LIQUID LUXE
A JMC Pools Company

ESTIMATE 1823-2 + 1833-3
2026-11-02

Your pool renovation & outdoor living project

Prepared for Patrick Hayden · 5135 Isabella Dr, Palm Beach Gardens, FL 33418 · Summary of scope

01	**Demolition & new structure**	**$30,450**
01	**Demolition and haul-away** Remove and haul away the old pavers, roots, coping, pool tile, the old outdoor kitchen, the old spa and the planters.	**$9,500**
02	**Sunshelf addition, 8' x 15'** A new 8' x 15' sunshelf on the deep end, doweled into the existing shell and shot in gunite, with an umbrella fitting.	**$10,800**
03	**Benches, bubblers and new steps** Square off the two shallow corners into benches with two LED bubblers, and build new entry steps per the design.	**$6,750**
04	**Pool beam elevation** Raise the pool beam up to 2", rebar reinforced, to meet the new deck level.	**$2,000**
05	**Skimmer at deck level** A new skimmer set at the new deck level.	**$1,400**
02	**Finishes & tile**	**$15,000**
06	**Infinity coping** Polished, non-bullnose infinity coping, mud set on the raised beam.	**$3,000**
07	**Waterline tile** 6" waterline tile with step and bench trim, on a reinforced, waterproofed beam ($12/ft material allowance).	**$3,600**
08	**Florida Stucco Gem finish** Florida Stucco Gem finish in your choice of nine colors, with a new main drain grate and return fittings.	**$8,400**
03	**Pool deck**	**$25,600**
09	**Pool deck, marble or travertine** 1,600 sf of new travertine or marble deck on leveled, compacted sand ($5/sf material allowance).	**$25,600**
04	**Equipment & automation**	**$21,950**
10	**Pump and filter** Jandy 2.7HP variable-speed pump and a 200 sf cartridge filter, on new pads with new plumbing and valves.	**$6,800**
11	**iAquaLink automation** Jandy IQ904-PS AquaLink with iAquaLink: pool, lights, garden lights and heater from your phone.	**$2,900**
12	**Salt chlorinator** Salt system rated for up to 35,000 gallons, first 300 lbs of salt included.	**$1,800**
13	**Heat & chill pump** Jandy VersaTemp 130,000 BTU heat and chill pump: warm water in winter, cool water in summer.	**$6,450**
14	**Color LED lights (4)** Four Jandy Hydrocool color LED lights.	**$4,000**
05	**Engineering & permits**	**$6,000**
15	**Engineering** Renovation plans and engineering.	**$2,200**
16	**Permits and fees, all included** Fixed price: every city, county and private provider fee is included, and the private provider keeps the project at least 50% faster.	**$3,800**

06	**Outdoor living · proposal 1833-3**	**$28,850**
17	**Outdoor kitchen** A new kitchen under the lanai: framed structure wrapped in synthetic wood slats, granite top, sink, 30" Bull Outlaw grill, Bull side burner and Bull refrigerator, with electrical and plumbing.	**$17,000**
18	**Lanai zipscreens** Motorized zipscreens on every open side of the lanai for sun, wind and bug control, with Somfy or Dooya motors and remotes.	**$11,850**

Total	**$127,850**

Proposals and optional upgrades

+	**Proposal 1823-2 · pool renovation** Groups 01 to 05 above.	**$99,000**
+	**Proposal 1833-3 · outdoor living** Group 06 above.	**$28,850**
+	**Optional: finish upgrade Gem / Petite / Reserve** Azure, Capri, Hawaiian / Nassau Petite, Sandbar, Blue Breeze, Slate / Nassau, Kahena, Island Reserve.	**+$2,500 / +$3,500 / +$4,500**
+	**Optional: Bull ice maker** Built into the new outdoor kitchen, installed.	**+$5,400**
+	**Kitchen granite** Countertop material of your choice, purchased by you; fabrication and installation included.	**Select**

How to approve

1. Open your estimates in JobTread (both proposals are in your portal).
2. Review each proposal and sign.
3. Click the green **Approve** button.

This is a summary. The binding, signable document is the estimate in JobTread; the full scope description and agreement there govern. Pool dimensions are approximate and final engineering follows the approved plans. Estimated timeline: engineering 2 to 3 weeks, permits 4 to 8 weeks, construction 8 to 16 weeks.