



**WASHTENAW COUNTY
FINANCE DEPARTMENT**

Purchasing Division

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January 7, 2011

Addendum #1

RFP No. 6595

Title: CDBG – 218 Woodward, Ypsilanti

Due Date: Thursday, January 13, 2011 at 3:00 pm

The bid due date remains the same.

There will be another **mandatory walk-through** on **Wednesday, January 12, 2011 at 11:00 am.**

Please replace III. Price Sheet, along with page 4 of 13 through page 13 of 13 with the following pages within this addendum.

Please turn in this whole addendum 1 packet with your proposal you turn in.

Anne Strieter, B.S., C.P.M.
Senior Buyer

cc: RFP 6595

OFFICE OF COMMUNITY DEVELOPMENT

Washtenaw County Annex
Building



110 N. Fourth Ave.
Ann Arbor
(734) 622-9025

HOUSING REHABILITATION SPECIFICATIONS WORK ORDER

Homeowner: Versa Roach
Address: 218 Woodward, Ypsilanti, 48197
Home Phone: 734-482-6022 (daughter)
Jurisdiction: City of Ypsilanti
File No. SFR-046-A

Sealed Bids Are

Due: Thursday, January 13, 2011 By 3:00 pm

**A PRE-BID WALK THROUGH WILL IS SCHEDULED FOR:
Wednesday, January 12, 2011 @ 11:00 am**

Issued by:
Rehabilitation Specialist: _____ Date: _____

Approved for Bidding by:
Operations Manager: _____ Date: _____

Owner(s) Acceptance of Scope of Work: The undersigned applicant certifies that he/she has participated in the development of this Work Order. After careful review the applicant understands & accepts the proposed work order.

Owner: _____ Date: _____

BIDDING INSTRUCTIONS

Bids-General: Bids shall be made in accordance with these instructions. Failure to execute a bid as required may, at the discretion of the Office of Community Development, be cause for rejection of the bid. **Read all Bid Specifications Carefully.**

Forms: Bids shall be submitted on forms provided by the Office of Community Development.

Blanks; Corrections: All blank spaces on any bid documents shall be typewritten or ink. Any erasures or corrections shall be dated and initialed by the Contractor submitting the bid.

Submission/Withdrawal: Bids shall be submitted in a sealed envelope to the Office of Community Development, prior to the time and date set forth for bid opening. Each bid shall be properly addressed and shall bear on the face of the envelope the Name of the Contractor submitting the bid and the words: "Rehabilitation Bid." Bids may be withdrawn prior to the opening date when a request is submitted in writing by the contractor.

Execution: Bids shall be signed by the Contractor submitting the bid. If the Contractor submitting the bid is a corporation, the bid shall bear the name of the corporation, signed by an officer authorized to bind the corporation.

Words and Figures: Where amounts are given in both words and figures, the words will govern.

Unit Prices: When unit prices are called for, bids shall include all unit cost items and alternatives shown on the bid. When an error is made in extending total prices, the unit price will govern.

Base Bid Amount-Alternates: The base bid amount shall be net, and shall include all labor, material, transportation and handling, as well as include overhead and profit for the work or materials designated in the bid specifications. All Alternates shall also be included in the base bid amount.

Interpretation: Interpretation of the meaning of any item in the Workorder Specifications shall be valid only if issued in writing and or verbally by the OCD Rehabilitation Specialist.

Familiarity with Contract Documents and Site: The Contractor and all Sub-Contractors submitting proposals to the Contractor shall examine all Bid Documents including Work Write-up, general conditions and specifications, inspect and acquaint themselves fully with site conditions interior and exterior, along with working conditions and restraints, if applicable prior to the submission of a bid.

Homeowners have the right to refuse last minute attempts to inspect the property.

Contract Ownership: Contracts shall be written between the Homeowner and the successful Contractor submitting the bid. The Contract Documents shall be valid only if the documents have been properly reviewed and signed by the Office of Community Developments representative designated in the Contract Documents.

