



June 4, 2008

Re: Hidalgo County Court House Hallway Renovations Authorization Request

To Whom It May Concern:

CAS Companies is requesting authorization to proceed with the renovations to the 1st and 2nd floor hallways using a suspended ceiling system vs the plaster ceiling that was in place prior to the water damage from the broken chiller pipe. Buildings and Grounds asked us for a cost comparison so they could maintain the infa-structure above the suspended ceiling easier and more efficiently for repairs and/or maintenance. Our original water damage estimate for the 1st and 2nd floor hallways was \$51,836.62. The revised estimate using the suspended ceiling with additional AC duct and lighting is \$53,026.39. A difference of \$1,189.77.

CAS Companies is willing to complete the repairs to the 1st and 2nd floor hallways for the original amount of \$51,836.62, waiving the \$1,189.77 difference.

Please advise us as soon as possible for the authorization to proceed with the repairs to the hallways so we can complete these very important repairs. As of June 2nd the asbestos abatement for the AC duct has been completed in the 2nd floor hallway.

Thank you for the opportunity to work with you on this very important renovation project. If you have any questions or concerns feel free to give me a call or email.

Sincerely,

Allan R. Moore



amoore@calsp.com

361-774-5889 cell

210-579-7272 efax

1708 Santa Ana Avenue
Rancho Viejo, Texas 78575
Phone: 888.599.4747
Fax: 956.350.2420

111 Brand Lane Suite 400
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Phone: 281.499.4747
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CAS Companies

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Client: Hidalgo County Court House (Original Build Back)

Property: 100 No. Closner
Edinburg, TX 78539

Operator Info:

Operator: ALLAN

Estimator: Allan R. Moore

Business: (281) 499-4747

Business: 111 Brand Ln Suite 400
Stafford, TX 77477

Reference:

Business: (888) 599-4747

Company: CAS Companies

Business: 111 Brand Lane Suite 400
Stafford, TX 77477

Type of Estimate: Water Damage

Date Entered: 3/15/2008

Date Assigned: 3/15/2008

Price List: TXMC2S7C
Restoration/Service/Remodel

Estimate: HIDALGO-COURT-HL

File Number: 2008-103ST-06

RE: **Hidalgo County Court House**

Water Damage

CAS Quote # 2008-103ST-06

Original estimate for Hallway repairs



CAS Companies

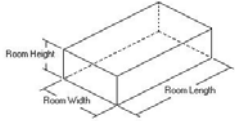
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HIDALGO-COURT-HL

2nd Floor

2nd Floor Hallway

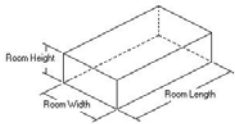
LxWxH 160'0" x 10'6" x 9'0"



2,687.25 SF Walls	1,680.00 SF Ceiling
4,367.25 SF Walls & Ceiling	1,680.00 SF Floor
186.67 SY Flooring	298.58 LF Floor Perimeter
1,440.00 SF Long Wall	94.50 SF Short Wall
298.58 LF Ceil. Perimeter	

Subroom 1: Stairway / Landing

LxWxH 27'0" x 16'5" x 9'0"

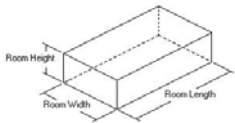


633.75 SF Walls	443.25 SF Ceiling
1,077.00 SF Walls & Ceiling	443.25 SF Floor
49.25 SY Flooring	70.42 LF Floor Perimeter
243.00 SF Long Wall	147.75 SF Short Wall
70.42 LF Ceil. Perimeter	

Missing Wall: 1 - 16'5" X 9'0" Opens into 2nd Floor Hallway Goes to Floor/Ceiling

Subroom 2: Main Hallway Offset 2

LxWxH 36'7" x 6'0" x 9'0"

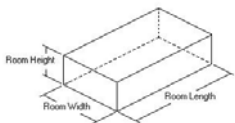


712.50 SF Walls	219.50 SF Ceiling
932.00 SF Walls & Ceiling	219.50 SF Floor
24.39 SY Flooring	79.17 LF Floor Perimeter
329.25 SF Long Wall	54.00 SF Short Wall
79.17 LF Ceil. Perimeter	

Missing Wall: 1 - 6'0" X 9'0" Opens into 2nd Floor Hallway Goes to Floor/Ceiling

Subroom 3: East Hallway

LxWxH 96'4" x 10'0" x 9'0"



