



## Restoration, Rehabilitation and Preservation Plan

### RESTORATION, REHABILITATION AND PRESERVATION PLAN (attach additional sheets if necessary)

*A Restoration, Rehabilitation and Preservation Plan is required for the processing of the Mills Act program application. At a minimum, the Restoration, Rehabilitation and Preservation Plan must include the following:*

1. A list and detailed written description of all work to be completed within the first ten years of the contract period.
2. For all work to be completed during the first ten years of the contract, the year in which the work will be completed must be identified.
3. For all work to be completed during the first ten years of the contract, cost estimates must be provided. (Cost estimates are subject to verification by City staff.)
4. Fully labeled photographs of the following must be provided:
  - a. Front of the main building and its relationship to the public right-of-way (street, parkway, sidewalk)
  - b. Each elevation of all buildings on the property;
  - c. The interior of any room where any work is proposed;
  - d. Structural and architectural details of any building proposed to be restored, rehabilitated or preserved; and
  - e. Any portions of the property where landscaping or paving work is proposed.
5. Plans, drawings, material samples, brochures, etc. as needed to depict the location and characteristics of all proposed work.
6. Additional information may be required during the review process for clarification.

**Please fill in the table below by indicating the year in which the work will be done, the type of work proposed, a detailed description of the work, and the estimated cost of the work.**

| Year |      | Type of Work   | Description of Work  | Estimated Cost |
|------|------|----------------|--|----------------|
| 1.   | 2022 | PAINT EXTERIOR | PREP WORK, POWER WASH, SANDING, CAULKING, AND APPLY PRIMER AND PAINT TO ALL EXTERIOR WALLS AND BUILDINGS.  | \$29,750       |
| 2.   | 2024 | HVAC REPLACE   | REMOVE/REPLACE OLD HVAC SYSTEM: AIR CONDITIONER, FURNACE UPFLOW, INSIDE COOLING COIL UPFLOW, NEW DRAIN LINES, FLOAT SWITCH, CONDENSATE PUMP, NEW GAS LINES, GAS LINE SHUT OFF, NEW ELECTRICAL SEAL WRAP AND INSULATE PLENUM, NEW PAD NEW DISCONNECT, NEW ELECTRICAL WHIP TO CONDENSER, EARTHQUAKE STRAPS | \$13,625       |
| 3.   | 2026 | DRIVEWAY       | REPLACE WITH CONCRETE. (4 INCH THICK, #3 REBAR, 3000 PSI, BROOM FINISH,  | \$19,000       |
| 4.   | 2031 | ROOF           | RE-ROOF THE ENTIRE HOME (NEW SHINGLES)   | \$ 27,000      |

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## GreenCal Construction- Owens Corning & Exterior Coating Quote

1 message

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**Bryan Blake** <bb.greencalcontracts@gmail.com>  
To: fulloa@ausd.net

Fri, May 14, 2021 at 6:11 PM

Hi Fernando,

It was a pleasure meeting you. I've listed everything we discussed below. I've attached brochures regarding the Owens Corning System to show the type of roofing material we install on every project, and the steps we follow to guarantee a quality roof install. If you can not view the attachment please feel free to reach out at any time.

Below is a description of recommended work to be performed @ 1465 N. Gibbs Pomona, CA 91767

### **Owens Corning Roof Tear Off - Tru-Definition Cool Roof System)**

**Total: \$ 27,000** (50 yr Warranty)

**Price Includes:**

- Pull permits, schedule inspections with the city
- Tear off and discard all existing material (haul away and dumping fees included)
- **Roof deck wood replacement is determined by the city inspector and will be charged on separate work order @ \$10 Per Lin Ft.**
- **Fascia Repair @ \$10 per Lin. Ft if wood replacement is needed.**
- install OC WeatherLock flex to leak prone areas (Owens Corning)
- install synthetic Underlayment to entire Roof area (Deck Defense - Owens Corning)
- install starter strip shingle to perimeter of roof
- new edge metal
- install Owens Corning Tru-Definition shingles (cool roof collection, color TBD)
- install Owens Corning Tru-Definition ridge caps
- install ridge vent, and low profile intake vents for added ventilation
- replace all roof jacks, caps, old vents
- paint all vents, and flashings to match roof color
- clean up and haul away of all job related debris

**50yr Platinum transferable warranty on all material through Owens Corning**

**-Warranty information available**

 **10021534-TrueDefinition-Duration-COOL-Data-Sheet...**

GreenCal is a PLATINUM PREFERRED CONTRACTOR with Owens Corning. <https://www.owenscorning.com/en-us/roofing/contractors/contractor-profile/225734> This means you get the very best warranty available in the roofing industry, through the oldest and most trusted roofing manufacturer in the world.

