

Sent by Max Goldovsky on Oct 23, 2025

Sent



5560 Ruffin Rd Ste 4 • San Diego, CA 92123-1332 • Phone: 619-919-1121

Johnathan Salas
Cell: +16267122820

Job Address:
101 W La Habra Blvd
La Habra, CA 90631

Print Date: 10-23-2025

Soft ceiling

ABOUT ECO HOME BUILDERS

Welcome to Eco Home Builders: Where Your Dream Home Awaits

At Eco Home Builders, we don't just construct spaces; we craft environments that resonate with your deepest aspirations. As a premier general contracting firm based in the heart of San Diego County, our specialty spans across the full spectrum of home remodeling - from transformative whole house remodels and bespoke kitchen and bathroom renovations to the creation of state-of-the-art Accessory Dwelling Units (ADUs) and expansive room additions. Our distinguished portfolio is a reflection of our unwavering commitment to excellence, showcasing a wide array of homes reimaged and revitalized under our expert care.

A Personal Message from Our Founder

In the world of construction and remodeling, the cornerstone of unparalleled success lies within the realm of project management. This critical discipline goes far beyond mere oversight; it is the art and science of bringing visionary projects to life, ensuring each phase from inception to completion is governed by precision, adherence to scope, meticulous planning, and an unwavering commitment to quality and budget.

I stand by the conviction that the triad of challenges most projects face - a lack of comprehensive planning, consistent follow-through, and clear, ongoing communication - can be effectively addressed and surmounted. By integrating advanced project management methodologies and technologies, I have developed a transformative approach to remodeling that not only fosters a deep understanding and visibility of the project for both you and our team but also ensures a seamless, transparent journey from the drawing board to the final reveal.

Discover Who We Are

Eco Home Builders is more than just a company; we are a symphony of talent and passion. Our team is composed of elite home improvement managers, visionary designers, master builders, dedicated client service specialists, and innovative technologists, all working in harmony to bring your dream home to life. Our commitment to quality workmanship and personalized service is matched only by our dedication to environmental stewardship, ensuring that every project we undertake not only meets but exceeds your expectations while respecting and preserving our planet.

With Eco Home Builders, your remodeling project transcends the ordinary. We invite you to experience a partnership like no other, where every detail is curated with precision, and every step of the process is imbued with transparent communication and meticulous

planning. Let us take you on an exhilarating journey, transforming your home into a masterpiece of comfort, beauty, and sustainability.

Elevating Your Project to Unprecedented Heights

Choosing Eco Home Builders means entrusting your vision to the best in the field. We pledge to furnish all labor and materials necessary to elevate your space with an unwavering commitment to craftsmanship, functionality, and aesthetic excellence. From selecting premium, eco-friendly materials to employing the most advanced construction techniques and equipment, every aspect of your project will be executed with the utmost integrity, innovation, and attention to detail.

Your home is a reflection of your unique story and aspirations. At Eco Home Builders, we are dedicated to making that reflection as vibrant and extraordinary as possible. Partner with us, and together, we will create a space that not only stands the test of time but also becomes a source of inspiration and joy for years to come.



Items	Description	Unit Price
Preparation	1. Cover all floors, furniture, and nearby surfaces with plastic sheeting or drop cloths to prevent dust and debris contamination. 2. Disconnect or protect lighting fixtures, HVAC vents, and other ceiling-mounted elements as needed.	\$0.00
Demo	1. Carefully remove the existing soft ceiling (acoustic tiles) 2. Proper disposal of debris in accordance with local regulations. 3. Inspect ceiling cavity for signs of water damage, mold, or structural issues and notify client if any are found.	\$0.00
Installation	1. Install new ceiling tiles up to 5,900 sqft. 2. Reinstall lighting, vents, and ceiling fixtures. Excluding ceiling frame.	\$34,430.00
Materials	Allowance for the soft ceiling tiles (24"x48") up to \$1 per sqft. (6,200 sqft total) and delivery.	\$7,000.00

Total Price: \$41,430.00

Construction Services Agreement

I confirm that my action here represents my electronic signature and is binding. The work covered by this proposal/change order shall be performed under the same Terms & Conditions as are included in the original contract unless stated otherwise above.

1. Project Description and Scope of Work

The Contractor shall furnish all labor, rough construction materials, equipment, and services necessary to complete the construction and remodeling services.

2. Exclusions from Scope of Work

Unless otherwise specified in the scope of work, this Agreement does not include services such as engineering, architectural design and related fees. Any changes necessitated by adjustments in engineering, design, or regulatory requirements that expand the scope of work will result in additional charges, detailed in subsequent change orders.

3. Price and Payment

A. Contract Price and Progress Payments: The total price for the Work, including taxes and fees, is outlined in the payment schedule.