1,824.00 SF Walls	963.33 SF Ceiling
2,787.33 SF Walls & Ceiling	963.33 SF Floor
107.04 SY Flooring	202.67 LF Floor Perimeter
867.00 SF Long Wall	90.00 SF Short Wall
202.67 LF Ceil. Perimeter	

Missing Wall: 1 - 10'0" X 9'0" Opens into 2nd Floor Hallway Goes to Floor/Ceiling

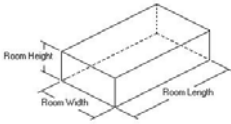


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Subroom 4: North Exit Hallway

LxWxH 84'3" x 10'0" x 9'0"



1,606.50 SF Walls	842.50 SF Ceiling
2,449.00 SF Walls & Ceiling	842.50 SF Floor
93.61 SY Flooring	178.50 LF Floor Perimeter
758.25 SF Long Wall	90.00 SF Short Wall
178.50 LF Ceil. Perimeter	

Missing Wall: 1 - 10'0" X 9'0"

Opens into 2nd Floor Hallway

Goes to Floor/Ceiling

DESCRIPTION	QNTY	REMOVE	REPLACE	TOTAL
Cove base molding - rubber or vinyl, 4" high	829.33 LF	0.00	1.42	1,177.65
Clean floor, strip & wax	4,148.58 SF	0.00	0.57	2,364.69
Cleaning Technician - per hour - Clean Walls	8.00 HR	0.00	22.83	182.64
Water streaking on walls from ceiling. (2 men 4 hours)				
Three coat plaster over metal lath	4,148.58 SF	0.00	4.48	18,585.64
Seal then paint the ceiling twice (3 coats)	4,148.58 SF	0.00	0.82	3,401.84
Base Trim board - 1" x 4" - installed (pine)	144.00 LF	0.00	2.22	319.68
Seal & paint base trim	144.00 LF	0.00	0.87	125.28
Fluorescent - recessed fixture - 4 tube - High grd	6.00 EA	0.00	298.67	1,792.02
Detach & Reset Exit sign - wired in	1.00 EA	0.00	0.00	36.55
Reset Camera	1.00 EA	0.00	46.75	46.75
Detach & Reset Remove & Reset speakers	1.00 EA	0.00	0.00	12.65
Rolling scaffold rental	1.00 WK	0.00	225.00	225.00
Plaster repairs & painting				
Mask the floor per square foot - plastic and tape	4,148.58 SF	0.00	0.15	622.29
Mask the walls per square foot - plastic and tape	7,464.00 SF	0.00	0.15	1,119.60
Cover and protect floors and walls during construction				
Totals: 2nd Floor Hallway				30,012.28
Total: 2nd Floor				30,012.28



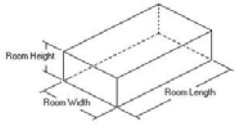
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1st Floor

District Clerk Hall

LxWxH 60'0" x 10'6" x 10'4"

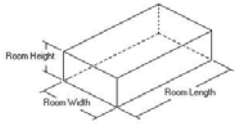


520.99 SF Walls
 1,150.99 SF Walls & Ceiling
 70.00 SY Flooring
 620.00 SF Long Wall
 65.92 LF Ceil. Perimeter

630.00 SF Ceiling
 630.00 SF Floor
 65.92 LF Floor Perimeter
 108.50 SF Short Wall

Subroom 1: Hall Offset 2

LxWxH 13'0" x 10'0" x 10'4"



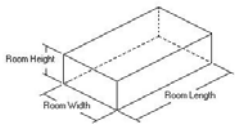
341.00 SF Walls
 471.00 SF Walls & Ceiling
 14.44 SY Flooring
 134.33 SF Long Wall
 33.00 LF Ceil. Perimeter

130.00 SF Ceiling
 130.00 SF Floor
 33.00 LF Floor Perimeter
 103.33 SF Short Wall

Missing Wall: 1 - 13'0" X 10'4" Opens into District Clerk Hall Goes to Floor/Ceiling

Subroom 2: Hall Offset 3

LxWxH 50'0" x 5'0" x 10'4"



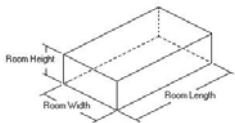
620.00 SF Walls
 870.00 SF Walls & Ceiling
 27.78 SY Flooring
 516.67 SF Long Wall
 60.00 LF Ceil. Perimeter