### **Tex-Cote "Coolwall" Exterior Coating (Recommended)**

**Home, Garage & Office**

**Total: \$ 29,750** (no deposit)

**Price Includes:**

- Trenching, hydroblasting walls and eaves of home where necessary, reconditioning and repairing all cracks, and damages to stucco surfaces, power sanding and reconditioning of all wood surfaces, all necessary wood replacement, sealant, masking and detailing, all labor / materials (**Tex-cote products, Thermobond stucco patch, Coolwall Armored Primer, Coolwall Finish** <https://www.texcote.com/coolwall> ), Clean up and haul away of all job related debris. (No wall insulation needed)

- Wood replacement included in total above  
**-50 year warranty/Transferable**

 **Tex-cote Coolwall.pdf**

- All labor steps are the same as above. Final product is exterior Paint instead of coolwall, with no textured coating added.  
(5 yr labor warranty)

### **FINANCING OPTIONS AVAILABLE**

**Optional:**

- Gutters can be installed @ \$18 per sq ft.
- Blow-in Insulation can be added to attic space @ \$4 Per sq ft.
- Skylights and solar tubes can be added upon request. Pricing can be given after dimensions are received.

Thank You,  
Bryan Blake  
Project Manager  
GreenCal Construction  
(951) 415-8519

**Greencal CSLB:**

<https://cslb.ca.gov/OnlineServices/CheckLicenseII/LicenseDetail.aspx?LicNum=1035192>



1 (866) 482-2326

"NOW YOU HAVE FRIENDS AND FAMILY IN THE HVAC BUSINESS"

1611 Pomona Rd # 240  
Corona, Ca 92880  
CSLB # CA1062577

### HOME IMPROVEMENT CONTRACT

Customer Name: Fernando and Jeanette Ulloa Install Start Date : \_\_\_\_\_ Est. Completion Date : \_\_\_\_\_  
Address : 1465 North Gibbs St City, State, Zip Code: \_\_\_\_\_  
Phone Number (Home) : \_\_\_\_\_ Arrival Time : \_\_\_\_\_

### NEW SYSTEM COMPONENTS

- ☒ Air Conditioner  
☒ Furnace Upflow  
☒ Inside Cooling Coil Upflow  
☐ Heat Pump  
☐ Inside Air Handler / Coil  
☐ Packaged Unit

| Basic                    | Silver                   | Gold                                | Plat.                    | Pres.                    | Size  |
|--------------------------|--------------------------|-------------------------------------|--------------------------|--------------------------|-------|
| <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 5.0 T |
| <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 5.0 T |
| <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | 5.0 T |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> | N/A   |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> | N/A   |
| <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> | <input type="checkbox"/> | N/A   |

**Asbestos** ☐ Y ☐ N

Customer Initial \_\_\_\_\_

**Duct System Recommended**

☐ Y ☐ N

Customer Initial \_\_\_\_\_

Insulation R-Value \_\_\_\_\_

Insulation Recommended

☐ Y ☐ N

Customer Initial \_\_\_\_\_

10 Year (S) Mfg. Parts Warranty

10 Year Labor Warranty Unless Otherwise

Noted

- ☒ Remove Existing Equipment & Debris From Premises  
☒ Vibration Isolation Shock Absorbers  
☒ Weatherproof Power Disconnet  
☒ Electrical From Disconnect To Condenser  
☒ Hardwire The Furnace  
☐  
☐

10 Year (S) Mfg. Compressor Warranty

☒ New Thermostat **Nest**

☒ New Dual Wall Vent Pipe

☒ Lifetime Equipment Support Slab

☐ New Ceiling Saver Kit

☒ Earthquake Strapping

☒ Seal The Platform

☒ Refrigerant Recovered & Disposed Of As Required

☒ By Clean Air Act

20 Year (S) Mfg. Heat Exchanger

Warranty

- ☒ New Condensate Pump  
☒ New Condensate Drain  
☒ New Ca Approved Gas Flex Connector  
☒ New Emergency Gas Shut Off Valve  
☐ Opti-Sized Refrigerant Lines  
☐ Exterior Refrigerant Line Enclosure

### AIR DISTRIBUTION, DUCTWORK & ISNULATION

- |  |   |  |
|--|---|--|
| <input checked="" type="checkbox"/> Superior 5" Air Filtration   | <input type="checkbox"/> Ultimate Energy Sealed Duct System | <input type="checkbox"/> Blown In Insulation R-60    |
| <input type="checkbox"/> Supreme Air Purification System         | <input type="checkbox"/> Install Volume Control Dampers     | <input type="checkbox"/> Radiant Barrier             |
| <input type="checkbox"/> Air Scrubber Plus                       | <input type="checkbox"/> New Supply Run(s)                  | <input type="checkbox"/> Attic Air Sealing           |
| <input type="checkbox"/> New Corrosion Resistant Sup Register(s) | <input type="checkbox"/> New Return (s)                     | <input type="checkbox"/> Insulation Removal          |
| <input type="checkbox"/> New Corrosion Resistant RAG Or RAF (s)  | <input type="checkbox"/> Reconnect To Existing Ductwork     | <input type="checkbox"/> Zone Control System 4 Zones |

