

Swimming Pools by Ike Jr., Inc

Steps & Time Frame for Your Pool Construction

Steps	Notes	Time Frame
<p>Sign Contract, Engineer Plans, Appointment with customer to approve plans and sign Permit Applications Forms, and Apply Permit</p>	<p><i>In order for plans to be sent to the Engineer, the deal must:</i></p> <ol style="list-style-type: none"> 1) Be approved by Ike Jr. 2) Have no changes to be made. 3) Have the required survey. <p><i>For Permitting, we need to have when applicable:</i></p> <ol style="list-style-type: none"> 1) Sealed survey. 2) Survey with elevations. 3) HOA Approval Letter 4) Others 	<p>It can take from 04 to 06 weeks.</p> <p>Time may vary if changes are needed, requested by customer, or waiting for incomplete paperwork.</p>
<p>Permit Process</p>	<p>This process may be delayed for the following reasons:</p> <ol style="list-style-type: none"> 1) Missing paperwork and/or requirements not addressed. 2) Corrections. <p>Note: Some jobs will have none, others will have the expected ones, such as Load Calculations, and some will have a couple.</p> <p>Our goal is to be as efficient as possible and follow up on this process to obtain the permit as fast as we can. The time that a permit gets ready does not depend only on us. The Build Dept. has a big roll in it.</p>	<p>It can take from 4, 6. up to 8 weeks.</p> <p>Time may vary if changes are needed, requested by customer, or waiting for incomplete paperwork.</p>

Construction Steps & Time Frame **AFTER** Permit is ready.

Per your contract, after getting the permit, we are estimating that it may take approximately 16 weeks to build you pool.

Note: Keep in mind that weather, rainy season, manufacturer and machinery problems, as well as customers' selections may be the cause of delays that will affect the estimated time frame provided below.

We will start counting this time as follows:

<p>NO CUTS</p>	<p>Locate underground utilities, such as: electrical wire, telephone & cable lines, etc.</p> <p>This step will be scheduled as soon as we know that a permit is ready and when the dig date will be scheduled for.</p>	<p>It may take 48 to 72 hours</p> <p>Some additional locations or work may be needed prior to pool being dug.</p>
<p>Dig to Steel</p>	<p>Lay out pool, dig the hole, frame and steel it to get ready for inspection.</p>	<p>It may take 1 ½ week</p> <p>If we hit hard rock during the dig, inspections fail, and steel payment is not received, the time above will be affected</p>
<p>Pre-plumb spa and Concrete Shell</p>	<p>After the steel inspections pass, if a job has spa, it needs to be pre-plumbed prior to the shotcrete.</p> <p>Shotcrete is the process of spraying the concrete over the pool steel to form the shell. The concrete shell takes one day to dry.</p>	<p>It may take 1 week.</p> <p>If concrete shortage becomes a issue like last year, the time above will be affected</p>
<p>Strip the forms, Pool Backfill and Brick & tile installation</p>	<p>A couple of days after the shotcrete, the wood forms are removed, the bobcat places the dirt back around the pool to fill that space up, then the brick and tile are installed.</p> <p>If at this point, the customer has not provided the brick & tile selection yet, we might do the plumbing first to avoid more delays.</p> <p>Brick & tile selection must be faxed to the office prior to the steel step to avoid delays.</p>	<p>It may take 1 ½ week</p> <p>If customer's selection is not available, brick and tile crews are backed up, and shell payment is not received, the time above will be affected</p>
<p>Plumbing, inspections, Rough Electrical, and Deck Grade</p>	<p>The Plumbers will dig the trenches and install the pipes. The Electrician will do the rough electrical work necessary prior to the pipes be covered up.</p> <p>The Bobcat will cover pipes and grade yard.</p>	<p>It may take 1 ½ week</p> <p>If Plumbers are backed up, inspections failed, additional underground work and inspection are need, and Brick & Tile payment is not received, the time above will be affected.</p>

<p>Concrete Decks, Pavers on Sand with Footer, and Pavers on Sand</p>	<p>We will base this time frame on jobs that involves concrete, since they will take more time due to inspections and concrete to be poured.</p> <p>Pavers on Sand will take less time.</p> <p>Paver order is placed when we have the dig date, therefore, the paver selection must be faxed to the office by this time to avoid delays.</p>	<p>It may take 02 to 02 ½ weeks</p> <p>If Deck Crews are backed up, inspections failed, pavers are not available, and concrete shortage becomes an issue like last year, the time above will be affected.</p>
<p>Equipment Installation, Prep, mosaic installation, Final Clean up, Yard and/or Baby Fence Installation, Final Electrical Hook up, and fence and electrical Inspections</p>	<p>This will be the order for jobs with Yard Fence.</p> <p>This order will change on jobs with Screens and will be as follows:</p> <p>After the equipment is installed, we need to wait until we have an Installation Date confirmed by the Screen Company to schedule the Electrical Hook up since Electrician has to install a ground wire in the screen enclosure.</p> <p>Then, we can schedule the pool prep to clean up the pool and prepare it for diamond brite, do the final grade and clean up the job.</p> <p>Due to the last Hurricane Season, the Screen Companies were terribly affected by it.</p> <p>The screens Installation may take several weeks if not months.</p> <p>At this point, there is nothing that we can do to finish the pool.</p> <p>We will have to wait until we receive a commitment on the installation date.</p>	<p>It may take 03 weeks</p> <p>If Plumber and bobcat are backed up, equipment is in backorder, and patio and equipment payments are not received, the time above will be affected.</p> <p><u>REMEMBER:</u> This time cannot be expected for jobs with screens due to the reasons already explained to you.</p> <p>After the Patio is completed, if the Screen Company schedule the Installation date in a week or so, we may estimate that the schedule from Equipment Installation up to the Screens and electrical inspection will take approximately 04 weeks.</p>
<p>Diamond Brite</p>	<p>The diamond brite is scheduled after:</p> <ol style="list-style-type: none"> 1) Pool is checked by our Supervisors. <p>They will do the final preparations so pool will be ready for diamond brite crew.</p>	<p>It may take 01 week</p> <p>If inspections failed, alarms are not installed, diamond brite crew is</p>

- 2) Yard Fence, Baby Fence, Screen Enclosure, and electrical inspections have passed.
- 3) Pool Alarms are installed.
- 4) Pool Plaster payment is received.

backed, and pool plaster preparation payment is not received, the time above will be affected.

Note: Bad weather and diamond brite colors, such as: Tahoe Blue, Onyx, etc. may also delay the diamond brite.

Fire-Up, Orientation, Punch List (Warranty work), Final Inspections

After the pool is full, this will be the next steps:

- 1) Add chemicals, start pool equipment, install fittings, and do the final details.
- 2) The Orientation will be scheduled a week or so after the pool is fired up. At this time, we will explain to you how the pool equipment works and prepare a Punch List, if any.
- 3) We will take care of your pool for four weeks.

If you are not planning to take care of your pool yourself, it will be wise to hire a company that will take over the service the very next week after our last week that we service your pool.

It may take
Up to 04 weeks

Time will vary depending on the number of Final inspections.

Sod or any other landscaping work must be completed for the final inspections.

**TOTAL OF WEEKS:
16**

Note: Jobs with screens may take an extra week counting on screens installation happening a week after patio is completed.

We hope that the information above will help you to understand the process of your pool construction.

If you want to visualize and follow the Construction steps, please, visit to our website at swimmingpoolsbyike.com to see the pictures available for each step.

*Thanks for trusting us with your pool project.
We would like to assure you that it is in very capable hands.*

Your business is greatly appreciated.

From All of Us at Swimming Pools by Ike Jr., Inc.