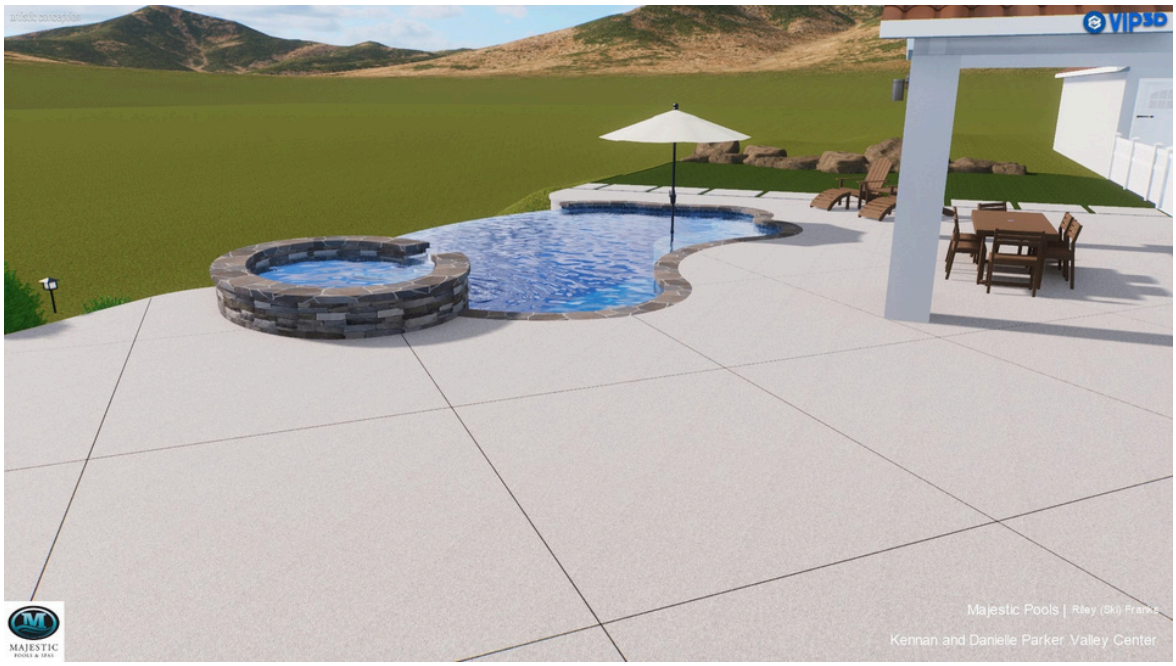

VIP3D
Majestic Pools | Riley (Ski) Franks
Kennan and Danielle Parker Valley Center
MAJESTIC


VIP3D
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artistic conception
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MAJESTIC
POOLS & SPAS

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initials

"PROPOSAL & SPECIFICATIONS"
8/1/2025

Prepared for: ***Kennan Danielle Parker***
13801 Jake Rd
Valley Center CA 92082

By: ***Riley "Ski" Franks***
858-880-4551

	POOL DIMENSIONS	SPA DIMENSIONS	V-Edge DIMENSIONS
Length:	31.5 ft.	8 ft.	22 ft
Width :	24.0 ft.	7 ft.	2 ft
Depth (Shallow):	4.0 ft.	3.5 ft.	4.0 ft
Depth (Deep)	5.0 ft.	3.5 ft.	4.0 ft
Perimeter:	89 ln.ft.	27 ln.ft.	45.0 ln. ft.
Area:	460 sq.ft.	56 sq.ft.	41.0 sq. ft.
Volume:	13,344 Gal. (Approx.)	1,066 Gal. (Appı	927 Gal. (Approx)

PLANS, PERMITS, INSURANCE & LIEN RELEASES

(M.P.) will provide a Scale Drawing of the (Pool / Spa) showing dimension and equipment location
(M.P.) will provide necessary engineering and obtain normal construction Building Permits
(M.P.) will call Underground services "Dig Alert" prior to excavation
All work and work vehicles are covered by commercial liability and commercial auto insurance
All employees are covered by Workers Compensation Insurance
Taxes on all materials and equipment are included in the proposal price
Upon satisfactory payment being made, and prior to any further payment being collected,
(M.P.) will provide an unconditional lien release for the portion of work that has been performed