### CUSTOMER QUALITY ASSURANCE GUARANTEES

- |   |   |
|---|---|
| <input checked="" type="checkbox"/> 100 % Satisfaction Guarantee      | <input checked="" type="checkbox"/> Lowest Price Guarantee    |
| <input checked="" type="checkbox"/> Better Than We Found It Guarantee | <input type="checkbox"/> Temperature Selection Guarantee      |
| <input checked="" type="checkbox"/> No Lemon Guarantee                | <input checked="" type="checkbox"/> Fix It Or Hotel Guarantee |
| <input checked="" type="checkbox"/> Workmanship Guarantee             | <input checked="" type="checkbox"/> No Change Order Guarantee |

### NOTES

Install 5t 16 seer 2 stage variable speed lennox complete upflow system, 5 inch HEPA filter rack, new drain lines, float switch

Condensate pump, new gas lines, gas line shut off, new electrical, seal wrap and insulate plenum, new pad,

New disconnect, new electrical whip to condenser, earthquake strapped, New nest thermostat

### INVESTMENT TERMS

Total Price \$ 13625 CK ☐ CC ☐ Financing ☐

Credit Card # \_\_\_\_\_ Exp Date \_\_\_\_\_

Method Of Final Payment CC ☐ CK ☐ Financing ☐

\* 100% Finance Available, Subject To Lender Acceptance

Financing Type None Amount Financed \$ \_\_\_\_\_

Terms: Net Due Upon Completion, Or In Accordance With Financing Agreement.  
See Reverse for Additional Terms

Approval \_\_\_\_\_ Date \_\_\_\_\_  
Customer

Approval \_\_\_\_\_ Date \_\_\_\_\_  
Friends and Family

Today's Investment \$ 13625

Down Payment (\$ \_\_\_\_\_)

CK# \_\_\_\_\_ CC Autho # \_\_\_\_\_

**Final Pay Due On Completion \$** 13625

I / we own the real property in which the equipment is to be installed and have authority to order the work as outlined above.

**TERMS:** Net due upon completion, or in accordance with financing agreement. See reverse side for additional terms.

**NOTICES TO OWNER:** See reverse side for important notices required in California. You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the day of this transaction. See notice of cancellation for an explanation of this right.



Rodriguez concrete  
Anthony (626) 210-6622

Contractors Invoice

WORK PERFORMED AT:

TO: Fernando Ullou (323) 702-2291  
1465 N. Gibbs St.  
Pomona, CA 91767

DATE

YOUR WORK ORDER NO.

OUR BID NO.

DESCRIPTION OF WORK PERFORMED

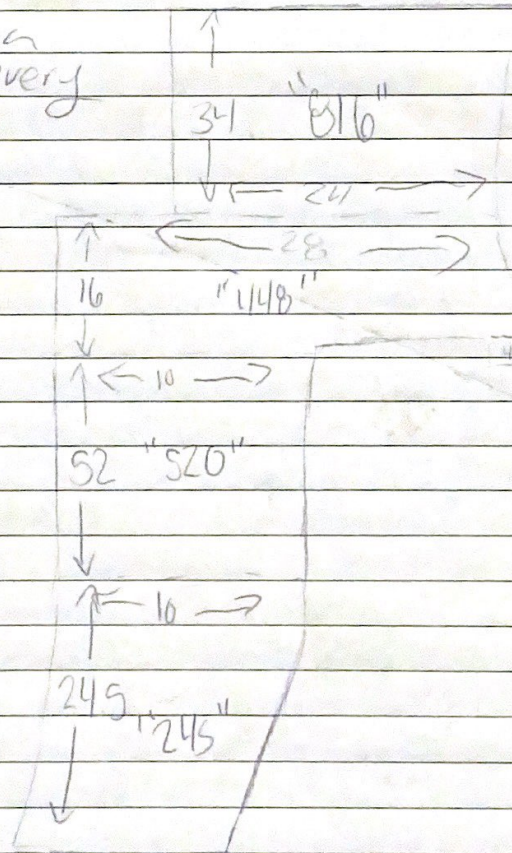
\* 4 mil thick

\* #3 Rebar

\* 3000 PSI

\* Broom Finish

\* Control Joint every  
8 feet



2,045 sq ft  
26 yds

\$18,000

\* \$1,000 Bond

25 Linear foot  
curb

total:

\$19,000

All Material is guaranteed to be as specified, and the above work was performed in accordance with the drawings and specifications provided for the above work and was completed in a substantial workmanlike manner for the agreed sum of \_\_\_\_\_

Dollars (\$ \_\_\_\_\_).

This is a ☐ Partial ☐ Full invoice due and payable by: \_\_\_\_\_

Month

Day

Year

in accordance with our ☐ Agreement ☐ Proposal

No. \_\_\_\_\_

Dated \_\_\_\_\_

Month

Day

Year