Payment Schedule:

1. Deposit: \$1,000
2. Upon ordering materials: \$6,200
3. Upon prep: \$5,000
4. Upon demo: \$10,000
5. Upon installation: \$7,000
6. Upon completion: \$1,880

4. Permit Acquisition

The Contractor shall be responsible for obtaining any necessary permits required for the Work, with all associated fees to be paid by the Client directly to the issuing municipality.

5. Change Orders

Any changes to the Work Scope or Contract Price must be documented through written change orders, signed by both parties, prior to the commencement of such changes.

6. Warranty

The Contractor warrants that all Work will be performed in a professional manner in accordance with industry standards. A Two (2) year warranty is provided on all labor performed under this Agreement.

7. Client's Right to Cancel

7a. The Client has the right to cancel this Agreement within three (3) calendar days of signing. For clients aged 65 or older, this cancellation period is extended to five (5) calendar days.

Integrating a cancellation clause that outlines the financial implications for the client if they cancel after the designated period can help protect your business against unforeseen losses. Here's how you might incorporate this into the contract:

7b. Cancellation After Rescission Period

A. Rescission Rights: The Client's right to cancel this Agreement without penalty expires three (3) calendar days from the signing of this Agreement, or five (5) calendar days for clients aged 65 or older.

B. Cancellation Costs: In the event the Client elects to cancel this Agreement after the expiration of the rescission period, the Client shall be responsible for the following costs, which will be due immediately upon cancellation:

1. Lost Deposit: The Client forfeits any deposit made to the Contractor as outlined in Section 3(B) "Down Payment."
2. Design Fees: The Client agrees to compensate the Contractor for any design fees incurred up to the point of cancellation. The exact amount shall be itemized and provided by the Contractor.
3. Preparation Costs: Additionally, the Client will be charged a fee equal to 13% of the total contract price to cover preparation work performed prior to cancellation. This fee compensates the Contractor for project planning, procurement of materials, scheduling of work, and any other preparatory activities undertaken.

C. Notification of Cancellation: Any intent to cancel this Agreement by the Client must be communicated to the Contractor in writing. The Contractor will then provide an itemized list of costs incurred up to the point of cancellation within seven (7) business days.

D. Refunds: After deducting the costs outlined in subsection B from any payments made by the Client in excess of the deposit, the Contractor shall refund the remaining balance to the Client within thirty (30) days of cancellation.

E. Acknowledgment: The Client acknowledges that the cancellation fees and costs are a reasonable estimate of the damages the Contractor would incur in the event of cancellation after the rescission period.

8. Legal Remedies for Non-Payment

In the event of non-payment by the Client as per the agreed Payment Schedule, the Contractor reserves the right to stop Work, and to initiate legal proceedings to recover unpaid amounts, including but not limited to, filing a mechanic's lien against the Property.

9. Dispute Resolution

The parties agree to first attempt to resolve any dispute arising out of or related to this Agreement through good faith negotiation. If the dispute cannot be resolved through negotiation, the parties will submit the dispute to binding arbitration in accordance with the rules of the American Arbitration Association.

10. Governing Law and Jurisdiction

This Agreement shall be governed by and construed in accordance with the laws of the State of California. Any legal actions or proceedings arising out of this Agreement shall be brought exclusively in the federal or state courts located in San Diego County, California.

11. Force Majeure

Neither party shall be held liable for any failure to perform its obligations under this Agreement if such failure is caused by the occurrence of any unforeseen event beyond its reasonable control, including but not limited to, acts of God, natural disasters, pandemics, wars, insurrections, and/or any other similar events that render performance impracticable or impossible.

12. Site Conditions

The Contractor reserves the right to adjust the project scope, timeline, and pricing in the event that unforeseen site conditions are discovered after work has commenced. Such conditions may include, but are not limited to, hidden environmental hazards, structural issues not apparent during initial inspections, or other circumstances beyond the Contractor's control. The Client will be notified promptly, and adjustments will be discussed and agreed upon in writing before proceeding further with the work.

13. Non-solicitation

The Client agrees not to solicit, hire, or otherwise engage any employees, subcontractors, or laborers of the Contractor for any purpose outside the scope of this agreement.

14. Delay Clause

The Contractor shall not be liable for delays caused by unforeseen circumstances, weather conditions, material shortages, or owner-induced changes.

15. Right to Stop Work

Grant the Contractor the right to stop work or suspend the project if payments are not made by the Client according to the agreed-upon schedule, or if unsafe conditions arise that prevent work from being performed safely.

16. Property Access

Ensure the contract specifies the Contractor's right to access the work site at reasonable times for the purpose of performing the work. This clause helps prevent disputes about site access that could delay the project.

17. Entire Agreement

This Agreement, including all Exhibits attached hereto, constitutes the entire agreement between the parties and supersedes all prior understandings, agreements, or representations by or between the parties, written or oral, to the extent they relate in any way to the subject matter hereof.

I confirm that my action here represents my electronic signature and is binding.

Signature:

Date:

Print Name:
