



**POE**  
RESTORATION & WATERPROOFING

June 25, 2026

Mr. Alexander Drummer  
City of Rochester Hills  
1000 Rochester Hills Dr.  
Rochester Hills, MI 48309  
VIA EMAIL

RE: Fire Station #1 – Masonry Repairs

Poe Restoration & Waterproofing will furnish all labor, material, equipment, supervision, and insurance to complete the following scope of work.

SCOPE OF WORK:

Poe Restoration will repair the damaged masonry on Fire Station #1 in preparation for painting/coating (by others) as described below. No drawings, specifications, or project documents were provided but we assume the work to use high-quality materials and experienced tradespeople and that it will be performed in a workman-like manner using industry standard means and methods with locally available materials. Please review the Specific Inclusions outlined below carefully. We are happy to provide any clarifications or additional detail that would be helpful.

**Specific Inclusions:**

- Protect the grounds and surrounding area to prevent damage from our work;
- Provide aerial lift to gain access to the elevated work areas;
- Remove the existing joint sealants from the vertical control joints and the bottom perimeter of two windows (totaling 715 LF), clean the joints free of any material that may inhibit a strong bond, install new or supplement missing/damaged backer rod as necessary, and install new high-quality silicone joint sealant tooled to a concave finish;
- Rake back 1,235 LF of cracked, de-bonded, excessively recessed, or otherwise deteriorated mortar from the joints in the masonry, clean the joints, and repoint with mortar to closely match the existing in color, tooling, and hardness;
- Selectively remove five cracked, spalled, or otherwise deteriorated CMU and replace with new CMU to match;
- Restore twelve locations where lintels bear on the masonry to include removing the existing joint sealant in front of the steel lintel, mechanically removing the rust from the horizontal surface of the lintel, applying a rust-inhibitive coating to the steel at the bearing point, and installing a high-quality joint sealant to cover the steel at the bearing point; and
- Clean our work free of mortar smears and construction dirt.

Poe Restoration will perform the work as described above for \$39,776 (thirty-nine thousand, seven hundred seventy-six)

## Itemization

Cartage for aerial lift: \$700 (2 x \$350)

Aerial lift: \$3,750 (15 x \$250)

Replace CMU: \$243.75 (5 x \$48.75)<sup>1</sup>

Repointing: \$15,746.25 (1,235 x \$12.75)<sup>2</sup>

Replace joint sealants and restore bearing points: \$19,336<sup>3</sup>

Sincerely,

Poe Restoration & Waterproofing

John Poe, Jr. Vice President

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<sup>1</sup> Note that this is a deviation from the contract price of \$19.50. This adjustment is based on the nature of the work being small quantities distributed over a large portion of the building. This distribution takes meaningfully more time due to the additional time required to locate each area and reposition the aerial lift (or tools and materials on the ground). Further, small quantities take a longer time to replace than do multiple units in a contingent area because each unit has to have its perimeter cut and greater care must be taken when chiseling not to damage surrounding units.

<sup>2</sup> Note that this is a deviation from the contract price of \$4.25. This adjustment is based on the nature of the work being small quantities distributed over a large portion of the building. This distribution takes meaningfully more time due to the additional time required to locate each area and reposition the aerial lift (or tools and materials on the ground). Additionally, because the work takes longer to perform, mortar must be mixed in shorter batches to prevent premature curing.

<sup>3</sup> There is no contractual price for these services. We priced these at market rates based on our actual costs. Note that, similar to the CMU replacement and repointing work, these prices take into consideration that much of the work is small quantities spread out over the building.