



NAUTILUS

HOMES



Ryan Perrone
President



Welcome to Nautilus Homes

“Thank you for your interest in Nautilus Homes. We look forward to creating a masterpiece of functional art for you and your family to enjoy. We take pride in creating homes and relationships that withstand the test of time.

Please let us know exactly what you want and we will make sure it is done. “



Our Values



Customer

Satisfaction

Quality

Communication

Passion

Professionalism

Systematic

Safety

Scheduling

Efficient





Jewel Box Homes



We Build Our Company Through Passion

Building your forever home is what we do best.
Why? Because we have a team of talented, passionate professionals that work tirelessly to produce perfection.

We are a full service general contractor specializing in the construction of one-of-a-kind luxury waterfront homes on the keys and estates of Sarasota. Due to the nature of our clients being from out of state and even out of country, we have developed extensive systems that provide the very best communication, whether near or far.

Nautilus Homes has produced an impressive portfolio of homes in the full range of architectural styles from Antebellum to Bauhaus. With the right professionals surrounding you during design, estimating, and construction, you will find that the process is exciting and rewarding. Let us do the heavy lifting to create the team and manage all of the difficult tasks while you enjoy the fun stuff!

Let's get started!

-The Nautilus Team



A Trusted Partner

Known as Sarasota's Jewel Box Builder, we fine tune every facet of your home.

Our name brings value to projects. When a realtor hears "Nautilus Homes," they immediately know the home was built to the highest standards and beyond.

Our dedicated VP of Client Satisfaction, Rick Mountjoy, ensures client comfort and success during the project. He is your single point of contact throughout the process from the initial meeting to move in day.





Technology for Clearer Communication



- Industry leading cloud based project management tool
- Single source document control for all parties involved. Drawings, RFI's, Submittals, Photos, Weekly Reports.
- Serves as an online portal for Clients, Owners Rep, Architect, to access anytime, anywhere



- Industry specific accounting software
- Provides real time cost controls against subcontracts ensuring that we are on budget
- Creates professional, detailed proposals, AIA billing, change orders, etc.



- WBS (work breakdown structure) based estimating ensures we have accurate and competitive pricing
- Uses historical and database costs to develop accurate estimates for proposals and changes
- Creates complex material takeoffs with just the click of a button



- Project managers are well versed in Sketchup Pro
- Creates complex 3D drawings used to convey details/ideas accurately and efficiently to field personnel and design professionals
- Useful to work out potential issues digitally, which is quicker and less expensive, creating efficiency



Working with Nautilus



There are no words to describe **Ryan's attention to detail**. He will not settle for mediocre and expects nothing but excellence from his subcontractors.

Kim Peacock

Commercial Client - Strata PT



Nautilus Homes is an excellent resource for our architectural firm. We provide design services for high end waterfront residences and Nautilus Homes is a custom residential construction firm that we can rely on to provide our clients with craftsmanship, accountability and well communicated contracting.

Cliff Scholz

Architect – Various Projects



I have had the pleasure of working with Nautilus Homes, Ryan Perrone, and Abbie Forrest as they constructed one of the custom homes I've designed.

They have performed admirably, with great conscientiousness, attention to detail, and determination to build the home correctly and in accordance with my drawings and architectural intentions.

They have approached this project with intelligence, care, and respect, and maintain a high level of continuing communication- all critical to a successful project. Highly recommended.

Thank you Nautilus Homes!



Randall Sample

Architect

Shifting Shores Project
and various others



It came down to choosing the best person to do this job and with the three generations of home building as well as your family being known as the best waterfront luxury custom home builders in the area, we got a personal relationship with that history and that level of experience.

The Langs

Residential Client – Shifting Shores



[CLICK HERE TO WATCH](#)
The Langs



Having dreamed about this house for so long, we were not about to let any detail go without thought and without care and **Ryan and his team responded to every one of those things...** This is something I've thought about for years and I wanted it just so. **For him to say, "Absolutely, I get it," and to work towards that goal is great,** I think we made a good team.

Owner – Old Grove

Residential Client



[CLICK HERE TO WATCH](#)
Old Grove



Awards & Accreditations



2016-2019





Architects & Designers



Honored to work with a great team.

We have had the pleasure of working with some extremely talented design professionals. This short list of esteemed Architects and Designers has helped Nautilus Homes build some of Sarasota's finest homes.



William B. Litchfield

Located in Atlanta, GA. WBL designs classic award winning homes around the world.



Ellen Hansen Designs

Located on Madison Ave., NYC. Ellen creates impeccable luxurious interiors.



DSDG Architects

Located in Sarasota, FL. DSDG creates award winning crisp modern Bauhaus style architecture



Hive Architects

Located in Sarasota, FL. This talented young team is creating the 21st century's version on mid century modern.



CMSA Architects

Located in Sarasota, FL. CMSA is an award winning architect of classic homes in the Georgian style.



Harrell & Co. Architect

Located in Naples, FL. Harrel creates Naples most exquisite estates.



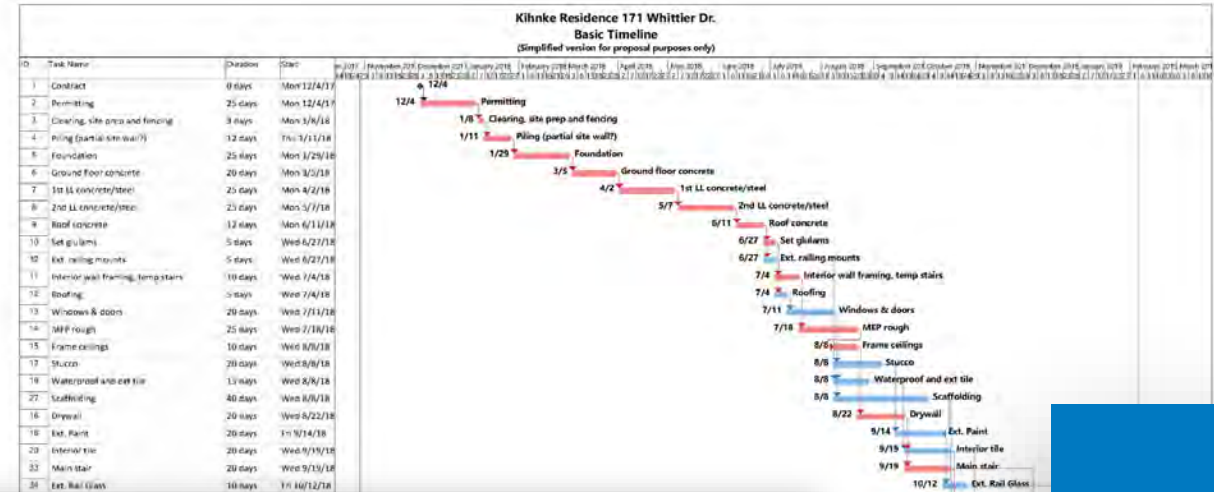
Project Controls & Billing

A defined process creates a controlled project. We have developed simple, yet effective project controls and defined accountability for direct employees and subcontractors. Thus creating a predictable outcome... success.

Schedules

Setting goals to timelines- this is the basis of a successful project. We produce a schedule during every estimating process. We understand that time is money to our clients.

Our weekly report provides an update on the work performed and upcoming work to give the client peace of mind that things are going as planned.



Weekly Report:

Shibusu

Week Ending 06/14/19

Work Performed:

- Wall layout snapped onto the footings ready for form work.
- Wall panels delivered by the concrete company.
- Material for the board formed concrete delivered.
- Vertical tie in steel and wall panel construction started.

Upcoming in schedule next week:

- Meeting with subs onsite to place critical mechanical sleeves in garage walls.





Standardized Documentation Throughout

From the proposal to change orders to our AIA billing, our cost codes allow everyone to be on the same page throughout the process.

APPLICATION AND CERTIFICATION FOR PAYMENT

TO OWNER	PROJECT:	APPLICATION NO: 2036 Draw #10	Distribution to:
		PERIOD TO: 04/01/2019	<input checked="" type="checkbox"/> OWNER
FROM	VIA ARCHITECT:	CONTRACT FOR:	<input checked="" type="checkbox"/> ARCHITECT
CONTRACTOR: Nautilus Custom Homes, Inc. 7126 Beneva Rd #201 Sarasota FL 34238		CONTRACT DATE: 05/24/2018	<input checked="" type="checkbox"/> CONTRACTOR
		PROJECT NOS:	<input type="checkbox"/> CONSULTANT

CONTRACTOR'S APPLICATION FOR PAYMENT

1. ORIGINAL CONTRACT SUM	1,110,000.00
2. Net change by Change Orders	121,089.91
3. CONTRACT SUM TO DATE (Line 1+2)	1,231,089.91
4. TOTAL COMPLETED & STORED TO DATE (Column G on detailed sheet)	1,118,583.22
5. RETAINAGE:	
a. 0.00 % of Completed Work (Column D + E on detailed sheet)	0.00
b. 0.00 % of Stored Material (Column F on detailed sheet)	0.00
Total Retainage (Lines 5a + 5b or Total in Column I of detailed sheet)	0.00
6. TOTAL EARNED LESS RETAINAGE (Line 4 less Line 5 Total)	1,118,583.22
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	901,889.77
8. CURRENT PAYMENT DUE	216,693.45
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	112,506.69

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total Changes approved in Previous month by Owner	108,801.75	-23,585.46
Total approved this Month	35,873.62	0.00
NET CHANGES by Change Order	144,675.37	-23,585.46
TOTAL	121,089.91	

3320.000 Final construction	1,650.00	1,650.00						
3330.000 Pressure wash	1,200.00	1,200.00						
3410.000 Pool(A)	56,080.00	8,711.68	64,791.68	19,391.22	44,400.46	63,791.68	98.46	
3422.000 Driveway(A)	8,844.00	8,339.49	17,183.49		17,183.49	17,183.49	100.00	

CONTRACTOR'S CERTIFICATION OF WORK

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: _____ Date: _____
 State of: _____ County of: _____
 Subscribed and sworn to before me this _____ day of _____
 Notary Public: _____
 My Commission Expires: _____

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observation and the data comprising the above application, the Architect certifies to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED: _____ \$
 (Attach explanation if amount certified differs from amount applied for). Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.

ARCHITECT: _____ Date: _____
 By: _____

This Certificate is non negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor on this Contract.

Draw #10 1/2019	
Balance	Retained
4,838.00	
2,167.00	
2,950.00	
4,813.00	
3,566.79	
2,162.00	
2,462.50	
4,400.00	
5,360.00	
-594.26	
594.55	
19,010.00	
545.00	
530.00	
1,650.00	
1,200.00	
1,000.00	



7126 Beneva Rd #201
Sarasota FL 34238
941-366-3650

Change Order

Order#: 13
Order Date: 07/03/2018

To:

Project:

The contractor agrees to perform and the owner agrees to pay for the following changes to this contract

Ordered By: 1 Ryan Perrone Customer Order: _____

Plans Attached Specifications Attached

Description of Work	Amount
3010 Shower Enclosure	
3010 Shower Enclosure, Less Budget	
3020 Mirrors	
3020 Mirrors, Less Budget	
3030 Custom Glass Specialties	
3030 Custom Glass Specialties, Less Budget	
9000 OH&P	

Values here

Notes

Negative changes will lower the overall contract price requiring no additional payment by owner.

Approved Amount of Change 15,818.25

The original Contract Sum was	2,643,521.00
Net change by previous Change Orders	359,595.01
The Contract Sum prior to this Change Order	3,003,116.01
The Contract Sum will be changed by this Change Order	15,818.25
The new Contract Sum including this Change Order will be	3,018,934.26
The Contract Time will be changed by	0 Days



Giving Back to the Community

ACE mentorship volunteers, scholarship provider
and internship provider.

HAROLD BUBIL: ACE program mentors future building professionals

Posted Jun 16, 2019 at 6:20 AM



With his father in the audience, Ryan Perrone delivered the keynote address during a recent program in which scholarships were awarded to five students in Venice High School's Engineering CTE program (Career Technology Education, a Sarasota County STEM initiative). The winners: Matthew Stutzman, Wyatt Ehrhardt, Andrew Bui, James Wardlaw and Luwel Fe Abarintos.

Stutzman was awarded a \$2,000 scholarship from Nautilus Homes, as well as a summer internship during which he will shadow Ryan Perrone and other company executives and supervisors on a residential project designed by Joe Kelly of Hive Architects.

heraldtribune.com





Featured Projects















Current Projects (FEATURED)



















Get Started on Your Forever Home Today!

Call to setup an appointment with our VP of Client Experience, Rick Mountjoy. Rick would be happy to walk you through our process to show you what makes us different from the rest.



Contact

Phone: 941.366.3650

Email: Rick@Nautilus-homes.com

Address: 7126 S. Beneva Rd.
Sarasota, FL 34238