LAYOUT & EXCAVATION

Pool / Spa layout will be done prior to excavation for visual approval by homeowner
(M.P.) will set elevations, grade the pool site, set wood forms and excavate the swimming pool / spa
(M.P.) will provide necessary tractors and dump trucks for a Normal dig. * (all dirt stays)
(M.P.) tractors will enter the pool area via home owner dictated access
Pool hand contoured where necessary to obtain proper trim lines
If required for access, fences will be removed by (M.P.)
Turning Gates around, replacing access fencing & bringing fencing up to code is not included in this bid

NOTE:

Majestic Pools Does not limit its dig hours on a normal "soils" dig. Total excavation time is included in our contract. However, extra costs may be incurred for dump site charges to dump rock or work associated with the removal of roots, rock, hard pan, subterranean water or improperly compacted soils. Extra hours associated with the items mentioned above will be billed to you.
Unless Specifically noted in this proposal, Yard Surveys, Demo and Yard Prep are not included

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STEPS & BENCHES

Pool Steps and Benches are Per Attached Plan
Spa seats & benches are built with multiple elevations

STEEL

All steel will be placed to meet or exceed approved engineering schedules.
Steel to be elevated 3" above soil with approved concrete dobie blocks
Bond Beam will be upgraded to #4 rebars;

PLUMBING

Pool & Spa plumbing will be Hydraulically balanced per plan and equipment specifications
All plumbing will be schedule 40 PVC pipe and meet building code requirements.
Commercial grade pool skimmer & (VGBA approved) anti vortex drain covers included
2.5 and 3 inch plumbing are used to meet hydraulic requirements
Hose bib at equipment pad for manual draining of swimming pool
(6) Spa Therapy Jets and dual anti-vortex main drains working off of pool pump

UTILITIES

(M.P.) will provid Gas home run from existing meter to the pool heater.
(M.P.) will provide new Electrical home run from existing Panel to the pool equipment.
(M.P.) to provide a New Sub Panel & Breakers at pool equipment pad
(M.P.) to run all necessary conduits, provide all wire and hook up all equipment included in this proposal
(M.P.) to provide 110 volt GFI protected light circuits and required 10/20 electrical outlet if necessary
(M.P.) to provide all necessary bonding per N.E.C. Code

(Note: plumbing, gas and electrical trenches are left open for drains, irrigation & backfill by others)

SHOTCRETE

Pneumatically applied "Wet Mix" Shotcrete
Minimum 3500 PSI tensile strength

Home Owner participation phase: To properly cure the shotcrete shell it is important to thoroughly water the pool structure twice daily for 7 days.

(Using "Shotcrete" instead of "Gunite"helps to eliminate structural problems with the pool shell)

MAJESTIC
POOLS & SPAS

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COPING, TILE & MASONRY

All pool waterline to be in customers choice of tile
All Raised Bond Beam and Spa exterior is in customers choice of Tile or Stone
All Coping to be Brick or Quartzite

($9.00 per sq. ft. "Material" allowance for 6x6 tile & Quartzite. $24.00 allowance for Travertine or Porcelain)
Glass and some other Tile Selections are charged an additional surcharge for the material-specific thinset and grout, as well as additional steps required during installation.

PENTAIR POOL EQUIPMENT

Pentair / Sta Rite "Intellipro 3" Variable Speed Filtration Pump
Pentair / Sta Rite "System 3" 400 sq ft Cartridge Filter
Pentair I Sta Rite Max E Therm 400,000 BTU heater
Pentair "Intellicenter" Computer Control System with "Screen Logic" Web Based control
Pentair "Intellichlor" Salt Chlorine System
"The Rebel" Pentair Automatic Pool Cleaning system
(2) LED (White) Pool light (1) LED (White) Spa Light

(3 year parts and labor warranty on all Pentair Pool Equipment)

POOL INTERIOR

2 coats of hand troweled White or Gray pool plaster

(For Additional Options see page 4)

COMPLETION, START UP & ORIENTATION

Complete clean up of construction debris
Initial Start up of pool equipment and chemicals added
Net, Brush, Pole, Test Kit and Chemicals included in start up package
Full customer orientation with pool maintenance & Equipment fully explained
(1) Full month of pool service provided

MANAGEMENT & SUPERVISION

Professional management & supervision provided through-out the entire project.
by one of our highly qualified & experienced project managers

BASE PRICE FOR POOL & SPA: $ 132,454.44

additional options next page:

MAJESTIC POOLS & SPAS

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"OPTIONAL UPGRADES" - IF NOT INCLUDED ADD/SUBTRACT TO TOTAL PRICE AT BOTTOM

