



CR DEVELOPMENT LLC / General Contractor
451 Malaga Ave.
Coral Gables, FL 33134
305-772-4672
LIC#1531324

July 8, 2026

Schedule of Values – Estimation

Project: 1849 James Avenue – Change of Use (Apartment to Hotel)

Division	Description	Scheduled Value	% of Contract
01	ADA Bathroom #1 Conversion	\$25,000.00	10.6%
02	ADA Bathroom #2 Conversion	\$25,000.00	10.6%
03	ADA Access Ramps	\$35,000.00	14.9%
04	Fire Sprinkler System	\$100,000.00	42.6%
05	Fire Alarm / Fire Panel System	\$50,000.00	21.3%
Total Construction Cost		\$235,000.00	100%
Profit & Overhead (18%)		\$42,300.00	
Total Cost of Work		\$277,300.00	

All scheduled values are subject to review and approval by the Owner.

Progress payments will be based on percentage of completion against these values.

Any changes in scope will require formal change orders, which may adjust the Schedule of Values

A handwritten signature in cursive script, appearing to read 'Chris Rollins'.

Chris Rollins
General Contractor