

Worthy Ambition LLC

Contractor #: WV060397

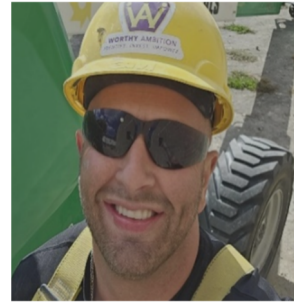


Huntington, WV 25704

www.worthy-llc.com

howard.winters@worthy-llc.com

304-307-3077



Our Mission: Identify, Invest in, and Impower People

Our Vision: Help People Convert Obstacles into Opportunities

Our Purpose: Develop Businesses to Fulfill Our Mission

Our Values: Business Principles Founded in the Bible (ACTS)



WORTHY AMBITION
IDENTIFY. INVEST. IMPOWER.



Worthy Ambition
Identify...Invest...Impower!

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COMPANY SUMMARY

CORE VALUES

WE ARE "PEOPLE-PEOPLE"

- We Nurture People's Assets
- We Extend Grace
- We Treat Strangers Like Family

WE EXHIBIT MUTUAL COMMITMENT

- We Are Driven and Steady Performers
- We Are Dependable
- We Believe in Accountability

WE ARE POSITIVE YET REALISTIC

- We Are Optimists
- We Promote Transparent, Honest Communication
- We Are Tenacious Problem Solvers

WE ARE MISSION FOCUSED

- We Help People Rebuild
- We Prioritize Reputation Over Profit (Proverbs 22:1)
- We See Obstacles As Opportunities

WHY WORTHY AMBITION LLC ?

1. We Are Mission Focused: Our Mission and Values Focus drives all business interactions and decisions daily
2. We Answer the Phone: We respect everyone's time – we listen, we respond, and we do what we say we will do
3. We Are Problem Solvers: We Are Attentive, Vigilant, and Tenacious solution seekers

OUR PROVEN PROCESS

- Project Qualification
 - Initial Consultation
 - Scoping and Budgeting
 - Project Site Evaluation
- Project Development
 - Collaborative Agreement
 - Finalize Scope, Budget, Schedule
 - Risk/Issue Assessment
- Project Construction
 - "Project First" Mindset
 - Disciplined Communication
 - Issue Recognition & Resolution

OUR GUARANTEE

Because our reputation is cherished over profits (Prov 22:1), Worthy Ambition LLC guarantees it shall apply all reasonable efforts, resources, and expertise to ensure our customer experiences complete satisfaction with their project.

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WORTHY BUILDERS STORY

Worthy Builders (a service entity of **Worthy Ambition LLC**, a Licensed and Insured Class A & B General Contractor) serves the Huntington/Ashland/Ironton Tri-State area. We believe that prioritizing people responsibly leads to a healthy business and ultimately profitability. We are “People-people.”

We pay all employees a wage that will adequately support their lives and households. We hold our employees to a very high standard as we help them to Identify their innate gifts and abilities. **Worthy Builders** has *Identified* a skilled and diverse team who are proficient in the trades.

Worthy Builders is committed to the belief that everyone has something to offer to the community where they live. This belief means that every member of our team is valued and treated respectfully. Our employees generally work in pairs, believing that it is in this relationship that we are most healthy and productive. And so, we *Invest* in the lives of our employees, *Impowering* them to develop the skills and education they need to reach their full potential.

For all of your construction needs, Worthy Builders stands ready to come alongside you. We don’t just build commercial and high-end residential projects. We build people. And people, together, build the community!

DEBBA’S HOPE 4 TOMORROW

In August 2023, **Worthy Ambition** became the first sponsor for Debba’s Hope 4 Tomorrow, a 501c3 dedicated to raising awareness and financial and emotional support for those Persons Living with ALS (PALS).



Deb’s journey with ALS began in March 2022. The vision of Worthy Ambition LLC is to help people convert obstacles into opportunities. As a family, we are making every effort to help our PALS, Deb and others, convert this obstacle into an opportunity to experience renewed relationships with those most special to them.

We believe that life is much more meaningful when we “Do life together.” As the **Worthy Ambition** family, we are committed to living with ALS together with Deb Winters, our founder and co-owner of the company, as her battle with ALS continues.

www.debbashope.org

The average personal costs for a PALS is \$100,000+ annually - out of pocket medical expenses and co-pays, medications, house modifications, home health care, durable medical goods, special transportation, and more.

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PROJECT SPOTLIGHT

Dreamer's Apothecary

619 14th St West, Huntington WV 25704

Approximate Total Value: \$800,000



Worthy Ambition LLC led the reconstruction efforts of this exterior wall, restoring structural integrity to this 1914 building.



The Worthy Ambition Team has replaced the center wall with an engineered post and beam system to open the first floor to an open-concept 1,600 square foot retail space.

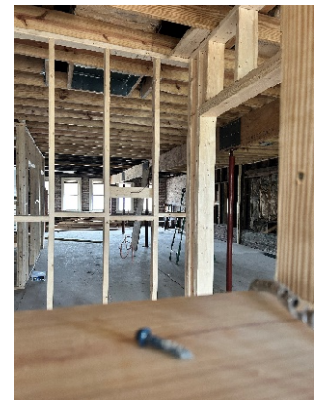


Worthy Ambition LLC is collaborating closely with the client to ensure that Dreamer's "signature" within the Huntington Central City Neighborhood represents the creativity of its owner.

In time, the second floor will be developed into a beautiful living space with an industrial look. Exposed



ductwork and plumbing will pair well with the brick walls to make this a first-class residential suite.



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Projects IN PROCESS				
Project Description	Location	Approx Value	Customer Name	Year(s)
Commercial Establishment	Huntington WV	\$800,000 +/-	Dreamer's Apothecary	2023-2024
Renovation of Two Bathrooms, Kitchen, and Utility Room	Milton, WV	\$50,000	Pingley	2024
PROJECTS IN OUR PROVEN PROCESS				
Construction Management	West Virginia / Kentucky	\$25 million	Southern Cross Ranch	2024-2026
Interior Commercial Renovation	Huntington, WV	\$100,000	Luther	2024
Conversion of Whole House into a Daycare	Huntington, WV	\$200,000	Johnson	2024
Porch Removal and Replacement	Ashland, KY	\$10,000	West	2024
Construction of Shed and Soil Erosion Mitigation	Huntington, WV	\$30,000	Kemp	2024-2025
Multiple Home Renovations	Huntington, WV	TBD	The Religious Coalition for Community Renewal	2025 ff
Commercial Space Renovation	Milton, WV	\$100,000	Business	2025
Commercial Façade Repairs and Updates	Huntington, WV	\$20,000	Renewall	2025
Construction of New Home	Huntington, WV	\$200,000	Daniels	2025

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TESTIMONIES



"Worthy Ambition LLC has given careful attention to every detail of our building project. They are innovative problem solvers able to effectively network with government personnel, engineers, architects and all those necessary in bringing projects to completion. They communicate closely in order to bring about desired outcomes with the most skill, efficiency, and least cost. This team is dependable, trustworthy and I happily recommend them."



Dreamer's Apothecary, LLC

Owner, Mary Beth Darby



"The guys from Worthy Ambition LLC were trustworthy and incredibly hard workers while respecting our requests for changes. As the room was being built, WA paid meticulous attention to the details across the room. We are excited to host our family gatherings in our new space and to highly recommend the guys from Worthy Ambition."



Rev. Kevin and Kim Lantz



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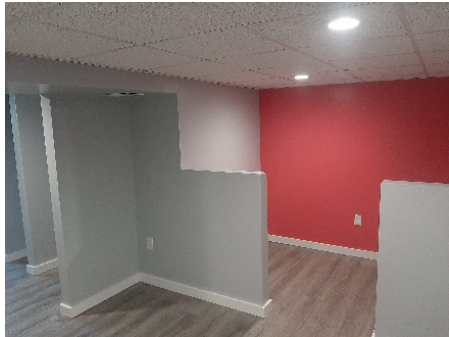


"Worthy Ambition LLC did a great job working under our direction to finish our basement.

We have so much more living space now!

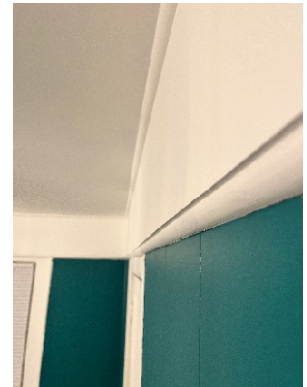
We were so satisfied with their work ethic and skill, we had them return to work with us to build a deck for our pool! They did such a great job cleaning up when the job was finished that you couldn't even tell they'd been there."

Debi Herbert



"Our experience having Worthy Ambition LLC do our bedroom remodel was nothing shy of superb. Their employees were courteous, reliable, on-time, respectful, faithful, clean, and their work was done with artistry and precision."

Andrew and Tawny Tilley



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*"My wife and I had **Worthy Ambition LLC** to change a patio/sunroom into an office and craft room with a dining area, and also a screened-in deck added on. They were always communicating with us to make sure we were satisfied with everything and were very helpful in making sure we knew what was going on. They were also great in recommending small details that were helpful for my wife since she has back problems and trouble getting around. The craftsmanship was great. My wife and I are very pleased with the work. I'm glad we had it done."*

Keith Stanley

OUR GUARANTEE

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THE SOUTHERN CROSS RANCH

LETTER OF INTENT



RANCHES

SCR SNOWSHOE
SNOWSHOE, WV

SCR MONARCH FARMS
RICHMOND, KY

SCR SOKY
WILLIAMSBURG, KY

09.07.23

Howard Winters
Worthy Ambition
Huntington, WV

Re: Construction Management for The Southern Cross Ranch

Howard,

As we have discussed, The Southern Cross Ranch (SCR) will be starting design and construction activities on our West Virginia Ranch. I am pleased to inform you that Worthy Ambition has been selected to lead our design and engineering activities for the construction of ranch infrastructure and facilities. Including but not limited to:

- Infrastructure (roads, utilities, fencing etc.)
- Upgrading existing structures
- New Remuda Facilities
- New Residential Facilities

Worthy Ambition will complete Construction Management activities for these projects. SCR looks forward to kicking this project off in December and is looking forward to working with you and your team to complete our project.

If you have any questions or need additional information, please feel free to contact me at 859.473.3422 or via email at jhj@southerncross-ranch.com.

Regards,

Jeff H Jones
Founder/Managing Partner

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WORK COMPLETED

Project Description	Location	Approx Value	Customer Name	Year(s)
Miscellaneous Property Repairs to Reduce Exterior Maintenance	Salt Rock, WV	\$15,000	Burdette	2024
Full Basement Renovation	Huntington, WV	\$45,000	Bryne	2024
Enclosure of Room and Addition of Deck	Hurricane, WV	\$60,000	Stanley	2024
Renovation of 3 bathrooms, Replacement of Front Porch, and Miscellaneous Repairs	Huntington, WV	\$25,000	Gerlach	2023
Single Room Upgrade	Huntington, WV	\$4,000	Tilley	2023
Construction of 3-Season Room	Huntington, WV	\$26,000	Lantz	2023
Kitchen Remodel	Huntington, WV	\$6,000	Clements	2023
Miscellaneous Property Repairs	Huntington, WV	\$14,000	Butler	2023
Miscellaneous Property Repairs	Huntington, WV	\$8,200	Lawag	2023
Landscape Beautification	Huntington, WV	\$9,000	RenewAll	2022
Construction of Deck and Screen Enclosure	Huntington, WV	\$12,000	Law	2022
Full House Renovation	Kenova, WV	\$20,000	Skaggs	2022
Bathroom Handicap Accessible Modification	Huntington, WV	\$2,000	Coster	2022
Repair of Soffits and Eaves, Miscellaneous Repairs	Huntington, WV	\$12,000	Praitt	2022

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Project Description	Location	Approx Value	Customer Name	Year(s)
Full Bathroom Renovation (including subfloor, drywall, etc.)	Huntington, WV	\$20,000	Law	2022
Replace Subfloor and supports	Saint Albans, WV	\$1,000	Smock	2022
Partial Kitchen Remodel	Huntington, WV	\$6,000	Winters	2021
Partial Bathroom Remodel	Huntington, WV	\$4,000	Buttram	2021
Full-Bathroom Remodel	Huntington, WV	\$8,000	Winters	2021
Half-Bathroom Remodel	Huntington, WV	\$8,000	Winters	2021
Full House Renovation	Huntington, WV	\$80,000	Winters	2021
Basement Renovation and Deck Construction	Huntington, WV	\$20,000	Herbert	2021
Flooring Installation	Scott Depot, WV	\$3,000	Trador	2021
Install Fencing and Paint Sunroom Exterior eaves/trim	Charleston, WV	\$6,200	Barnette	2021
Interior Repairs	Bridgeport, WV	\$7,600	Farmers and Mechanics Insurance	2021
Tree Disposal and Porch Repair	Huntington, WV	\$5,600	Rucker	2021
Renovation of Commercial / Retail Spaces for Trulieve Dispensaries	Quincy, WV	\$165,000	Veritas Contracting LLC	2021-2022
Consulting Services	Lexington, KY	\$75,000	American Mitigation Services	2020-2021

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KEY TEAM MEMBERS AND ADVISORS

Howard Winters is the Founder and President of **Worthy Ambition LLC**. With more than 38 years of experience in the heavy civil, commercial, and residential construction industry, he has formed, developed, and empowered teams to be successful in safety, quality, reputation, and profitability in all venues.

Deborah Winters is the Co-Founder and Vice-President of **Worthy Ambition LLC**. She is a big-picture visionary with an eye for detail. Twenty-five years of real estate sales, brokerage management, and marketing experience empower her to collaborate with a variety of people.

Craig Coster identifies and develops new community partnerships and manages current and future customer relationships. Through these collaborative relationships, **Worthy Ambition LLC** deepens the impact of this visionary business and brings true restoration to our community.

John Zogol serves as a crew leader for **Worthy Builders**. John understands the importance of effective safety programs, organization of work, and strong leadership at the job site to produce safe, quality work. John is skilled at problem-solving and .

Lizzie Patrick's organizational and critical thinking skills combine as an integral part of our management team. Her positive personality and encouraging spirit make a daily difference in the family we call **Worthy Ambition LLC**.

Jeffrey Paul Patrick is a hard-working man who consistently demonstrates a strong work ethic, dedication, and perseverance in his personal and professional life. His dedication to the growth and empowerment of others is unrivaled.

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ADVISORS

Pat Racey is Founder and Principal of Racey Engineering, PLLC, in Luray, Virginia. He has more than 31 years of experience in project coordination and programming, preliminary engineering, engineering design and construction management functions on Public and Private Development and Infrastructure Projects.

Jeff Jones founded the Maverick Group of companies in 1998 and brings more than 30 years of disaster and emergency response, federal contract management, and marketing experience to the WA Team. Jeff has an eye for opportunity and the ability to assemble teams quickly to get projects started and completed.

David Pinyot has worked for more than 40 years in planning and executing organizational growth and corporate restructuring for a variety of clients and employers, with a focus on the heavy construction, water/wastewater, transportation, industrial, energy and geotechnical space.

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