

From: Richard Kahn <[REDACTED]>

To: Jeffrey Epstein <jeevacation@gmail.com>

Subject: Fwd: follow up

Date: Tue, 08 Jan 2019 17:35:03 +0000

Attachments: 2018_DLCA_License_Jim_Dalton_VI,_LLC_General_Construction_Co..pdf;
Tharrington_Letter.pdf; David_Johnson_Letter.pdf; Belfor._Bryan.pdf

Richard Kahn
HBRK Associates Inc.
575 Lexington Avenue, 4th Floor
New York, NY 10022
Tel [REDACTED]
Fax [REDACTED]
Cell [REDACTED]

Begin forwarded message:

From: Jim Dalton <[REDACTED]>

Date: January 8, 2019 at 1:23:33 PM AST

To: [REDACTED], [REDACTED]

Subject: follow up

Good afternoon Richard and Kyle.

We are still fine tuning numbers for you now and plan to have them for you today. Following is my honest assessment of the work as I see it as a professional roofing contractor who specializes in historic restoration and water intrusion. My qualifications are evidenced by the attached letters of reference.

I am always methodical in approaching issues, but first and foremost I am a man of action when problems exist, in particular water intrusion because water coming in can compound the effect on the contents of a building and the structure itself until it is stopped. Discovery of the underlying conditions need to be determined as soon as possible and we are in the position to do so.

Having met Mr. Epstein, even briefly, I could tell he wanted to deal with the issues in an expeditious manner and with our full attention. We can realign our current work schedule to organize and be prepared for your job to begin work on this Friday or Monday. I am always fair and accurate producing price proposals and believe that we can come to terms that work for us both. We just completed 23 buildings on St. Thomas and two in St. John so I am aware of the logistics working in the Virgin Islands. We nailed their every date and milestone, even with delays beyond our control, and can do the same for you. Importantly, I have every confidence that after my two dealings with Kyle that we can work successfully with your team to eliminate any possibility of errors.

My view of the work at LSJ is simple. I view this first as a water intrusion issue and as politely said as possible, the correct material choice. We want to do your work and undoubtedly believe we are the best qualified for the job with the material you have now. There is nothing wrong with that tile other than its porosity (which as Kyle pointed out on another roof) gives the tile a medium for growth and sooner or later will

stain out in a similar manner as the other one. Please do not misunderstand, the tile you have is perfectly adequate as a roof finish and fully understand how to install it correctly.

However, having been in the roofing industry for 26 years, and specifically in Tile Roofing for 16 years as a Crown Contractor for Ludowici.com, I view this first as a water intrusion issue and secondly as the correct material choice. Of course we are interested in doing the job with the material you have now, but I feel obligated to present other options for your consideration. We have the ability to take your roofing system from good quality that doesn't leak to a spectacular work of art in the colors of the Caribbean, just as we recently completed in St John (photos will follow). In my experience, if a client is not given the opportunity to say "No", that opportunity has been lost. After our very brief discussion with Mr. Epstein, he said he always has an open mind so I will present the option of Ludowici for your consideration. If the answer is no, it is perfectly acceptable, we want to work for you in any event. Importantly, if you do want to consider the Ludowici option, I absolutely have a plan to bring your buildings to complete dry-in as the Ludowici tile is custom made and does have some lead time in production. Please remember, you would be dry, no more water. If you have even a remote interest in further consideration of Ludowici, I can have a samples dropped off tomorrow, so just let me know.

On a different subject, there is extensive copper to be completed on the first two buildings at LSJ, the, installation of which will require coordination with another trade that Kyle knows. We identified this section as particularly problematic for potential further damage in its current state. We are experts in copper and have a plan made to deal with this with Kyle.

As I stated above, I am working through our time frames for the various phases of the work to present you with a price proposal and Schedule of Values later today. Please find the attached information. I will send some photos of our work in a separate email and send the proposal as soon as I am confident that it is correct. Call me any time for clarifications if you wish.

Regards,
Jim Dalton
jdcroofing.com