

**Hunter Morgan Construction**

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**HUNTER MORGAN  
CONSTRUCTION**

## Estimate

### ADDRESS

Anna Rintoul / Sheldon  
Vance  
RM of Big Arm No.251  
Imperial, SK, Canada  
S0G 2J0

**ESTIMATE # 1045**

**DATE 31/01/2026**

ACTIVITY	DESCRIPTION	TAX	QTY	RATE	AMOUNT
Site prep and foundation/piles	Site preparation, excavation, granular base, concrete piles	GST/PST SK	1	0.00	0.00
Concrete slab and drainage	6" slab, 15M rebar, 2" foam, vapour barrier, power trowel, U-drain	GST/PST SK	1	0.00	0.00
Post-frame structure	Posts, trusses, framing, erection	GST/PST SK	1	0.00	0.00
Exterior Steel Cladding	Steel wall & roof cladding, trims, fasteners	GST/PST SK	1	0.00	0.00
Insulation & Vapour Barrier	R20 walls, R40 ceiling, air/vapour control	GST/PST SK	1	0.00	0.00
Interior package	Steel wall & ceiling panels, trims and fasteners	GST/PST SK	1	0.00	0.00
Doors & Windows	Overhead doors, man doors, windows, install	GST/PST SK	1	0.00	0.00
Mechanical – Radiant Heat	In-floor heat, boiler, pumps, manifolds	GST/PST SK	1	0.00	0.00
Electrical	400A service, lighting, receptacles, office/bath wiring	GST/PST SK	1	0.00	0.00
Office & Bathroom Build-Out	Framing, drywall, paint, fixtures	GST/PST SK	1	0.00	0.00
Permits & Project	Permits, engineering, coordination	GST/PST SK	1	0.00	0.00

ACTIVITY	DESCRIPTION	TAX	QTY	RATE	AMOUNT
<b>Management</b>					
<b>Total build cost</b>		<b>GST/PST SK</b>	<b>1</b>	<b>780,000.00</b>	<b>780,000.00</b>
Construction of a 48' x 100' (4,800 sqft) post-frame shop building with 20' wall height, concrete pile foundations, heated reinforced concrete slab, finished office and bathroom, mechanical systems, and electrical.		SUBTOTAL		780,000.00	
		GST @ 5%		39,000.00	
		PST (SK) @ 6%		46,800.00	
		<b>TOTAL</b>		<b>\$865,800.00</b>	

Building to be fully insulated and enclosed, ready for occupancy, excluding septic and off-site service tie-ins.

#### SCOPE SUMMARY

- Post-frame structure on concrete piles
- Exterior steel (tin) cladding – walls and roof
- Interior steel (tin) panels in shop areas
- 6" reinforced concrete slab with radiant heat and drainage
- Office and bathroom (drywall and paint)
- Mechanical, electrical, and ventilation systems

-Estimate valid for 30 days, subject to changes based on finalized drawings with engineer stamp

-Pricing assumes normal seasonal conditions. Winter heating, hoarding, or weather-related delays are excluded

-Progress billing schedule to be agreed upon  
-Changes to scope may affect final pricing  
-All work to be completed by September 15, 2027

#### TAX SUMMARY

RATE	TAX	NET
GST @ 5%	39,000.00	780,000.00
PST (SK) @ 6%	46,800.00	780,000.00

Accepted By

Accepted Date