250.00 SF Ceiling
 250.00 SF Floor
 60.00 LF Floor Perimeter
 51.67 SF Short Wall

Missing Wall: 1 - 50'0" X 10'4" Opens into District Clerk Hall Goes to Floor/Ceiling

Subroom 3: Side Exit Hall

LxWxH 87'3" x 5'7" x 10'4"



1,860.86 SF Walls
 2,348.01 SF Walls & Ceiling
 54.13 SY Flooring
 901.58 SF Long Wall
 180.08 LF Ceil. Perimeter

487.15 SF Ceiling
 487.15 SF Floor
 180.08 LF Floor Perimeter
 57.69 SF Short Wall

Missing Wall: 1 - 5'7" X 10'4" Opens into District Clerk Hall Goes to Floor/Ceiling

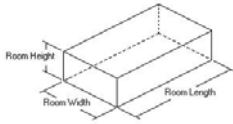


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Subroom 4: Side Exit Hall Offset

LxWxH 6'6" x 5'0" x 10'4"

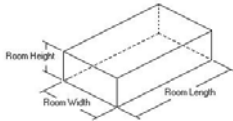


170.50 SF Walls	32.50 SF Ceiling
203.00 SF Walls & Ceiling	32.50 SF Floor
3.61 SY Flooring	16.50 LF Floor Perimeter
67.17 SF Long Wall	51.67 SF Short Wall
16.50 LF Ceil. Perimeter	

Missing Wall: 1 - 6'6" X 10'4" Opens into District Clerk Hall Goes to Floor/Ceiling

Subroom 5: Stairway Landing

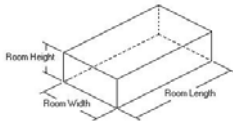
LxWxH 13'0" x 10'5" x 10'4"



483.94 SF Walls	135.42 SF Ceiling
619.36 SF Walls & Ceiling	135.42 SF Floor
15.05 SY Flooring	46.83 LF Floor Perimeter
134.33 SF Long Wall	107.64 SF Short Wall
46.83 LF Ceil. Perimeter	

Subroom 6: Stairway

LxWxH 15'6" x 10'5" x 20'0"



876.51 SF Walls	161.46 SF Ceiling
1,037.97 SF Walls & Ceiling	161.46 SF Floor
17.94 SY Flooring	51.83 LF Floor Perimeter
310.00 SF Long Wall	208.33 SF Short Wall
51.83 LF Ceil. Perimeter	

Missing Wall: 1 - 15'6" X 10'4" Opens into District Clerk Hall Goes to neither Floor/Ceiling

DESCRIPTION	QNTY	REMOVE	REPLACE	TOTAL
Cove base molding - rubber or vinyl, 4" high	454.17 LF	0.00	1.42	644.92
Clean floor, strip & wax	1,826.52 SF	0.00	0.57	1,041.12
Cleaning Technician - per hour - Clean Walls	8.00 HR	0.00	22.83	182.64
Water streaking on walls from ceiling. (2 men 4 hours)				
5/8" drywall - hung, taped, floated, ready for paint	602.75 SF	0.00	1.29	777.55
Water damaged drywall under glue on acoustic tile				
Batt insulation - 10" - R30	1,826.52 SF	0.00	1.00	1,826.52
Remove Acoustic ceiling tile - High grade	1,826.52 SF	0.30	0.00	547.96



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CONTINUED - District Clerk Hall

DESCRIPTION	QNTY	REMOVE	REPLACE	TOTAL
Tear out remainder of ceiling tile				
Acoustic ceiling tile - High grade	1,826.52 SF	0.00	2.52	4,602.83
Ceiling tile in place is no longer available - all will have to be replaced				
Seal then paint part of the walls twice (3 coats)	2,436.90 SF	0.00	0.82	1,998.26
Light fixture - Detach & reset	6.00 EA	0.00	28.11	168.66
Clean light fixture	6.00 EA	0.00	5.92	35.52
Detach & Reset Exit sign - wired in	1.00 EA	0.00	0.00	36.55
Reset Camera	1.00 EA	0.00	46.75	46.75
Detach & Reset Remove & Reset speakers	1.00 EA	0.00	0.00	12.65
Heat/AC register - Detach & reset	4.00 EA	0.00	8.23	32.92
Rolling scaffold rental	1.00 WK	0.00	225.00	225.00
Plaster repairs & painting				
Mask the floor per square foot - plastic and tape	1,826.52 SF	0.00	0.15	273.98
Mask the walls per square foot - plastic and tape	4,873.81 SF	0.00	0.15	731.07
Cover and protect floors and walls during construction				
Totals: District Clerk Hall				13,184.90
Total: 1st Floor				13,184.90
Line Item Totals: HIDALGO-COURT-HL				43,197.18



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Grand Total Areas:

12,337.81 SF Walls	5,975.10 SF Ceiling	18,312.91 SF Walls and Ceiling
5,975.10 SF Floor	663.90 SY Flooring	1,283.50 LF Floor Perimeter
6,321.58 SF Long Wall	1,165.08 SF Short Wall	1,283.50 LF Ceil. Perimeter
0.00 Floor Area	0.00 Total Area	0.00 Interior Wall Area
0.00 Exterior Wall Area	0.00 Exterior Perimeter of Walls	
0.00 Surface Area	0.00 Number of Squares	0.00 Total Perimeter Length
0.00 Total Ridge Length	0.00 Total Hip Length	

Coverage	Amount	%	Grand Total	%
Dwelling	43,197.18	100.00%	51,836.62	100.00%
Other Structures	0.00	0.00%	0.00	0.00%
Contents	0.00	0.00%	0.00	0.00%
Total	43,197.18	100.00%	51,836.62	100.00%



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Summary for Dwelling

Line Item Total				43,197.18
Overhead	@	10.0% x	43,197.18	4,319.72
Profit	@	10.0% x	43,197.18	4,319.72
Replacement Cost Value				\$51,836.62
Net Claim				\$51,836.62

Allan R. Moore



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Recap by Room

Estimate: HIDALGO-COURT-HL

Area: 2nd Floor

2nd Floor Hallway

Coverage: Dwelling

100.00% =

30,012.28

69.48%

30,012.28

Area Subtotal: 2nd Floor

Coverage: Dwelling

100.00% =

30,012.28

69.48%

30,012.28

Area: 1st Floor

District Clerk Hall

Coverage: Dwelling

100.00% =

13,184.90

30.52%

13,184.90

Area Subtotal: 1st Floor

Coverage: Dwelling

100.00% =

13,184.90

30.52%

13,184.90

Subtotal of Areas

Coverage: Dwelling

100.00% =

43,197.18

100.00%

43,197.18

Total

43,197.18

100.00%



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Recap by Category

O&P Items			Total Dollars	%
ACOUSTICAL TREATMENTS			4,602.83	8.88%
Coverage: Dwelling	@	100.00% =	4,602.83	
CLEANING			3,806.61	7.34%
Coverage: Dwelling	@	100.00% =	3,806.61	
GENERAL DEMOLITION			547.96	1.06%
Coverage: Dwelling	@	100.00% =	547.96	
DRYWALL			777.55	1.50%
Coverage: Dwelling	@	100.00% =	777.55	
ELECTRICAL			25.30	0.05%
Coverage: Dwelling	@	100.00% =	25.30	
FLOOR COVERING - VINYL			1,822.57	3.52%
Coverage: Dwelling	@	100.00% =	1,822.57	
FINISH CARPENTRY / TRIMWORK			319.68	0.62%
Coverage: Dwelling	@	100.00% =	319.68	
HEAT, VENT & AIR CONDITIONING			32.92	0.06%
Coverage: Dwelling	@	100.00% =	32.92	
INSULATION			1,826.52	3.52%
Coverage: Dwelling	@	100.00% =	1,826.52	
LIGHT FIXTURES			2,127.28	4.10%
Coverage: Dwelling	@	100.00% =	2,127.28	
INTERIOR LATH & PLASTER			18,585.64	35.85%
Coverage: Dwelling	@	100.00% =	18,585.64	
PAINTING			8,272.32	15.96%
Coverage: Dwelling	@	100.00% =	8,272.32	
SCAFFOLDING			450.00	0.87%
Coverage: Dwelling	@	100.00% =	450.00	
Subtotal			43,197.18	83.33%
Overhead	@	10.00%	4,319.72	8.33%
Profit	@	10.00%	4,319.72	8.33%
O&P Items Subtotal			51,836.62	100.00%