



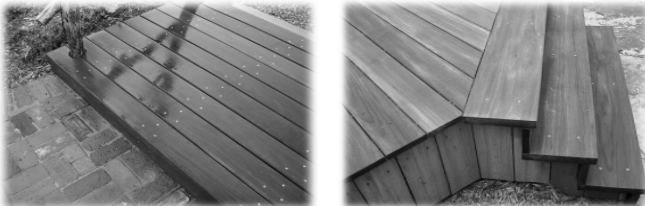
WOOD CONSTRUCTION: DECKS, FENCES, AND PERGOLAS

LML Construction provides high quality design and wood construction services. Using only the finest materials, our company will provide you and your family with a beautiful addition to your home that can be enjoyed for many years. We believe that designing and completing a project correctly, the first time, is the only truly affordable solution. We take pride in operating a small, locally owned business. Offering the best customer service and superior quality work is our top priority! We maintain a low overhead operating cost and are therefore able to design and construct for less than you may think!

Decks are one of the most rewarding home improvement projects you can have installed at your home. Aside from adding value, there is nothing more satisfying than sitting on your new deck in the morning with a hot cup of coffee. A rough cedar pergola will add that "outdoor room" to your house for a fraction of the cost of a room addition! Fences help define our outdoor living space and give us privacy in our crowded suburban neighborhoods. Our fences are build exceptionally strong with 16' alternating runners, not 8' and with screws, not nails. Our fence will probably be the one still be standing after the big storm!



Rough Cedar Pergola



IPE Wood Deck Construction

We are specialists in the installation of the world's most durable exotic hardwood; Brazilian Ipe. This amazing wood is wonderful "Green" building product due to its ultra low maintenance properties, 50+ year lifespan and sustainable reforestation. IPE has natural decay resistance superior to that of cedar or redwood and does not contain dangerous chemical preservatives. IPE is incredibly tight grained, dense and strong; a 1x6 IPE deck board will easily span 24" o.c. IPE is more cost effective than you may think. IPE decking costs about the same as equivalent grades of cedar, redwood and most composite deck materials. The most inexpensive deck is ACQ Pine. However, the beauty, refined look and amazing durability of Brazilian Ipe is the lowest cost and most rewarding in the long run.



Cedar Privacy Fence

We can design and build the following structures using Cedar, ACQ Pine, IPE and other hardwoods; Decks, Fences, Pergolas, Trellis's, Arbors, Gazebos, Benches, Sheds, Screened porches, Outdoor rooms, Living green roof tops and other wood structures.

Pricing information for most constructed wood projects

We are able to give you a free detailed proposal for most specialty wood construction projects shown above. Most projects of this nature will cost between 2-10K. You will find every little detail to be best quality as we do not cut corners to out-bid our competitors. We will give you a competitive contract base price with options you can add.

CHECK OUT OUR WEBSITE! www.LMLconstruction.com

785.550.5610 or 785.218.8626



HANDYMAN AND HOME FIX-IT SERVICES

Our industry is often driven by quantity over quality. Innovative design and quality craftsmanship are often becoming "lost art forms". We believe that designing and completing a project correctly, the first time, is the only truly affordable solution. LML Handyman and Home Fix-it Services is committed to bringing you the highest level of quality and service available in the industry. We specialize in finding "green" methods of building, remodeling and repair. This may include the use of reclaimed or recycled materials, using materials that come from renewable resources, and building in ways to lower energy consumption and reduce ongoing maintenance.

Your property matters as much to us as it does to you. We are extremely particular about the quality of our labor and materials. Although it may cost a bit more to use quality materials, it usually pays off both in the appearance of the finished product and in how it holds up over time. You have our promise that we will work as quickly and as carefully as possible while upholding our high standards. Your property will be cleaned up at the end of each day and at the completion of the job.

We specialize in completing those small jobs that other contractors are not interested in or don't have time to do. The best thing to do is make a "To Do" list and we can do multiple tasks in one visit. We offer some types of specialty work that not many other companies can do. We focus on repairs, light remodeling and we are considered to be a service company or specialty contracting company, not a general contractor or full service remodeling company. Listed below are most of the types of work that we can do for your residential home. If a job is not right or too big for us, we will try to provide you with a referral of someone right for your project.

Interior Home Repair

- Small To Medium Drywall Repair
- Wood Rot Repair and Restoration
- Termite Damage Repair (after treatment only)
- Interior House and Room Painting
- Molding, Trim, and Wood Staining/Painting
- Hanging Pictures, Collectibles or Plants
- Garage Shelving and Storage Construction
- Interior Door and Limited Window Repair
- Fireplace Mantle Construction
- Interior Stone Fireplace Construction
- Closet Remodeling / Construction
- Toddler-proofing and Baby Gates
- Help Prepare Home for Sale or Rent
- Haul Donated Stuff to Charity Organizations
- Organize Your Garage or Storage Room
- Electrical Work (referred or sub contracted)
- Plumbing Work (referred or sub contracted)
- Unclog Drains (referred or sub contracted)

Floors And Surfaces

- Install Natural Stone Tile Flooring
- Install Irregular Flagstone Flooring
- Replace and Repairs of Ceramic Flooring
- Replace and Repairs of Sub Flooring
- Molding and Trim Installed
- Install Hardwood & Bamboo Flooring
- Old Flooring Removed and Discarded
- Attic Plywood Flooring Construction
- Kitchen and Bath Countertops, Stone, Tile
- Shower Ceramic Tile and Stone
- Minor Carpet Repair

Interior Home installation "Green" solutions

- Closet Shelving Installation
- Furniture or Product Assembly
- Switch or Outlet Replacement
- Light Fixture and Ceiling Fan Installation
- Door Knobs and Locks Installation
- Interior Door Installation
- Doorbell Installation or Repair
- Filter Replacement for Furnace
- Stair Rail Installation or Repair
- Kitchen Appliance Installation (limited)
- Kitchen & Bathroom Cabinet Installation
- Install and Set-up Electronics
- Toilet and Sink Installation (sub contracted)
- Attic Doors / Fan Installation (winter only)

- Replace Light Bulbs With Energy Efficient CFL's
- Smoke Detectors, CO Detectors, Installation
- House Plants, Advise, Placement, Sales
- Install Power Strips With Surge Protection
- Retrofit Home with Recycling Bins
- Sustainable Bamboo Flooring / Paneling
- Attic Fan Installation (Referred Or Sub Contracted)
- Screen Door Installations / Repairs
- Check and Fix Drafts / Air Leaks
- Replace Washer Hose with Braided Stainless Steel
- Create On-site Compost Pile for Yard Waste

Outdoor/Landscape Maintenance

Exterior Home (single story only)

- Any Work Below 12' (single story)
- Caulking and Weatherizing
- Exterior Door Repair and Paint
- Wood Rot Repair and Repaint
- Wood Siding Replacement or Repair
- Minor Paint Retouching and Repair
- Dirt and Mulch Removal From Siding
- Exterior Pressure Washing (single story)
- Exterior Lighting, Replaced (single story)
- Front Door Peep Hole Installation
- Fascia / Soffit Repairs (single story)
- Shed Repair or Construction
- Awning Repair or Construction
- Mail Box Repair or Installation
- Roofing (referred or sub contracted)

- General Landscape Maintenance Except Mowing
- Brush, Weed and Overgrowth Removal
- Tree and Shrub Replacement
- Install Wood Mulch (Estimates for Larger Amounts)
- Fall Leaf Cleanups and Removal
- Deck, Fence, Wood porch and Gazebo Repair
- Driveway, Deck, and Fence Pressure Washing
- Solve Minor Drainage Problems / Dirt Hand Grading
- Haul Off Your Old Junk to Landfill (extra haul-off fee)
- Rotten Firewood Recycling (extra haul-off fee)
- Welding Repair (referred or sub contracted)
- Gutter Cleaning (leaves, dirt) (Single Story)(\$55/hr)
- Irrigation and Low Voltage Lighting Repair (\$55/hr)
- Snow and Ice Removal (ask for contract) (\$55/hour)
- Tree / Limb Removal (under 20',no climbing,(\$55/hr)
- Garden Rototilling (\$55/hr) (4hr minimum + rental)
- Bobcat / Trenching Work (\$75/hr) (4hr minimum + rental)
- Concrete Removal / Jack Hammer (\$75/hr)(4hr min + rent)

Pricing information for Handyman work

We work on a time and material basis. What that means is that for most jobs, we work on an hourly rate plus the cost of all materials required to complete your job. If we have to leave or take a break for personal reasons, this is subtracted. We charge \$45/hour for most types of work (\$55+/hour for some work), Our rates decrease by 10% if we are at your job over 1 day. Our minimum charge doing work at your property is \$90. The handyman consultant visiting your property will charge a nominal consultation / trip fee of \$10 to help offset his personal travel cost and keep our hourly rates reasonable. This is part of his salary so please pay him directly at the time of the meeting. We may be able to provide a rough or detailed estimate for your project once we have an opportunity to give you a consultation. These rates also apply while we are discussing the project with you, picking up materials or obtaining specific tools for your job. We will make every attempt to obtain the project materials at the best price. We make every effort to purchase all materials at one stop, saving you run around time. We also charge landfill haul-off fees, specialty equipment rental fees, and delivery fees for heavy or large loads of materials.

CALL FOR YOUR 30 min. HANDYMAN CONSULTATION, just \$10!

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