Upgraded Spa Jet Features

☐	6 Standard Spa Therapy Jets and dual anti-vortex main drains			INCLUDED
☐	12 Spa Jets, (9) to be "Water Way", (3) to be standard calf and feet jets with Pump		$	*7,170.00*

Upgraded Pool Interior Surfaces

☐	Included Plaster White or Lt. Gray	(1 year warranty)		INCLUDED
☐	Upgrade to Large or Small Pebble Interior surface Cat 1.	*(10 year warranty)*	$	*6,916.00*
☐	Upgrade to "Micro Fusion" Interior surface Cat 1	*(10 year warranty)*	$	*8,444.00*
☐	Upgrade to "Radiant Fusion" Interior surface Cat 1	*(10 year warranty)*	$	*10,036.00*

Upgraded Pool Lighting

☐	Standard LED White Lighting			INCLUDED
☐	Upgrade to Pentair 5G Colored Lighting		each $	*435.00*
☐	Upgrade to Pentair "Micro Bright" & "Glow Bright" LED Colored Lighting		each $	*865.00*

Water Feature Options - Various Options

☐	Option #1	Entry steps into pool 3 regular steps (Included)		INCLUDED
☐	Option #2	Baja shelf/Sundeck Landing with multiple umbrella sleeves up to 45 sq ft	$	3,500.00
☐	Option #3	Bench in pool up to 8ft long	$	1,150.00
☐	Option #4	Keyway Engineering to anchor pool into slope(avg 2ft key)	$	6,786.00
☐	Option #5	Upgrade - Pool Coping to Travertine, Porcelain Pavers or Precast Concrete	$	3,800.00
☐	Option #6	Stucco exterior walls	$	600.00
☐	Option #7	Columns (wrapped in ledger stone) X2		N/A
☐	Option #8	Barstools in pool		N/A
☐	Option #9	Polished Cement Counter Top (up to 10 ft)		N/A
☐	Option #10	Sheer Descents (5ft,3ft,3ft) off pool pump		N/A
☐	Option #11	Water Feature Pump (dedicated varaible speed pump)		N/A
☐	Option #12	Cleaner Port (side Suction) with Pentair Rebel Pool Vacuum		INCLUDED
☐	Option #13	Upgrade Pool Depth from 6ft to 7ft $7500 or 8ft $8500		TBD
☐	Option #14	Intellichlor Salt System with Intellicenter computer/Wi-Fi app		INCLUDED
☐	Option #15	Pentair Intellichem Auto acid feeder (controls PH Levels)	$	2,965.00
☐	Option #16	Spa +0" flush with pool 10' x 7' OVAL , multy level seats 6 jets		INCLUDED
☐	Option #17	Spa +18" raised from the pool 10' x 7' OVAL , multy level seats 6 jets	$	5,800.00
☐	Option #18			
☐	Option #19	Bobcat Excavation included in base price (large bobcat)		INCLUDED
☐	Option #20	City/County Permits and Engineering (no sales tax)		INCLUDED
☐	Rim Flow	N/A	$	-
☐	Step Trim Tile on all Steps and Benches		$	*1,020.00*
☐	Solar Plumbing Runs "only"		$	*177.50*
☐	Solar Heating (roof installation)	445.6 sq. ft.	$	*8,941.80*
☐	Install Automatic Water leveler with overflow protection		$	*1,500.00*
☐			$	-

Auto Cover Options. Last 3 options are optional lid covers.

☐	Automatic Pool Cover With Standard Aluminum lid	(Not suggested for walking on)	~~$ *2,196.00*~~
☐	Upgrade Auto Cover to "Flush Mount" Aluminum Walk on lid	(Thicker Alum. Lid for walking on)	~~$ *2,300.00*~~
☐	Upgrade Auto Cover to 18" Walk on lid	(Leading edge Bar exposed)	~~$ -~~
☐	Upgrade Auto Cover to 24" Hidden Leading Edge Walk on lid	(Leading Edge Bar under coping)	~~$ -~~

Bid Exclusions: Yard Survey, Drainage, Plants, Irrigation, Decking, Fencing, Gates, Backfill and Compaction of Trenches, Soils reports and any additional work required to meet a geotechnical engineers requirements.
This Bid is Valid for 30 days from the date listed at the top of page 1

POOL & SPA SUB-TOTAL:	**$**	**132,454.44**
Added Selected Options from Above:		
Total POOL & SPA PRICE:	$	132,454.44

X _____ Majestic Pools Agent

X _____ Customer Approval Date: