

## ADDENDUM # 1

### BID #2013-21 ECONOMIC DEVELOPMENT REHABILITATION OF HOMES

OCTOBER 18, 2013

TDA-04-2013 – Will be voided

TDA-05-2013

- Location 1 General Requirements  
Add  
Owner Accepts Scope of Work  
Final Clean  
Air Seal Building Envelope  
Certify Electrical Distribution
- Location 3 Exterior Wall 1  
Remove  
1x4 Ext. Corner Trim
- Location 17 Roof  
Add  
Single Pitch Roof
- Location 8 Exterior Wall 6  
Add  
Water heater/ WH Shed
- Location 12 Hall  
Remove  
No work required  
Vinyl Composition Tile

TDA-06-2013

- Location 6 Laundry Room  
Add  
Pier and Beam Columns
- Location 11 Ext. Wall C  
Add  
Siding T1-11 Replace
- Location 12 Ext. Wall D  
Add  
Siding T1-11 Replace  
Remove door and enclose open
- Location 13 Ext. Wall E  
Add  
Siding T1-11 Replace
- Location 14 Ext. Wall F  
Add  
Siding T1-11 Replace
- Location 15 Ext. Wall G  
Add  
Siding T1-11 Replace

TDA-07-2013

- Location 5 Wall 4  
Add  
Window Alum SNG HNG
- Location 7 Wall 6  
Add  
Soffit
- Location 8 Wall 7  
Add  
Soffit
- Location 9 Wall 8  
Add  
Soffit

Acknowledgement Signature \_\_\_\_\_

Dr. Cecilia May Moreno

Purchasing Agent

# SPECS BY LOCATION/TRADE

10/17/2013

Pre-Bid Site Visit: 10/16/2013 9:30:00AM  
 Bidding Open Date: 10/17/2013 8:00:00AM  
 Bidding Close Date: 10/23/2013 2:30:00PM  
 Initial: \_\_\_\_\_

Case Number: TDA-007-Rehab  
 Project Manager: Arnoldo Cervantes  
 Phone: 956-728-1481

**Address: 105 W Ibarra Road** **Unit: Unit 01**

**Location: 1 - General Requirements** Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1</b>	<b>General Requirements</b>				
10	<b>OWNER ACCEPTS SCOPE OF WORK</b> The undersigned applicant(s) certifies that he/she has participated in the development of this Work Write Up (WWU) with the "Date inspected" date of _____ & referred to as Exhibit 1. After careful review the applicant understands & accepts the work described & has initialed & dated each page of this WWU. x _____ x _____ Applicant Date Applicant Date	1.00	DU	_____	_____
14	<b>CONTRACTOR ACCEPTS SCOPE OF WORK</b> The undersigned contractor certifies that he/she has carefully reviewed & agrees to perform the work described in this Work Write Up (WWU) with the "Date Inspected" date of _____ & referred to as Exhibit 1. The contractor shall initial & date each page of the WWU. x _____ Contractor Date	1.00	DU	_____	_____
31	<b>CONSTRUCTION DEFINITIONS</b> "Install" means to purchase, set up, test and warrant a new component. "Replace" means to remove and dispose of original material, purchase new material, deliver, install, test and warrant. "Repair" means to return a building component to like new condition through replacement, adjustment and recoating of parts. "Reinstall" means to remove, clean, store and install a component.	1.00	GR	_____	_____
35	<b>VERIFY QUANTITIES/MEASUREMENTS</b> All Quantities stated in the attached specifications for this address using Units of Measure other than Each (EA), Room (RM) or Dwelling Unit (DU) (e.g. SF of Drywall) are for the contractor's convenience and must be verified by the contractor at a mandatory site inspection prior to bid submission. All quantities stated in the Units of Measure Each (EA), Room (RM) or Dwelling Unit (DU) are as stated. Discrepancies in Quantities found by the contractor must be communicated to the Housing Rehabilitation Specialist prior to the submission of a bid. Claims for additional funds due to discrepancies in Quantities shall not be honored if submitted after the bid submission.	1.00	GR	_____	_____
45	<b>CONTRACTOR PRE-BID SITE VISIT</b> The contractor must inspect the property. Submission of a bid is presumptive evidence that the bidder has thoroughly examined the site and is conversant with the requirements of the local jurisdiction.	1.00	DU	_____	_____

Location: 1 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1 General Requirements</b>					
55	<b>WORK TIMES</b> Contractors and their Subcontractors shall schedule working hours between 8:00am and 6:00pm Monday through Friday. Requests to work on weekends and before or after these hours must be approved by the homeowner.	1.00	GR	_____	_____
77	<b>NEW MATERIALS REQUIRED</b> All materials used in connection with this work write-up are to be new, of first quality and without defects - unless stated otherwise or pre-approved by Owner and Construction Specialist.	1.00	GR	_____	_____
78	<b>WORKMANSHIP STANDARDS</b> All work shall be performed by mechanics both licensed and skilled in their particular trade as well as the tasks assigned to them. Workers shall protect all surfaces as long as required to eliminate damage.	1.00	GR	_____	_____
85	<b>CLOSE-IN INSPECTIONS REQUIRED</b> Call the agency for inspection of all work that will be concealed from view before it is closed in. This type of inspection frequently includes, but is not limited to footings, roof sheathing & flashing prior to installation of new felt & shingles, and repaired framing & decking prior to installation of underlayment & floor coverings, prior to insulation and prior to drywall.	1.00	GR	_____	_____
90	<b>1 YEAR GENERAL WARRANTY</b> Contractor shall remedy any defect due to faulty material or workmanship and pay for all damage to other work resulting therefrom, which appear within one year from final payment. Further, contractor shall furnish owner with all manufacturers' and suppliers' written warranties covering items furnished under this contract prior to release of the final payment.	1.00	DU	_____	_____

**Trade: 16 Conservation**

4903	<b>AIR-SEAL BUILDING ENVELOPE</b> Seal all accessible cracks, gaps and holes in the building envelope with low VOC caulk (if less than 1/4") or expanding foam (if greater than 1/4"). Seal all top plate and bottom plate penetrations. If the foundation masonry wall is open core concrete block, seal the tops of the block with expanding foam. Seal all penetrations created by plumbing, gas lines, electrical boxes and outlets. Seal accessible gaps between the structure and window and door units with low expansive foam. Take care to seal all joints without excess sealant. Seal any gaps in the building envelope adjacent to flues with carefully cut to fit sheet metal collars that are securely fastened to framing sealing all seams and gaps with fire rated caulk. Remove any recessed light fixtures in insulated ceilings and seal the resulting opening. Seal any entries to attic space using weather stripping on attic doors or hatches. Air sealing must be completed prior to the installation of insulation. The owner will have a blower door test performed and the air sealing must produce test results of less than 0.30 CFM @50Pa per SF of envelope (floors, walls	1.00	DU	_____	_____
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Address: 105 W Ibarra Road

Unit: Unit 01

Location: 1 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 16	Conservation and ceiling).				

Trade: 23 Electric

7430	<b>CERTIFY ELECTRIC DISTRIBUTION</b> Electrician shall inspect all exposed wiring, motors, fixtures and devices for malfunction, shorts and housing code compliance. Non-functioning and dangerous equipment and wiring shall be replaced with Romex wire, ivory devices and fixtures, with \$20 per fixture allowance. The service panel shall conform to the NEC Existing Structures code.	1.00	DU		
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Location Total: \_\_\_\_\_

Location: 2 - Exterior Wall 1

Approx. Wall SF: 0

Ceiling/Floor SF: 136

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

2235	<b>POST--STEEL JACK</b> Drill holes in existing concrete slab, plant 2 1/2" steel posts with an expansion type screw to correct sagging porch and warping 4x4 posts.	3.00	EA		
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2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	1.00	EA		
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Location Total: \_\_\_\_\_

Location: 3 - Exterior Wall 2

Approx. Wall SF: 0

Ceiling/Floor SF: 160

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	2.00	EA		
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Location Total: \_\_\_\_\_

Location: 4 - Exterior Wall 3

Approx. Wall SF: 0

Ceiling/Floor SF: 40

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Address: 105 W Ibarra Road

Unit: Unit 01

Location: 4 - Exterior Wall 3

Approx. Wall SF: 0

Ceiling/Floor SF: 40

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10      Carpentry					
3185	<b>DOOR--PREHUNG METAL ENTRANCE</b> Dispose of door and frame. Install a prehung metal, insulated, 6-panel entrance door and jamb including interior and exterior casing, spring metal weatherstripping, interlocking threshold, one entrance and one mortised deadbolt keyed alike. Prime and top coat.	1.00	EA		

Location Total: \_\_\_\_\_

Location: 5 - Exterior Wall 4

Approx. Wall SF: 0

Ceiling/Floor SF: 96

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10      Carpentry					
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove existing window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	1.00	EA		

Location Total: \_\_\_\_\_

Location: 6 - Exterior Wall 5

Approx. Wall SF: 0

Ceiling/Floor SF: 72

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10      Carpentry					
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	1.00	EA		

Location Total: \_\_\_\_\_

Trade: 15      Roofing

4755	<b>FASCIA 1"X 6"</b> Install a 1"x 6", #2 pine fascia with bevel cut joints using galvanized finish nails. Caulk over joints, and prime.	6.00	LF		
4760	<b>SOFFIT</b> Install 3/8" BCX plywood soffit.	6.00	LF		

Location Total: \_\_\_\_\_

Location: 7 - Exterior Wall 6

Approx. Wall SF: 0

Ceiling/Floor SF: 24

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 1      General Requirements					

Address: 105 W Ibarra Road

Unit: Unit 01

Location: 7 - Exterior Wall 6

Approx. Wall SF: 0

Ceiling/Floor SF: 24

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1 General Requirements</b>					
3	<b>NO WORK REQUIRED</b> This room has been inspected and requires no work.	1.00	DU	_____	_____

Trade: 15 Roofing

4755	<b>FASCIA 1"X 6"</b> Install a 1"x 6", #2 pine fascia with bevel cut joints using galvanized finish nails. Caulk over joints, and prime.	3.00	LF	_____	_____
4760	<b>SOFFIT</b> Install 3/8" BCX plywood soffit.	3.00	LF	_____	_____

Location Total: \_\_\_\_\_

Location: 8 - Exterior Wall 7

Approx. Wall SF: 0

Ceiling/Floor SF: 192

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	2.00	EA	_____	_____

Trade: 15 Roofing

4755	<b>FASCIA 1"X 6"</b> Install a 1"x 6", #2 pine fascia with bevel cut joints using galvanized finish nails. Caulk over joints, and prime.	24.00	LF	_____	_____
4760	<b>SOFFIT</b> Install 3/8" BCX plywood soffit.	24.00	LF	_____	_____

Location Total: \_\_\_\_\_

Location: 9 - Exterior Wall 8

Approx. Wall SF: 0

Ceiling/Floor SF: 136

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	2.00	EA	_____	_____

Trade: 15 Roofing

4760	<b>SOFFIT</b>	20.00	LF	_____	_____
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Address: 105 W Ibarra Road

Unit: Unit 01

Location: 9 - Exterior Wall 8`

Approx. Wall SF: 0

Ceiling/Floor SF: 136

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 15 Roofing					
Install 3/8" BCX plywood soffit.					

Location Total: \_\_\_\_\_

Location: 10 - Exterior Wall 9

Approx. Wall SF: 0

Ceiling/Floor SF: 160

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10 Carpentry					
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	2.00	EA	_____	_____
3184	<b>DOOR -- PREHUNG METAL ENTRANCE -- ENERGY STAR</b> Install a Jeld Wen ENERGY STAR certified 36" insulated prehung steel door, model 692 with 2 lites, clear low e glass, a passage latch and double cylinder dead bolt keyed to match the deadbolts of other exterior doors.	1.00	EA	_____	_____

Location Total: \_\_\_\_\_

Location: 11 - Exterior Wall 10

Approx. Wall SF: 0

Ceiling/Floor SF: 96

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10 Carpentry					
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	1.00	EA	_____	_____

Location Total: \_\_\_\_\_

Location: 12 - Kitchen

Approx. Wall SF: 400

Ceiling/Floor SF: 150

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10 Carpentry					
3717	<b>CABINET - WOOD BASE</b> Remove & dispose off site all existing cabinets, counters, ledgers, etc. Install base cabinets constructed of solid hardwood face-frames, doors and draw fronts. Drawer boxes shall be plywood. Carcasses will be joined using metal or plastic corner bracing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Install "D" shaped pulls on all doors and drawers even when finger	15.00	LF	_____	_____

Location: 12 - Kitchen

Approx. Wall SF: 400

Ceiling/Floor SF: 150

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 10 Carpentry

grooves exist.

3727	<b>CABINET - WOOD WALL</b>	15.00	LF	_____	_____
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Remove & dispose off site all existing upper cabinets, counters, ledgers, etc. NOTE: Upper cabinets will be either: a) 42" installed to ceiling OR b) will be 36" trimmed with a stained oak crown, OR c) will be 36" with a trimmed drywall or plywood soffit. Install upper cabinets constructed of solid hardwood face-frames and doors. Carcasses will be joined using metal or plastic corner bracing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Install "D" shaped pulls on all doors and drawers even when finger grooves exist. Owner will choose style & finish from those available in line proposed by contractor.

3747	<b>REPLACE COUNTER TOP--PLASTIC LAMINATE</b>	15.00	LF	_____	_____
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Dispose of existing counter top. Field measure for sizing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk countertop to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture.

Trade: 17 Drywall &amp; Plaster

5270	<b>DRYWALL--1/2"</b>	155.00	SF	_____	_____
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Remove existing and Hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8" on center. Run boards with long dimension perpendicular to framing members. Sand and paint. (Ceilings only)

Location Total: \_\_\_\_\_

Location: 13 - Bathroom

Approx. Wall SF: 288

Ceiling/Floor SF: 81

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 19 Paint &amp; Wallpaper

5560	<b>PREP &amp; PAINT BATHROOM</b>	1.00	RM	_____	_____
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Remove/cover all hardware and fixtures not to be painted. Wet scrape all loose, cracked, peeling, blistered surfaces. Clean surfaces with non-phosphate detergent. Fill all holes and cracks. Spot prime with acrylic latex. Apply top coat of owner's choice of premixed color.

Trade: 22 Plumbing

7180	<b>BATH--3/4 (COMM/LAV/SHOWER)</b>	1.00	EA	_____	_____
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Rough in, supply white fixtures and trim out a white, close

Address: 105 W Ibarra Road

Unit: Unit 01

Location: 13 - Bathroom

Approx. Wall SF: 288

Ceiling/Floor SF: 81

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 22	Plumbing				

coupled commode, 24" vanity with cultured top, and an enameled steel shower with a stone base. Rough in with PVC waste and vent and copper supply. Install metal single lever faucets on lavatory and shower with 15 year drip-free warranty, chromed 5- piece accessory set, & metal medicine cabinet.

Location Total: \_\_\_\_\_

Location: 14 - Hall

Approx. Wall SF: 224

Ceiling/Floor SF: 48

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 17	Drywall & Plaster				

5270	<b>DRYWALL--1/2"</b> Remove existing and hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8"on center. Run boards with long dimension perpendicular to framing members. Sand and paint. (Ceilings only)	160.00	SF	_____	_____
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Trade: 23 Electric

7805	<b>SMOKE DETECTOR--BATTERY POWERED</b> Install a UL approved, ceiling mounted, battery powered smoke and fire detector and battery.	1.00	EA	_____	_____
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Location Total: \_\_\_\_\_

Location: 15 - Living Room

Approx. Wall SF: 400

Ceiling/Floor SF: 144

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 17	Drywall & Plaster				

5270	<b>DRYWALL--1/2"</b> Demolish existing and Hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8"on center. Run boards with long dimension perpendicular to framing members. Sand and paint. (Ceilings only)	160.00	SF	_____	_____
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Trade: 23 Electric

7805	<b>SMOKE DETECTOR--BATTERY POWERED</b> Install a UL approved, ceiling mounted, battery powered smoke and fire detector and battery.	1.00	EA	_____	_____
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Location Total: \_\_\_\_\_

Location: 16 - Bedroom 1

Approx. Wall SF: 272

Ceiling/Floor SF: 72

Address: 105 W Ibarra Road

Unit: Unit 01

Location: 16 - Bedroom 1

Approx. Wall SF: 272

Ceiling/Floor SF: 72

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 17 Drywall &amp; Plaster</b>					
5270	<b>DRYWALL--1/2"</b> Hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8"on center. Run boards with long dimension perpendicular to framing members. Sand and paint. (Ceilings only)	80.00	SF		

Location Total: \_\_\_\_\_

Location: 17 - Bedroom 2

Approx. Wall SF: 304

Ceiling/Floor SF: 84

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
3360	<b>DOOR--PREHUNG PASSAGE--SPLIT JAMB</b> Install a 1-3/8" prehung, flush, lauan hollow core door and split jamb including casing both sides, 2 butt hinges and a privacy lockset.	1.00	EA		

Trade: 17 Drywall & Plaster

5270	<b>DRYWALL--1/2"</b> Demolish existing and hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8"on center. Run boards with long dimension perpendicular to framing members. Sand and paint. (Walls and Ceilings)	85.00	SF		
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Location Total: \_\_\_\_\_

Location: 18 - Bedroom 3

Approx. Wall SF: 304

Ceiling/Floor SF: 88

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
3360	<b>DOOR--PREHUNG PASSAGE--SPLIT JAMB</b> Install a 1-3/8" prehung, flush, lauan hollow core door and split jamb including casing both sides, 2 butt hinges and a privacy lockset.	1.00	EA		

Location Total: \_\_\_\_\_

Location: 19 - Roof

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 15 Roofing</b>					
4580	<b>TEAR OFF AND REROOF SHINGLES</b> Remove and dispose of all roofing & defective sheathing. Cut a	10.00	SQ		

Address: 105 W Ibarra Road

Unit: Unit 01

Location: 19 - Roof

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 15	Roofing				

1" wide vent at ridge board. Replace up to 5 sf of sheathing per 100 sf of roof using pine board or CDX plywood of matching thickness. Staple 15 lb felt. Install preformed white aluminum, drip edge, and vent pipe boots. Install a 220 lb fiberglass asphalt, 3 tab shingle with a 25 yr warranty. Replace all flashing. Install shingle-over ridge vent.

Trade: 19 Paint & Wallpaper

5677	<b>PREP &amp; PAINT EXTERIOR TRIM-LOW VOC</b>	276.00	SF		
	<p>Using lead work safe practices remove &amp; properly dispose all loose materials prior to installation of new materials. Using lead work safe practices prepare existing wood surfaces specified for stabilization prior to paint application by securing, replacing or repairing all loose, broken, rotted, or deteriorated materials to provide a sound surface for paint application. Using lead work safe practices and following paint manufacturer's recommendations prepare trim surfaces by removing all loose paint. Use a 25-year or better paintable Low VOC caulk matched for color to fill all cracks, voids, holes, etc. prior to painting. Apply a compatible exterior Low VOC primer to all bare wood areas. Apply two coats of quality exterior LOW VOC paint to specified wood. All paints and primers must not exceed the following maximum VOC requirements: Flats 50 g/L; Non-flats 50 g/L; Floor 100 g/L; Anti-corrosive 250 g/L. All adhesives must comply with Rule 1168 of the South Coast Air Quality Management District. <a href="http://www.aqmd.gov/rules/reg/reg11/r1168.pdf">www.aqmd.gov/rules/reg/reg11/r1168.pdf</a> All caulks and sealants must comply with Regulation 8, Rule 51, of the Bay Area Air Quality Management District (BAAQMD). Color is the choice of the owner from stock colors. All work to be done in a neat &amp; professional manner. Use care to protect all surfaces not intended for paint coverage.</p>				

Location Total: \_\_\_\_\_

Location: 20 - HVAC

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 21	HVAC				

6002	<b>HVAC-NEW INSTALLATION</b>	1.00	EA		
	<p>Install new 14 seer HVAC system, equipment shall operate safely without leakage, noise, or vibration. All penetration of building components shall be neat, sleeved and fire stopped and shall not compromise structural integrity. Contractor shall submit a diagram showing equipment selection and proposed layout of distribution system within 10 days of bid award.</p>				

Location Total: \_\_\_\_\_

Unit Total for 105 W Ibarra Road, Unit Unit 01: \_\_\_\_\_

Address Grand Total for 105 W Ibarra Road: \_\_\_\_\_

Bidder: \_\_\_\_\_

# SPECS BY LOCATION/TRADE

10/18/2013

Pre-Bid Site Visit: 10/16/2013 9:30:00AM  
 Bidding Open Date: 10/17/2013 8:00:00AM  
 Bidding Close Date: 10/23/2013 2:30:00PM  
 Initial: \_\_\_\_\_

Case Number: TDA-05-Rehab  
 Project Manager: Arnoldo Cervantes  
 Phone: 956-728-1481

**Address: 406 N Milagro Road** **Unit: Unit 01**

**Location: 1 - General Requirements** Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1 General Requirements</b>					
10	<b>OWNER ACCEPTS SCOPE OF WORK</b> The undersigned applicant(s) certifies that he/she has participated in the development of this Work Write Up (WWU) with the "Date inspected" date of _____ & referred to as Exhibit 1. After careful review the applicant understands & accepts the work described & has initialed & dated each page of this WWU. X _____ X _____ Applicant Date Applicant Date	1.00	DU	_____	_____
14	<b>CONTRACTOR ACCEPTS SCOPE OF WORK</b> The undersigned contractor certifies that he/she has carefully reviewed & agrees to perform the work described in this Work Write Up (WWU) with the "Date Inspected" date of _____ & referred to as Exhibit 1. The contractor shall initial & date each page of the WWU. X _____ Contractor Date	1.00	DU	_____	_____
31	<b>CONSTRUCTION DEFINITIONS</b> "Install" means to purchase, set up, test and warrant a new component. " Replace" means to remove and dispose of original material, purchase new material, deliver, install, test and warrant. "Repair" means to return a building component to like new condition through replacement, adjustment and recoating of parts. "Reinstall" means to remove, clean, store and install a component.	1.00	GR	_____	_____
35	<b>VERIFY QUANTITIES/MEASUREMENTS</b> All Quantities stated in the attached specifications for this address using Units of Measure other than Each (EA), Room (RM) or Dwelling Unit (DU) (e.g. SF of Drywall) are for the contractor's convenience and must be verified by the contractor at a mandatory site inspection prior to bid submission. All quantities stated in the Units of Measure Each (EA), Room (RM) or Dwelling Unit (DU) are as stated. Discrepancies in Quantities found by the contractor must be communicated to the Housing Rehabilitation Specialist prior to the submission of a bid. Claims for additional funds due to discrepancies in Quantities shall not be honored if submitted after the bid submission.	1.00	GR	_____	_____
45	<b>CONTRACTOR PRE-BID SITE VISIT</b> The contractor must inspect the property. Submission of a bid is presumptive evidence that the bidder has thoroughly examined the site and is conversant with the requirements of the local jurisdiction.	1.00	DU	_____	_____

Location: 1 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1 General Requirements</b>					
55	<b>WORK TIMES</b> Contractors and their Subcontractors shall schedule working hours between 8:00am and 6:00pm Monday through Friday. Requests to work on weekends and before or after these hours must be approved by the homeowner.	1.00	GR	_____	_____
77	<b>NEW MATERIALS REQUIRED</b> All materials used in connection with this work write-up are to be new, of first quality and without defects - unless stated otherwise or pre-approved by Owner and Construction Specialist.	1.00	GR	_____	_____
78	<b>WORKMANSHIP STANDARDS</b> All work shall be performed by mechanics both licensed and skilled in their particular trade as well as the tasks assigned to them. Workers shall protect all surfaces as long as required to eliminate damage.	1.00	GR	_____	_____
85	<b>CLOSE-IN INSPECTIONS REQUIRED</b> Call the agency for inspection of all work that will be concealed from view before it is closed in. This type of inspection frequently includes, but is not limited to footings, roof sheathing & flashing prior to installation of new felt & shingles, and repaired framing & decking prior to installation of underlayment & floor coverings, prior to insulation and prior to drywall.	1.00	GR	_____	_____
90	<b>1 YEAR GENERAL WARRANTY</b> Contractor shall remedy any defect due to faulty material or workmanship and pay for all damage to other work resulting therefrom, which appear within one year from final payment. Further, contractor shall furnish owner with all manufacturers' and suppliers' written warranties covering items furnished under this contract prior to release of the final payment.	1.00	DU	_____	_____
120	<b>FINAL CLEAN</b> Remove from site all construction materials, tools and debris. Sweep clean all exterior work areas. Vacuum all interior work areas, removing all visible dust, stains, labels and tags. Clean all windows referenced in specifications.	1.00	DU	_____	_____
<b>Trade: 16 Conservation</b>					
4903	<b>AIR-SEAL BUILDING ENVELOPE</b> Seal all accessible cracks, gaps and holes in the building envelope with low VOC caulk (if less than 1/4") or expanding foam (if greater than 1/4"). Seal all top plate and bottom plate penetrations. If the foundation masonry wall is open core concrete block, seal the tops of the block with expanding foam. Seal all penetrations created by plumbing, gas lines, electrical boxes and outlets. Seal accessible gaps between the structure and window and door units with low expansive foam. Take care to seal all joints without excess sealant. Seal any gaps in the building envelope adjacent to flues with carefully cut to fit sheet metal collars that are securely fastened to framing sealing all seams and gaps with fire rated caulk. Remove any recessed	1.00	DU	_____	_____

**Location: 1 - General Requirements**

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 16	<b>Conservation</b>				

light fixtures in insulated ceilings and seal the resulting opening. Seal any entries to attic space using weather stripping on attic doors or hatches. Air sealing must be completed prior to the installation of insulation. The owner will have a blower door test performed and the air sealing must produce test results of less than 0.30 CFM @50Pa per SF of envelope (floors, walls and ceiling).

**Trade: 23 Electric****7430 CERTIFY ELECTRIC DISTRIBUTION**

1.00 DU

Electrician shall inspect all exposed wiring, motors, fixtures and devices for malfunction, shorts and housing code compliance. Non-functioning and dangerous equipment and wiring shall be replaced with Romex wire, ivory devices and fixtures, with \$20 per fixture allowance. The service panel shall conform to the NEC Existing Structures code.

Location Total: \_\_\_\_\_

**Location: 2 - Front Porch**

Approx. Wall SF: 0

Ceiling/Floor SF: 290

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 6	<b>Concrete &amp; Paving</b>				

**901 \*\*FLATWORK\*\***

290.00 SF

Pour a concrete slab under porch by leveling and compacting area under existing porch, building framework, laying #6 wire mesh, with plastic chairs, and pouring 2500 psi concrete.

Location Total: \_\_\_\_\_

**Location: 3 - Exterior Wall 1**

Approx. Wall SF: 0

Ceiling/Floor SF: 232

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	<b>Carpentry</b>				

**2600 REMOVE AND REPLACE SIDING--T1-11**

64.00 SF

Install matching type, T1-11 siding sheets, 1"x 3" trim at corners. Use lap flashing on horizontal seams. Flash or install silicone caulking along entire top edge, and under windows or other openings. Relocate window as indicated in plans.

**Trade: 19 Paint & Wallpaper****5656 PREP & PAINT EXTERIOR WOOD SIDING**

232.00 SF

Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime, and top coat

Address: 406 N Milagro Road

Unit: Unit 01

Location: 3 - Exterior Wall 1

Approx. Wall SF: 0

Ceiling/Floor SF: 232

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 19 Paint & Wallpaper

siding with owner's choice of exterior paint color.

Location Total: \_\_\_\_\_

Location: 4 - Exterior Wall 2

Approx. Wall SF: 0

Ceiling/Floor SF: 240

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 10 Carpentry

4030 1"X4" EXT. CORNER TRIM--WOOD  
 Install 1"x 4" pine corner board with aluminum or galvanized nails. Primer and paint

8.00 LF \_\_\_\_\_

Trade: 19 Paint & Wallpaper

5656 PREP & PAINT EXTERIOR WOOD SIDING  
 Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding.

240.00 SF \_\_\_\_\_

Location Total: \_\_\_\_\_

Location: 5 - Exterior Wall 3

Approx. Wall SF: 0

Ceiling/Floor SF: 94

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 5 Demolition & Disposal

760 DEMOLISH AND REMOVE  
 Demolish specified portion of structure and dispose of debris from property to code legal dump.

94.40 SF \_\_\_\_\_

Trade: 10 Carpentry

Custom NEW EXTERIOR REBUILT WALL  
 Rebuild a 11'x8' wall with sole seal foam 2x4 sole plates, (2)2x4 top plates, 2x4 wall studs @ 16" on center. Insulate with R11 batt wall insulation, drywall, tape, float, sand, texture and paint. Install 2 1/4" colonial base molding. Apply T1-11 siding to match existing type. Primer and paint.

94.40 SF \_\_\_\_\_

Location Total: \_\_\_\_\_

Location: 6 - Exterior Wall 4

Approx. Wall SF: 0

Ceiling/Floor SF: 288

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 5 Demolition & Disposal

Address: 406 N Milagro Road

Unit: Unit 01

Location: 6 - Exterior Wall 4

Approx. Wall SF: 0

Ceiling/Floor SF: 288

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 5 Demolition & Disposal

760	<b>DEMOLISH AND REMOVE</b> Demolish specified portion of structure and dispose of debris from property to code legal dump.	288.00	SF	_____	_____
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Trade: 10 Carpentry

Custom	<b>REBUILD WALL 4</b> Rebuild a 11'x8' wall with sole seal foam 2x4 sole plates, (2)2x4 top plates, 2x4 wall studs @ 16" on center. Insulate with R11 batt wall insulation, drywall, tape, float, sand, texture and paint. Install 2 1/4" colonial base molding. Apply T1-11 siding to match existing type. Primer and paint.	288.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 7 - Exterior Wall 5

Approx. Wall SF: 0

Ceiling/Floor SF: 94

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 5 Demolition & Disposal

760	<b>DEMOLISH AND REMOVE</b> Demolish specified portion of structure and dispose of debris from property to code legal dump.	94.40	SF	_____	_____
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Trade: 10 Carpentry

Custom	<b>REBUILD WALL 5</b> Rebuild a 11'x8' wall with sole seal foam 2x4 sole plates, (2)2x4 top plates, 2x4 wall studs @ 16" on center. Insulate with R11 batt wall insulation, MP drywall, tape, float, sand, texture and paint. Install 2 1/4" colonial base molding. Apply T1-11 siding to match existing type. Primer and paint.	94.40	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 8 - Exterior Wall 6

Approx. Wall SF: 0

Ceiling/Floor SF: 240

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 19 Paint & Wallpaper

5656	<b>PREP &amp; PAINT EXTERIOR WOOD SIDING</b> Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding.	240.00	SF	_____	_____
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Trade: 22 Plumbing

7080	<b>WATER HEATER--30 GAL. ELECTRIC</b>	1.00	EA	_____	_____
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Address: 406 N Milagro Road

Unit: Unit 01

Location: 8 - Exterior Wall 6

Approx. Wall SF: 0

Ceiling/Floor SF: 240

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 22	Plumbing				

Install a 30 gallon, high recovery, insulated to R-7, double element, electric water heater with a 10 year warranty. Include pressure and temperature relief valve, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. Build a water heater shed with a standard concrete slab. Must include door and keyed hardware.(36"x36") Include all water supply accessories and electrical components required.

Location Total: \_\_\_\_\_

Location: 9 - Exterior Wall 7

Approx. Wall SF: 0

Ceiling/Floor SF: 240

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 5	Demolition & Disposal				

760	<b>DEMOLISH AND REMOVE</b> Demolish and remove T1-11 siding from structure and dispose of debris from property to code legal dump. Apply 1/2" drywall, tape, float, sand, texture, primer and paint. Field measure and install single hung interior door with passage hardware.	288.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 10 - Living Room

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 1	General Requirements				

3	<b>NO WORK REQUIRED</b> This room has been inspected and requires no work.	1.00	RM	_____	_____
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Location Total: \_\_\_\_\_

Location: 11 - Kitchen

Approx. Wall SF: 496

Ceiling/Floor SF: 240

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

3717	<b>CABINET - WOOD BASE</b> Remove & dispose off site all existing cabinets, counters, ledgers, etc. Install base cabinets constructed of solid hardwood face-frames, doors and draw fronts. Drawer boxes shall be plywood. Carcasses will be joined using metal or plastic corner bracing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Install "D" shaped pulls on all doors and drawers even when finger grooves exist. Owner will choose style & finish from those available in line proposed by contractor.	15.00	LF	_____	_____
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Address: 406 N Milagro Road

Unit: Unit 01

Location: 11 - Kitchen

Approx. Wall SF: 496

Ceiling/Floor SF: 240

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10      Carpentry					

3727	<b>CABINET - WOOD WALL</b> Remove & dispose off site all existing upper cabinets, counters, ledgers, etc. NOTE: Upper cabinets will be either: a) 42" installed to ceiling OR b) will be 36" trimmed with a stained oak crown, OR c) will be 36" with a trimmed drywall or plywood soffit. Install upper cabinets constructed of solid hardwood face-frames and doors. Carcasses will be joined using metal or plastic corner bracing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Install "D" shaped pulls on all doors and drawers even when finger grooves exist. Owner will choose style & finish from those available in line proposed by contractor.	15.00	LF	_____	_____
3750	<b>COUNTER TOP--PLASTIC LAMINATE</b> Dispose of counter top. Field measure and screw to base cabinet a post formed, plastic laminate counter top. Provide cutout for sink. Owner's choice of in-stock color and texture.	15.00	LF	_____	_____

Location Total: \_\_\_\_\_

Location: 12 - Hall

Approx. Wall SF: 256

Ceiling/Floor SF: 48

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 23      Electric					

7810	<b>SMOKE DETECTOR--HARD WIRED--BATTERY BACK-UP</b> Install a UL approved, ceiling mounted smoke and heat detector permanently wired into a receptacle box with battery back-up.	1.00	EA	_____	_____
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Location Total: \_\_\_\_\_

Location: 13 - 1 Bedroom

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 1      General Requirements					

3	<b>NO WORK REQUIRED</b> This room has been inspected and requires no work.	1.00	RM	_____	_____
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Trade: 23      Electric

7810	<b>SMOKE DETECTOR--HARD WIRED--BATTERY BACK-UP</b> Install a UL approved, ceiling mounted smoke and heat detector permanently wired into a receptacle box with battery back-up.	1.00	EA	_____	_____
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Location Total: \_\_\_\_\_

Location: 14 - 2 Bedroom

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Address: 406 N Milagro Road

Unit: Unit 01

Location: 14 - 2 Bedroom

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1 General Requirements</b>					
3	<b>NO WORK REQUIRED</b> This room has been inspected and requires no work.	1.00	RM	_____	_____
<b>Trade: 23 Electric</b>					
7810	<b>SMOKE DETECTOR--HARD WIRED--BATTERY BACK-UP</b> Install a UL approved, ceiling mounted smoke and heat detector permanently wired into a receptacle box with battery back-up.	1.00	EA	_____	_____
<b>Location Total:</b>					_____

Location: 15 - New Bedroom

Approx. Wall SF: 384

Ceiling/Floor SF: 144

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
3360	<b>DOOR--PREHUNG PASSAGE--SPLIT JAMB</b> Install a 1-3/8" prehung, flush, lauan hollow core door and split jamb including casing both sides, 2 butt hinges and a privacy lockset. Primer and paint	1.00	EA	_____	_____
4160	<b>CLOSET--BEDROOM</b> Construct a 28" deep by 4' wide closet in bedroom along wall. Hang, tape and 3 coat finish 1/2" gypsum to both sides of the 2"x 3" framing. Hang a 3'x 6'8" louvered pine bifold door including overhead track and hardware. Install a 1"x 12" plywood shelf, 1-3/8" hanger rod and 1"x 4" interior base. Match exterior base to room. Prep and prime ready to paint.	1.00	EA	_____	_____
<b>Trade: 17 Drywall &amp; Plaster</b>					
5270	<b>DRYWALL--1/2"</b> Hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8" on center. Run boards with long dimension perpendicular to framing members. Sand ready for paint.	96.00	SF	_____	_____
<b>Trade: 19 Paint &amp; Wallpaper</b>					
5565	<b>PREP &amp; PAINT VACANT ROOM</b> Spot prime and top coat trim, ceiling, walls, doors & windows with interior paint. Include any closets.	1.00	RM	_____	_____
<b>Trade: 20 Floor Coverings</b>					
5915	<b>VINYL COMPOSITION TILE</b> Install 12"x12"x1/8" vinyl composition tile, as per manufacturer's recommendations. Include metal edge strips at openings, and 2 1/4" base molding. Owner's choice of in-stock color.	144.00	SF	_____	_____

Location: 15 - New Bedroom

Approx. Wall SF: 384

Ceiling/Floor SF: 144

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 20	Floor Coverings				

Trade: 23 Electric

7810	<b>SMOKE DETECTOR--HARD WIRED--BATTERY BACK-UP</b> Install a UL approved, ceiling mounted smoke and heat detector permanently wired into a receptacle box with battery back-up.	1.00	EA		
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Location Total: \_\_\_\_\_

Location: 16 - New ADA Bathroom

Approx. Wall SF: 384

Ceiling/Floor SF: 144

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

2407	<b>BASEBOARD--COLONIAL 2 1/4"</b> Install finger jointed WM-626fj 9/16" x 2-1/4" colonial base with finish nails of sufficient length to penetrate framing 1". Mitre all lap joints, and break all lap joints over framing. Primer and paint	15.00	LF		
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3938	<b>FOLD-UP GRAB BAR--COMMODE</b> Install a 1.25" diameter 30" fold-up grab bar, type 304, 18 gauge (.049), brushed satin stainless steel, an 11 gauge wall plate and a 600 lb. load rating. The wall plate must be fastened securely to the wall framing. Install blocking screwed to wall studs and repair wall finish. The bar must lock in the folded position. Install the bar so that when in the horizontal position the centerline of the grab bar 15.75" from the centerline of the commode.	1.00	EA		
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Trade: 17 Drywall &amp; Plaster

5270	<b>DRYWALL--1/2"</b> Hang, tape and 3 coat finish 1/2" M.P. drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8" on center. Run boards with long dimension perpendicular to framing members. Sand ready for paint.	288.00	SF		
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Trade: 19 Paint &amp; Wallpaper

5560	<b>PREP &amp; PAINT BATHROOM</b> Remove/cover all hardware and fixtures not to be painted. Prime with acrylic latex. Apply top coat of interior paint premixed acrylic latex semi-gloss.	1.00	RM		
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Trade: 20 Floor Coverings

5915	<b>VINYL COMPOSITION TILE</b> Install 12"x12"x1/8" vinyl composition tile, as per manufacturer's recommendations. Include metal edge strips at openings, and shoe molding or 4" vinyl base around perimeter. Owner's	144.00	SF		
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Location: 16 - New ADA Bathroom

Approx. Wall SF: 384

Ceiling/Floor SF: 144

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 20	<b>Floor Coverings</b> choice of in-stock color.				
Trade: 22	<b>Plumbing</b>				
7010	<b>COMMODE--REPLACE--1.6 GPF</b> Install a 2 piece, close coupled, white, vitreous china, commode with a maximum water usage per flush of 1.6 Gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal. Use 14" rough-in when replacing wall hung commode, and 12" rough-in to replace close coupled commode.	1.00	EA		
7290	<b>SHOWER--HANDICAPPED</b> Install a 4'x4' shower stall recommended for handicapped use. Floor shall be non-slip with a maximum 1/2" lip at entrance. Include hinged seat 19" off floor and a 1-1/2" outside diameter chrome grab bar on opposite wall. A single lever control valve shall feed a fixed shower head and a hand held shower with 5' of stainless steel wrapped hose, through a single lever diversion valve.	1.00	EA		
7300	<b>LAVATORY &amp; FAUCET--HANDICAPPED</b> Install a stainless steel or ceramic wall hung lavatory with the following dimensions: at least 19" wide, at least 22" from wall to front, and no more than 8" deep. Provide single lever controls and insulate the hot supply line and all visible sections of the waste line and trap with foam insulation.	1.00	PR		

Location Total: \_\_\_\_\_

Location: 17 - Roof

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	<b>Carpentry</b>				
4210	<b>ROOF SYSTEM--FLAT</b> Install flat or low pitch roof system including 2"x 10" joists, 1/2" CDX plywood sheathing, aluminum flashing and 3 tab asphalt shingles with a 20 year guarantee.	94.00	SF		
Trade: 15	<b>Roofing</b>				
4580	<b>TEAR OFF AND REROOF SHINGLES</b> Remove and dispose of all roofing. Cut a 1" wide vent at ridge board. Staple 15 lb felt. Install preformed aluminum, drip edge, and vent pipe boots. Install a 220 lb fiberglass asphalt, 3 tab shingle with a 25 yr warranty. Replace all flashing. Install shingle-over ridge vent.	23.00	SQ		

Location Total: \_\_\_\_\_

Address: 406 N Milagro Road

Unit: Unit 01

Location: 18 - HVAC

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 21 HVAC

6002 HVAC INSTALL NEW

1.00 GR

Install new 14 seer HVAC equipment that shall operate safely without leakage, noise, or vibration. All penetration of building components shall be neat, sleeved and fire stopped and shall not compromise structural integrity. Contractor shall submit a diagram showing equipment selection and proposed layout of distribution system within 10 days of bid award.

Location Total: \_\_\_\_\_

Location: 19 - Laundry Room

Approx. Wall SF: 160

Ceiling/Floor SF: 24

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 10 Carpentry

Custom Laundry Room Walls

1.00 EA

Build new Laundry Room as indicated on plans, with 2x4 wall studs @ 24" on center. Include hanging of 1/2" drywall, tape, float, sand, texture and paint. Fasten 2 1/4" colonial base molding.

Trade: 22 Plumbing

7120 WASHER AND DRYER HOOK UPS

1.00 EA

Build Laundry room as indicated in plans. Install bifold doors, Install PVC stand pipe, hot and cold hose bibbs. Install vents and required ductwork for dryer vent.

Location Total: \_\_\_\_\_

Unit Total for 406 N Milagro Road, Unit Unit 01: \_\_\_\_\_

Address Grand Total for 406 N Milagro Road: \_\_\_\_\_

Bidder: \_\_\_\_\_

# SPECS BY LOCATION/TRADE

10/17/2013

Pre-Bid Site Visit: 10/16/2013 9:30:00AM  
 Bidding Open Date: 10/17/2013 8:00:00AM  
 Bidding Close Date: 11/23/2013 2:30:00PM  
 Initial: \_\_\_\_\_

Case Number: TDA-06-Rehab  
 Project Manager: Arnoldo Cervantes  
 Phone: 956-728-1481

**Address: 117 E Maria Elena Road** **Unit: Unit 01**

**Location: 1 - General Requirements** Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1</b>	<b>General Requirements</b>				
10	<b>OWNER ACCEPTS SCOPE OF WORK</b> The undersigned applicant(s) certifies that he/she has participated in the development of this Work Write Up (WWU) with the "Date inspected" date of _____ & referred to as Exhibit 1. After careful review the applicant understands & accepts the work described & has initialed & dated each page of this WWU. x _____ x _____ Applicant Date Applicant Date	1.00	DU	_____	_____
14	<b>CONTRACTOR ACCEPTS SCOPE OF WORK</b> The undersigned contractor certifies that he/she has carefully reviewed & agrees to perform the work described in this Work Write Up (WWU) with the "Date Inspected" date of _____ & referred to as Exhibit 1. The contractor shall initial & date each page of the WWU. x _____ Contractor Date	1.00	DU	_____	_____
31	<b>CONSTRUCTION DEFINITIONS</b> "Install" means to purchase, set up, test and warrant a new component. " Replace" means to remove and dispose of original material, purchase new material, deliver, install, test and warrant. "Repair" means to return a building component to like new condition through replacement, adjustment and recoating of parts. "Reinstall" means to remove, clean, store and install a component.	1.00	GR	_____	_____
35	<b>VERIFY QUANTITIES/MEASUREMENTS</b> All Quantities stated in the attached specifications for this address using Units of Measure other than Each (EA), Room (RM) or Dwelling Unit (DU) (e.g. SF of Drywall) are for the contractor's convenience and must be verified by the contractor at a mandatory site inspection prior to bid submission. All quantities stated in the Units of Measure Each (EA), Room (RM) or Dwelling Unit (DU) are as stated. Discrepancies in Quantities found by the contractor must be communicated to the Housing Rehabilitation Specialist prior to the submission of a bid. Claims for additional funds due to discrepancies in Quantities shall not be honored if submitted after the bid submission.	1.00	GR	_____	_____
45	<b>CONTRACTOR PRE-BID SITE VISIT</b> The contractor must inspect the property. Submission of a bid is presumptive evidence that the bidder has thoroughly examined the site and is conversant with the requirements of the local jurisdiction.	1.00	DU	_____	_____

Location: 1 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 1 General Requirements</b>					
55	<b>WORK TIMES</b> Contractors and their Subcontractors shall schedule working hours between 8:00am and 6:00pm Monday through Friday. Requests to work on weekends and before or after these hours must be approved by the homeowner.	1.00	GR	_____	_____
77	<b>NEW MATERIALS REQUIRED</b> All materials used in connection with this work write-up are to be new, of first quality and without defects - unless stated otherwise or pre-approved by Owner and Construction Specialist.	1.00	GR	_____	_____
78	<b>WORKMANSHIP STANDARDS</b> All work shall be performed by mechanics both licensed and skilled in their particular trade as well as the tasks assigned to them. Workers shall protect all surfaces as long as required to eliminate damage.	1.00	GR	_____	_____
85	<b>CLOSE-IN INSPECTIONS REQUIRED</b> Call the agency for inspection of all work that will be concealed from view before it is closed in. This type of inspection frequently includes, but is not limited to footings, roof sheathing & flashing prior to installation of new felt & shingles, and repaired framing & decking prior to installation of underlayment & floor coverings, prior to insulation and prior to drywall.	1.00	GR	_____	_____
90	<b>1 YEAR GENERAL WARRANTY</b> Contractor shall remedy any defect due to faulty material or workmanship and pay for all damage to other work resulting therefrom, which appear within one year from final payment. Further, contractor shall furnish owner with all manufacturers' and suppliers' written warranties covering items furnished under this contract prior to release of the final payment.	1.00	DU	_____	_____
120	<b>FINAL CLEAN</b> Remove from site all construction materials, tools and debris. Sweep clean all exterior work areas. Vacuum all interior work areas, removing all visible dust, stains, labels and tags. Clean all windows referenced in specifications.	1.00	DU	_____	_____
<b>Trade: 16 Conservation</b>					
4903	<b>AIR-SEAL BUILDING ENVELOPE</b> Seal all accessible cracks, gaps and holes in the building envelope with low VOC caulk (if less than 1/4") or expanding foam (if greater than 1/4"). Seal all top plate and bottom plate penetrations. If the foundation masonry wall is open core concrete block, seal the tops of the block with expanding foam. Seal all penetrations created by plumbing, gas lines, electrical boxes and outlets. Seal accessible gaps between the structure and window and door units with low expansive foam. Take care to seal all joints without excess sealant. Seal any gaps in the building envelope adjacent to flues with carefully cut to fit sheet metal collars that are securely fastened to framing sealing all seams and gaps with fire rated caulk. Remove any recessed	1.00	DU	_____	_____

Location: 1 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 16	Conservation				

light fixtures in insulated ceilings and seal the resulting opening. Seal any entries to attic space using weather stripping on attic doors or hatches. Air sealing must be completed prior to the installation of insulation. The owner will have a blower door test performed and the air sealing must produce test results of less than 0.30 CFM @50Pa per SF of envelope (floors, walls and ceiling).

Trade: 23 Electric

7430 CERTIFY ELECTRIC DISTRIBUTION

1.00 AL

Electrician shall inspect all exposed wiring, motors, fixtures and devices for malfunction, shorts and housing code compliance. Non-functioning and dangerous equipment and wiring shall be replaced with Romex wire, ivory devices and fixtures, with \$20 per fixture allowance. The service panel shall conform to the NEC Existing Structures code.

Location Total: \_\_\_\_\_

Location: 2 - Kitchen

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

3717 CABINET - WOOD BASE

15.00 LF

Remove & dispose off site all existing cabinets, counters, ledgers, etc. Install base cabinets constructed of solid hardwood face-frames, doors and draw fronts. Drawer boxes shall be plywood. Carcasses will be joined using metal or plastic corner bracing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Install "D" shaped pulls on all doors and drawers even when finger grooves exist. Owner will choose style & finish from those available in line proposed by contractor. Include corner cabinet (lazy susan type)

3727 CABINET - WOOD WALL

1.00 LF

Remove & dispose off site all existing upper cabinets, counters, ledgers, etc. NOTE: Upper cabinets will be either: a) 42" installed to ceiling OR b) will be 36" trimmed with a stained oak crown, OR c) will be 36" with a trimmed drywall or plywood soffit. Install upper cabinets constructed of solid hardwood face-frames and doors. Carcasses will be joined using metal or plastic corner bracing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Install "D" shaped pulls on all doors and drawers even when finger grooves exist. Owner will choose style & finish from those available in line proposed by contractor. Include corner cabinet lazy susan type.

3747 REPLACE COUNTER TOP-PLASTIC LAMINATE

15.00 LF

Location: 2 - Kitchen

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

Dispose of existing counter top. Field measure for sizing. All particleboard and MDF components must comply with California 93120 (formaldehyde content) or all exposed edges must be sealed with a low-VOC sealant. Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk countertop to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture.

Trade: 20 Floor Coverings

5930	<b>UNDERLAYMENT AND VINYL SHEET GOODS</b>	180.00	SF		
	Install 1/4" masonite underlayment using corrugated nails ring shank nails, 8" on center allowing a 1/4" gap at wall. Fill seams with a manufacturer approved filler. Install 070" thick, backed vinyl sheet goods w/ minimum seams, per manufact. recommendations. Install metal edge strips in openings. Owner's choice color.				

Trade: 22 Plumbing

6835	<b>SINK--DOUBLE BOWL COMPLETE</b>	1.00	EA		
	Install a 22 gauge 33" x 22" x 7" double bowl, stainless steel, self rimming kitchen sink including a steel, metal body faucet, rated at 2.0 GPM or less, with a 15 year drip-free warranty, grease trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. NOTE: All copper is to be soldered (no compression fittings) & all PVC fittings glued.				

Trade: 23 Electric

7836	<b>RANGE HOOD EXTERIOR VENTED--ENERGY STAR</b>	1.00	EA		
	Install an exterior ducted enameled ENERGY STAR range hood with integral minimum 2 speed fan control and light switched separately capable of a minimum 150 CFM at a maximum of 7 sones such as the Boran QSE130 series. Attach hood to cabinet with screws. Include galvanized metal vent with all seams sealed with duct mastic, and roof or wall cap/damper assembly flashed appropriately for the exterior finish. Owner's choice of color.				

Location Total: \_\_\_\_\_

Location: 3 - Bathroom

Approx. Wall SF: 288

Ceiling/Floor SF: 72

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

2407	<b>BASEBOARD--COLONIAL 2 1/4"</b>	25.00	LF		
	Install finger jointed WM-626fj 9/16" x 2-1/4" colonial base with finish nails of sufficient length to penetrate framing 1". Mitre all				

**Location: 3 - Bathroom**

Approx. Wall SF: 288

Ceiling/Floor SF: 72

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
lap joints, and break all lap joints over framing.					
3345	<b>DOOR--FLUSH INT, HOLLOW CORE</b> Install flush, hollow core, masonite door on existing jamb. Include privacy lockset and 2 butt hinges.	1.00	EA	_____	_____

**Trade: 20 Floor Coverings**

5930	<b>UNDERLAYMENT AND VINYL SHEET GOODS</b> Install 1/4" masonite underlayment corrugated ring shank nails, 6" on center allowing a 1/4" gap at wall. Fill seams with a manufacturer approved filler. Install Forbo's Marmoleum or Armstrong Marmorette linoleum sheet goods, per manufacturer's most current recommendations. Owner's choice of color.	72.00	SF	_____	_____
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**Trade: 22 Plumbing**

7180	<b>BATH--3/4 (COMM/LAV/SHOWER)</b> Rough in, supply white fixtures and trim out a white, close coupled commode, 24" vanity with cultured top, and an enameled steel shower with a stone base. Rough in with PVC waste and vent and copper supply. Install metal single lever faucets on lavatory and shower with 15 year drip-free warranty, chromed 5- piece accessory set, & metal medicine cabinet.	1.00	EA	_____	_____
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Location Total: \_\_\_\_\_

**Location: 4 - Bedroom 1**

Approx. Wall SF: 448

Ceiling/Floor SF: 195

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
2407	<b>BASEBOARD--COLONIAL 2 1/4"</b> Install finger jointed WM-626fj 9/16" x 2-1/4" colonial base with finish nails of sufficient length to penetrate framing 1". Mitre all lap joints, and break all lap joints over framing.	55.00	LF	_____	_____
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	2.00	EA	_____	_____
<b>Trade: 20 Floor Coverings</b>					
5930	<b>UNDERLAYMENT AND VINYL SHEET GOODS</b> Install 1/4" masonite underlayment using corrugated nails, 6" on center allowing a 1/4" gap at wall. Fill seams with a manufacturer approved filler. Install 070" thick, backed vinyl sheet goods w/ minimum seams, per manufact. recommendations. Install metal edge strips in openings.	180.00	SF	_____	_____

**Location: 4 - Bedroom 1**

Approx. Wall SF: 448

Ceiling/Floor SF: 195

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 20	<b>Floor Coverings</b>				

Owner's choice of pattern and color.

Location Total: \_\_\_\_\_

**Location: 5 - Bedroom 2**

Approx. Wall SF: 400

Ceiling/Floor SF: 154

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 20	<b>Floor Coverings</b>				

5930

**UNDERLAYMENT AND VINYL SHEET GOODS**

154.00

SF

Install 1/4" underlayment grade plywood using 7d screw shank or cement coated nails, or narrow crown coated staples, 6" on center allowing a 1/4" gap at wall. Fill seams with a manufacturer approved filler. Install 070" thick, backed vinyl sheet goods w/ minimum seams, per manufact. recommendations. Install metal edge strips in openings. Owner's choice of pattern and color.

**Trade: 23 Electric**

7805

**SMOKE DETECTOR--BATTERY POWERED**

1.00

EA

Install a UL approved, ceiling mounted, battery powered smoke and fire detector and battery.

Location Total: \_\_\_\_\_

**Location: 6 - Bedroom 3**

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	<b>Carpentry</b>				

2407

**BASEBOARD--COLONIAL 2 1/4"**

56.00

LF

Install finger jointed WM-626fj 9/16" x 2-1/4" colonial base with finish nails of sufficient length to penetrate framing 1". Mitre all lap joints, and break all lap joints over framing.

**Trade: 17 Drywall & Plaster**

5270

**DRYWALL--1/2"**

596.00

SF

Hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8" on center. Run boards with long dimension perpendicular to framing members. Sand ready for paint.

**Trade: 20 Floor Coverings**

5930

**UNDERLAYMENT AND VINYL SHEET GOODS**

168.00

SF

Install 1/4" underlayment grade plywood using 7d screw shank or cement coated nails, or narrow crown coated staples, 6" on

Address: 117 E Maria Elena Road

Unit: Unit 01

Location: 6 - Bedroom 3

Approx. Wall SF: 432

Ceiling/Floor SF: 180

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 20 Floor Coverings

center allowing a 1/4" gap at wall. Fill seams with a manufacturer approved filler. Install 070" thick, backed vinyl sheet goods w/ minimum seams, per manufact. recommendations. Install metal edge strips in openings. Owner's choice of pattern and color.

Trade: 23 Electric

7805	<b>SMOKE DETECTOR--BATTERY POWERED</b> Install a UL approved, ceiling mounted, battery powered smoke and fire detector and battery.	1.00	EA	_____	_____
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Location Total: \_\_\_\_\_

Location: 7 - Living Room

Approx. Wall SF: 512

Ceiling/Floor SF: 256

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 10 Carpentry

2407	<b>BASEBOARD--COLONIAL 2 1/4"</b> Install finger jointed WM-626fj 9/16" x 2-1/4" colonial base with finish nails of sufficient length to penetrate framing 1". Mitre all lap joints, and break all lap joints over framing.	56.00	LF	_____	_____
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Trade: 17 Drywall & Plaster

5270	<b>DRYWALL--1/2"</b> Hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8" on center. Run boards with long dimension perpendicular to framing members. Sand ready for paint.	464.00	SF	_____	_____
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Trade: 23 Electric

7805	<b>SMOKE DETECTOR--BATTERY POWERED</b> Install a UL approved, ceiling mounted, battery powered smoke and fire detector and battery.	1.00	EA	_____	_____
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Location Total: \_\_\_\_\_

Location: 8 - Laundry Room

Approx. Wall SF: 368

Ceiling/Floor SF: 126

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 7 Masonry

1120	<b>PIER &amp; Beam</b> Lay concrete block piers, and 4x4 columns. Shim with metal plates, to load bearing beams.	6.00	EA	_____	_____
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Address: 117 E Maria Elena Road

Unit: Unit 01

Location: 8 - Laundry Room

Approx. Wall SF: 368

Ceiling/Floor SF: 126

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 7	Masonry				

Trade: 20 Floor Coverings

5930	<b>UNDERLAYMENT AND VINYL SHEET GOODS</b> Install 1/4" underlayment grade plywood using 7d screw shank or cement coated nails, or narrow crown coated staples, 6" on center allowing a 1/4" gap at wall. Fill seams with a manufacturer approved filler. Install 070" thick, backed vinyl sheet goods w/ minimum seams, per manufact. recommendations. Install metal edge strips in openings. Owner's choice of pattern and color.	140.00	SF		
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Trade: 22 Plumbing

7120	<b>DRIPLESS CENTER--WASHER HOOK UP</b> Install PVC stand pipe, hot and cold hose bibbs, and 20 amp outlet on a separate circuit to service a washing machine. Include dryer vents ,and electrical outlets as well.	1.00	EA		
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Location Total: \_\_\_\_\_

Location: 9 - Exterior Wall A

Approx. Wall SF: 0

Ceiling/Floor SF: 224

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	2.00	EA		

Trade: 19 Paint & Wallpaper

5656	<b>PREP &amp; PAINT EXTERIOR WOOD SIDING</b> Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding with owner's choice of premixed acrylic latex.	1.00	SF		
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Location Total: \_\_\_\_\_

Location: 10 - Exterior Wall B

Approx. Wall SF: 0

Ceiling/Floor SF: 224

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 5	Demolition & Disposal				
760	<b>DEMOLISH AND REMOVE</b> Demolish specified portion of structure and dispose of debris	1.00	SF		

Address: 117 E Maria Elena Road

Unit: Unit 01

Location: 10 - Exterior Wall B

Approx. Wall SF: 0

Ceiling/Floor SF: 224

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 5	<b>Demolition &amp; Disposal</b> from property to code legal dump.				

Trade: 17 **Drywall & Plaster**

5270	<b>DRYWALL--1/2"</b> Hang, tape and 3 coat finish 1/2" drywall. Apply a 3/8" bead of low VOC drywall adhesive to each framing member and install using drywall screws min. 1 5/8 long, 8" on center. Run boards with long dimension perpendicular to framing members. Sand ready for paint.	224.00	SF		
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Location Total: \_\_\_\_\_

Location: 11 - Exterior Wall C

Approx. Wall SF: 0

Ceiling/Floor SF: 232

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	<b>Carpentry</b>				
2595	<b>SIDING--T1-11 REPLACE</b> Remove existing and install rough sawn fir, 5/8" thick, factory stained, T1-11 siding sheets, including 1"x 3" trim at corners. Use lap flashing on horizontal seams. Flash or install silicone caulking along entire top edge, and under windows and other openings.	232.00	SF		

Location Total: \_\_\_\_\_

Location: 12 - Exterior Wall D

Approx. Wall SF: 0

Ceiling/Floor SF: 96

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	<b>Carpentry</b>				
2595	<b>SIDING--T1-11 REPLACE</b> Remove existing and install rough sawn fir, 5/8" thick, factory stained, T1-11 siding sheets, including 1"x 3" trim at corners. Use lap flashing on horizontal seams. Flash or install silicone caulking along entire top edge, and under windows and other openings. Remove existing door and enclose.	96.00	SF		

Trade: 19 **Paint & Wallpaper**

5656	<b>PREP &amp; PAINT EXTERIOR WOOD SIDING</b> Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding with owner's choice of premixed acrylic latex.	96.00	SF		
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Location Total: \_\_\_\_\_

**Address: 117 E Maria Elena Road****Unit: Unit 01****Location: 13 - Exterior Wall E**

Approx. Wall SF: 0

Ceiling/Floor SF: 208

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 9 Environmental Rehab</b>					
9516	<b>REMOVE DOOR, CLOSE OPENING</b> Remove, package and dispose of door, jamb and casing. Stud opening with 2 x 4's. Hang, tape and 3 coat, finish, 1/2" gypsum ready for paint.	1.00	EA	_____	_____

<b>Trade: 10 Carpentry</b>					
2595	<b>SIDING--T1-11 REPLACE</b> Remove existing and install rough sawn fir, 5/8" thick, factory stained, T1-11 siding sheets, including 1"x 3" trim at corners. Use lap flashing on horizontal seams. Flash or install silicone caulking along entire top edge, and under windows and other openings.	208.00	SF	_____	_____
2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	2.00	EA	_____	_____

<b>Trade: 19 Paint &amp; Wallpaper</b>					
5656	<b>PREP &amp; PAINT EXTERIOR WOOD SIDING</b> Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding with owner's choice of premixed acrylic latex.	208.00	SF	_____	_____

**Location Total:** \_\_\_\_\_**Location: 14 - Exterior Wall F**

Approx. Wall SF: 0

Ceiling/Floor SF: 120

Spec #	Spec	Quantity	Units	Unit Price	Total Price
<b>Trade: 10 Carpentry</b>					
2595	<b>SIDING--T1-11 REPLACE</b> Remove existing and install rough sawn fir, 3/8" thick, factory stained, T1-11 siding sheets, including 1"x 3" trim at corners. Use lap flashing on horizontal seams. Flash or install silicone caulking along entire top edge, and under windows and other openings.	120.00	SF	_____	_____

<b>Trade: 19 Paint &amp; Wallpaper</b>					
5656	<b>PREP &amp; PAINT EXTERIOR WOOD SIDING</b> Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding with owner's choice of premixed acrylic latex.	120.00	SF	_____	_____

Address: 117 E Maria Elena Road

Unit: Unit 01

Location: 14 - Exterior Wall F

Approx. Wall SF: 0

Ceiling/Floor SF: 120

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 19	Paint & Wallpaper				

Location Total: \_\_\_\_\_

Location: 15 - Exterior Wall G

Approx. Wall SF: 0

Ceiling/Floor SF: 80

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

2595	<b>SIDING--T1-11 REPLACE</b> Remove and install rough sawn fir, 5/8" thick, factory stained, T1-11 siding sheets, including 1"x 3" trim at corners. Use lap flashing on horizontal seams. Flash or install silicone caulking along entire top edge, and under windows and other openings.	80.00	SF	_____	_____
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Trade: 19 Paint & Wallpaper

5656	<b>PREP &amp; PAINT EXTERIOR WOOD SIDING</b> Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding with owner's choice of premixed acrylic latex.	80.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 16 - Exterior Wall H

Approx. Wall SF: 0

Ceiling/Floor SF: 48

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 19	Paint & Wallpaper				

5785	<b>PREP &amp; PAINT EXTERIOR MASONRY</b> Protect ground with drop cloth. Scrape or pressure wash all loose, peeling, cracked and blistered paint from surface. Spot prime with latex primer. Paint one top coat with latex. Color choice by owner.	48.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 17 - Exterior Wall I

Approx. Wall SF: 0

Ceiling/Floor SF: 88

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 19	Paint & Wallpaper				

5785	<b>PREP &amp; PAINT EXTERIOR MASONRY</b> Protect ground with drop cloth. Scrape or pressure wash all loose, peeling, cracked and blistered paint from surface. Spot prime with latex primer. Paint one top coat with latex. Color choice by owner.	88.00	SF	_____	_____
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Address: 117 E Maria Elena Road

Unit: Unit 01

Location: 17 - Exterior Wall I

Approx. Wall SF: 0

Ceiling/Floor SF: 88

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 19 Paint & Wallpaper					

Location Total: \_\_\_\_\_

Location: 18 - Exterior Wall J

Approx. Wall SF: 0

Ceiling/Floor SF: 48

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 19 Paint & Wallpaper					

5785	<b>PREP &amp; PAINT EXTERIOR MASONRY</b> Protect ground with drop cloth. Scrape or pressure wash all loose, peeling, cracked and blistered paint from surface. Spot prime with latex primer. Paint one top coat with latex. Color choice by owner.	48.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 19 - Exterior Wall K

Approx. Wall SF: 0

Ceiling/Floor SF: 280

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10 Carpentry					

2930	<b>WINDOW--ALUM SGL HNG/DBL GLZ</b> Remove window to code legal dump. Field measure, fabricate and install a white, single hung, one-over-one, double glazed, thermal break, enameled aluminum replacement window including all necessary panning, caulk, trim and screen.	1.00	EA	_____	_____
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Trade: 19 Paint & Wallpaper

5656	<b>PREP &amp; PAINT EXTERIOR WOOD SIDING</b> Cover ground with drop cloth. Scrape all loose, cracked, peeling and blistered paint from siding. Feather edges and dull gloss with sandpaper. Dispose of chips properly. Rinse all surfaces with a hose. Caulk and fill holes. Spot prime and top coat siding with owner's choice of premixed acrylic latex.	280.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 20 - Roof

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 15 Roofing					

4580	<b>TEAR OFF AND REROOF SHINGLES</b> Remove and dispose of all roofing & defective sheathing. Cut a 1" wide vent at ridge board. Replace up to 5 sf of sheathing per 100 sf of roof using pine board or CDX plywood of matching thickness. Staple 15 lb felt. Install preformed white aluminum, drip edge, and vent pipe boots. Install a 220 lb fiberglass	16.00	SQ	_____	_____
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Address: 117 E Maria Elena Road

Unit: Unit 01

Location: 20 - Roof

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 15	Roofing				

asphalt, 3 tab shingle with a 25 yr warranty. Replace all flashing. Install shingle-over ridge vent.

Location Total: \_\_\_\_\_

Location: 21 - Hall

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

Custom	<b>Build Wall</b> Build a 15'x8' wall with 2"x4" sole plates, (2)top plates and wall frame @ 16 on center. Hang 1/2" Drywall, tape, float, sand, and texture ready for paint	15.00	SF	_____	_____
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Trade: 20 Floor Coverings

5930	<b>UNDERLAYMENT AND VINYL SHEET GOODS</b> Install 1/4" masonite underlayment grade plywood using corrugated ring shank nails, 6" on center allowing a 1/4" gap at wall. Fill seams with a manufacturer approved filler. Install 070" thick, backed vinyl sheet goods w/ minimum seams, per manufact. recommendations. Install metal edge strips in openings. Owner's choice of pattern and color.	48.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Location: 22 - Exterior

Approx. Wall SF: 0

Ceiling/Floor SF: 420

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

4185	<b>ROOM ADDITION</b> Construct addition per drawing. Use: 8"x 16" concrete footings minimum 16" below grade; 6" block stem wall to 18" above grade; joists 16" oc per plan w/ 5/8" subfloor glued & nailed; 2"x 4" wall framing 16" oc w/ R-11 batts & 1/2" CDX sheathing; roof w/ 6" overhang & 1/2" plywood sheathing; fiberglass shingles; alum. gutter/downspout & flashing; #2 pine fascia & rake; t1-11 5/8" siding w/ all trim; 2 dbl hung window; 1 prehung door; vinyl sheet goods.	420.00	SF	_____	_____
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Location Total: \_\_\_\_\_

Unit Total for 117 E Maria Elena Road, Unit Unit 01: \_\_\_\_\_

Address Grand Total for 117 E Maria Elena Road: \_\_\_\_\_

Bidder: \_\_\_\_\_