation should be completed with a thorough cleaning of the HVAC system and air ducts. Sanitize/Disinfect air handler coils. Sanitize/Disinfect all duct work

#12: Final Inspections Prior to containment removal and re-occupancy of the space a certified mold inspector should do a visual inspection and air sampling. Air sample should be taken both within the containment and in an adjacent area to ensure spores have not spread to other areas. After passing post remediation testing you may choose to apply a sealant around studs. Containment removal and re-occupancy shall occur when space passes appropriate verification testing.

#13: Containment Used During Reconstruction After the work area has passed clearance testing, the enclosure can be used to contain the dusts generated by sheetrock sanding and taping activities. This is done to reduce the clean up when reconstruction is complete

Dry Solutions

Your Water & Mold Removal Specialist

Work Authorization

By signing or digitally signing this estimate/invoice, you are authorization Dry Solutions to perform the work outlined within the scope of work provided to you for consideration. Your scope of work may or may not include rebuilds: (i.e., drywall repairs, plumbing repairs, new flooring, new vanities, painting, etc.)

Terms, Conditions & Cancellations

Estimates are valid for 30 days. Once your deposit is received, we lock in your work date and will keep this time open for your work to be completed. If you need to reschedule for any reason, a 72-hour advanced notice must be given to Dry Solutions in writing via e-mail or you may be subject to a \$250.00 reschedule/loss of work fee. A 3.5% merchant credit card fee will be retained for all refunds.

Treatment Does Not Include

Repairs and rebuild for any damage created by mold, unless included within the “scope of work order”. Some mold stains can remain after treatment depending on the material it was growing on. Dry Solutions is not responsible for stains still visible unless included within your “scope of work order” for removal and or replacement of materials.

Change Orders

If the scope of work changes due to a new discovery after remediation has started, the remediation work will be suspended until the required contractual adjustments are made and approved of by the client. If the work site is determined to be dangerous or hazardous, the work will be suspended. A review will be made on the unsafe conditions and whether to cancel all remediation work going forward or if changes are needed to make working site safe for work to continue.

Warranty

Dry Solutions services are guaranteed for one year from the treatment date for residential and six months for commercial structures. After your one-year guarantee period is over, and mold is found in the areas we treated, at a greater density than the outside air, Dry Solutions will re-treat the home at no additional charge which includes fogging and cleaning. This does not include additional demolition or re-rebuilds. Warranty is void if additional water is introduced into the premises, (i.e., broken pipes, roof leaks, groundwater entering from outside, appliance leaks, high indoor humidity levels which can create mold conditions (humidity over 60%, can lead to mold growth) or stagnant or dead air spaces with humidity below 60%. New mold developed in non-remediated areas for whatever the reason is not covered within this warranty. Removal of non-viable mold is not covered within this warranty. Any additional testing requested will be performed at our normal rates and client will be responsible for fee. *Following the Mold Free guidelines checklist giving to you is very important in keeping mold from developing inside your home and must be followed.

Post Remediation Verification

Dry Solutions will perform air quality sampling of the remediation areas and one control sample outside. If the results indicate that the levels of mold are the same or less than the control sample, the remediation work is considered a pass with a normal microbial ecology.

Containment Barriers, Machines, Demo

- Containment barriers are there for your protection, we ask clients not to go in and out of a containment area/s or remove without consulting with us first. Containment barriers also prevent cross contamination during our remediation process.
- Please do not turn off any machines placed for remediation. They are meant to be ran 24 hours. If you turn these off, the remediation process will take longer and cost more for you.
- When the removal of a kitchen or bathroom countertop is required, we will remove as needed to perform the necessary work and using the greatest of care with the purpose of salvaging the counter tops. Dry Solutions cannot guarantee and will not be held liable for accidental damage or breaks during the removal or placement of countertops during our remediation process.
- Additional cost may occur if we are kept from performing any treatment within the scope of work due to unforeseen matters that may change the scope of work or prolong any treatments due to excessive time. This includes picking up equipment from job sites due to stop work orders from the client for whatever reason.



Dry Solutions

Your Water & Mold Removal Specialist

6541 Main Street, New Port Richey, FL 34653
Tampa/West Pasco (813) 428-1288, Pinellas/East Pasco (727) 799-4027
DrySolutions.Rick@gmail.com

Invoice No. 8734
Invoice Date: TBA

Name: Ameri Tech Property Management			Claim #:
Work Address: 24701 U.S. Hwy 19 N, Suite 203			Contact: Mr. Andrew George
City: Clearwater	State: FL	Zip: 33763	Homeowner:
Phone:	Cell Phone:	Fax:	Location: 98 S. Highland Ave, unit 702, TS, FL 34689

Service	Description	Units/Hour	Charge
Inspection/Testing			
Infrared report			
Content Manipulation	Place sliders underneath feet of furniture, move out of room. Breakdown bed and wrap/seal box and mattress.	65.00 pm hr.	260.00
Inspection per I.I.C.R.C.	Seal vents and returns.		
Doors R/R			
Pumping water			
Water extraction			
Bio-wash w/antimicrobial			
Bio-wash w/antimicrobial			
Bio-wash w/antimicrobial			
Baseboard R/R			
Antimicrobial	Apply for mold (Goldmoor system) on walls and ceiling as needed. WTRGRMB *Per Level!		95.00
OSHA Bio-wash	*Encapsulate any degradation found on wood structures.		
Antimicrobial			
Removal	Remove crown and base molding, drywall per instructions. BWTRFC-W and C.	65.00 pm hr.	420.00
Stripe cut and bag			
Tear Out Wet Drywall			
HEPA Vacuuming			
Remove Wallpaper			
Install equipment	Install and place equipment for remediation.	65.00 pm hr.	65.00
Spider Box			
Disposal/Cartage			

Turbo dryers with vents			
Emergency service call	To be announced.		129.00
Air Movers			
XL Dehumidifiers			
L Dehumidifiers			
S Dehumidifiers			
HEPA-500 air scrubber	Installed 3-HEPA 500 to clean inside air during remediation phase. *Includes cost for filter replacement \$160.08	77.55 ea. pd	1095.66
VELO-AM air scrubber			
Cover @ protect			
Carpet mask			
Floor Protection	Cardboard and tape	.92 sq ft	184.00
Block and pad			
Peel & Seal Zipper	Doorway with zip door and filter for make up air.		95.00
Containment Barrier			
HEPA vacuuming	Vacuuming all exposed walls studs, etc. after demo. HEPAFSH, HEPAWSH	.97 sq ft	654.34
Sanitization/Fogging	Fogging using our Just Gone System to eradicate mold, viruses, etc. HMRDIS 800 sq ft.	.75 sq ft	600.00
Equipment & supplies	Clean the AC system on the 2 nd and 3 rd floors only. *12		576.00
Equipment & supplies			
Direct-it-In Air mover A.			
Equipment D/P	Travel to job site, tear down and clean all equipment for removal, remove containment. Clean up.	65.00 pm hr.	260.00
2nd Phase			
Clean Walls/Ceiling	3 rd party laboratory testing.		300.00
Color Seal Grout			
Notes:			
Notes: additional drying			
		Sub-Total	
Balance due upon receipt. Claim #		Phase one	\$4734.00
		Deposit	
Thank you for allowing us to be of service.		Sales Tax	
NOTE: We formally request direct payment and/or inclusion of our name on any applicable drafts as assigned by your insured.		Balance Due	\$4734.00