

From: kieran@jdlconstruction.com.au
To: "MeredithandScott and Scott"
Cc: michael@jdlconstruction.com.au
Subject: RE: Contract Docs
Date: Tuesday, 12 January 2021 12:03:03 PM
Attachments: [image001.png](#)
[JDLG2055 - FINAL CONTRACT.pdf](#)
[2020 AGREEMENT BETWEEN BUILDER & OWNER.pdf](#)

Good Afternoon Meredith and Scott,

Hope you both had a great break over Christmas!

Firstly thanks for confirming you are happy with the contract, I have attached this final version to this email.

I have also attached a separate document called the agreement between owner and builder which outlines how we will conduct ourselves throughout the build etc.

With the signing of the contract we do this at our office at 63 Amelia St, Nundah. We will have all the documents printed out and we will also go through the construction schedule and our client portal Buildertrend with you.

Would you free this Friday 15/1 at 9am to sign the documents?

If you have any questions please let me know

Kind Regards

Kieran Lewis
Director

•
(07) 3189 3261

0433 760 141

kieran@jdlconstruction.com.au

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From: MeredithandScott and Scott <meredithandscott100@gmail.com>

Sent: Thursday, 31 December 2020 4:55 PM

To: kieran@jdlconstruction.com.au

Subject: Re: Contract Docs

Thanks Kieran - sorry for the late response! Please finalise...we note the scope includes Gas fittings, but the quotes does not. this is good as we will go induction....

we look forward to meeting with you W\C 11 January.

We have just found ourselves some accommodation commencing 1 march 2021, so all is aligning well...of course, we can be out earlier if required..

meredith and scott

Meredith and Scott

On Tue, Dec 22, 2020 at 6:41 PM <kieran@jdlconstruction.com.au> wrote:

Hey Meredith and Scott,

I hope you are having a lovely time down the coast!

Apologies for the delay in getting this to you, please see attached the following documents for your perusal

- Draft Contract (updated)
- Revised Price to include butlers pantry
- Revised Scope of Work to include butlers pantry

Changes made to this revision are the following pantry works

- Remove existing sliding doors, cut new opening cavity slider
- Frame up existing opening, install new cavity slider
- Electrical Works inc LED Downlight, Powerpoints, Swithing
- Sheet & Set Walls / Ceilings as required
- Pantry Cabinetry
 - Allowance of \$3300 for cabinetry
- Install Flooring to pantry (same as main floor area)
- Fixout pantry as required
- Paint Pantry (walls, ceilings, doors etc)

Can you please have a look through the documentation and let me know if you have any questions, otherwise if all is OK please let me know and I will finalise the contract docs through the HIA and Simone will contact you to arrange a meeting during the week beginning 11th January to sign etc.

Cheers

Kieran Lewis

Director

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From: MeredithandScott and Scott <meredithandscott100@gmail.com>

Sent: Monday, 30 November 2020 7:34 PM

To: kieran@jdlconstruction.com.au

Subject: Re: Contract Docs

Thanks Kieran - thats great.

look forward to seeing you soon.

meredith and scott

On Mon, Nov 30, 2020 at 5:40 PM <kieran@jdlconstruction.com.au> wrote:

Hey Meredith and Scott,

Thanks for the update

I spoke to Jess this afternoon and she will be sending a rough plan through for the butlers pantry etc. Once I have this I will add an allowance into the price for these works and then we can sort the finer details out once construction starts. All things going well I will have the final price to you by the end of this week and we can arrange to catch up next week.

In the meantime I will start to put together the construction schedule and progress payments to keep the ball rolling from my end

If you have any questions please let me know

Cheers

Kieran Lewis

Director

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From: MeredithandScott and Scott <meredithandscott100@gmail.com>

Sent: Wednesday, 25 November 2020 9:22 AM

To: kieran@jdlconstruction.com.au

Subject: Re: Contract Docs

Hi Kieran - many thanks for this! so exciting!

We have asked Jess to have a look at something additional for us around the use of the existing storage space in the hallway (perhaps like a simple butlers pantry) - we will chase up Jess today to see what her thoughts are...

We have also been thinking about crimsafe or screens again (that old chestnut!) but we think we have landed but keen to hear your thoughts.

We don't want to slow things down!

Meredith and scott

On Sun, Nov 22, 2020 at 5:00 PM <kieran@jdlconstruction.com.au> wrote:

Good Afternoon Meredith & Scott,

I hope your both having a great weekend!

I have been through the engineering drawings and have adjusted the price accordingly. All up the price has increased approx \$5500 due to the following items

1. General price rise in construction materials
2. Increased allowance for earthworks based on soil test
3. Increased price for concreting works

Now that we have reached this final price we are now at a stage where we can sign a contract. I have attached the following documents for your perusal

- Revised quotation
- Draft Contract
- Construction Schedule

If you can please have a read through of these documents and let me know if you have any questions otherwise if all is OK I will complete the contract and we can arrange a time to meet up the week beginning 30th November to sign etc. We have you scheduled

to commence works on the 1/3/21.

If you have any questions please let me know otherwise we are really looking forward to starting your project!

Kind Regards

Kieran Lewis
Director

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