Approved Equal: The intended use of a product, service, and or material other than specified must be submitted by the contractor to the OCD Rehabilitation Specialist for written approval.

Inspections: All rehabilitation work must be inspected by the local Building Authority and the Office of Community Development before payments are issued to insure compliance with the building code, as well as plans and specifications.

OCD right to reject: The Office of Community Development reserves the right to reject any or all bids or to accept any bid or combination of a bid which may be deemed to be in the best interest of the program.

**Washtenaw Urban County
Office of Community Development**

BID PROPOSAL

DATE BIDS DUE 1/13/11

DATE BIDS RELEASED 12/20/10

Project: Versa Roach
218 Woodward
Ypsilanti, MI 48197
734-482-6022 (daughter)

Inspector: Alvin Nunn
734 622-9008

The following is hereby submitted as per your request. This bid covers all work and/or specified in the bid documents received for this job.

The undersigned, having become thoroughly familiar with the terms and conditions of the proposed Workorder Specifications and with local conditions affecting the performance and costs of the work at the place where the work is to be completed, and having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the Work in a workmanlike manner and in strict accordance with the proposed Workorder Specifications, including furnishing of any construct, and complete said Work in accordance with the Workorder Specifications, for the sum of money:

Include all alternates, labor, materials, services, and equipment necessary for the completion of the work shown on the Drawings and in the Specifications:

Base Bid _____ Dollars: \$ _____

10% Contingency \$ _____ **(Do not add to base bid amount)**

The undersigned agrees to execute a contract for work covered by this proposal, provided that he is notified of its acceptance within ninety (90) days after the opening of the bid proposals.

SUMMARY OF BASE BID

The aforementioned base bid is broken down as follows:

GENERAL WORK	\$ _____
PLUMBING	\$ _____
HVAC	\$ _____
ELECTRICAL	\$ _____
ENVIRONMENTAL	\$ _____

CONTRACTOR INFORMATION

Name: _____

Phone: _____

Fed. Tax ID: _____

Contractor Signature: _____ Date: _____

(No Bid Response Required: Contractor must respond in writing if declining to bid.)

Item	Specification	Quantity/Unit	Total Cost
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General Requirements

1 Field Verify Quantities, Dimensions, and Measurements

All measurements, quantities, and dimensions included in the Construction Work Order are for the contractor's general reference prior to a mandatory site inspection to field verify measurements, quantities and dimensions. **All measurements, quantities, dimensions are approximates.** No claim for additional funds due to discrepancies in measurements or quantities shall be honored if not submitted at the time of the initial bid proposal.

Priority Level 1.00 NC \$ No Charge

2 Manufacturer's Specs Prevail

All materials shall be installed in full accordance with the manufacturer's specifications for working conditions, surface preparation, methods, protection and testing.

Priority Level 1.00 NC \$ No Charge

3 All Permits Required

The contractor shall supply (2) copies of the Construction Work Order to the local Building Department, apply for, pay for, obtain and forward copies of the following indicated permits to the Office of Community Development : _____ Plumbing; _____ Electric; _____ HVAC; _____ Building; _____ Zoning; _____ Lead Abatement; _____ Asbestos Abatement.

**** Contractor is also responsible for preparing and submitting all plans and drawings when required by the local building department.**

Priority Level 1.00 AL \$ _____

4 Mandatory Contractor Pre-bid Site Visit

The contractor must inspect the interior and exterior of the property at the time and date specified in the Construction Work Order. Submission of a bid is presumptive evidence that the bidder has thoroughly examined the site and is familiar with the requirements of the Construction Work Order.

Failure to submit this form properly endorsed with the required signatures will result in disqualification of bid. Proper endorsement by OCD Rehabilitation Staff must be obtained at the pre-bid meeting.

Rehabilitation Specialist signature: _____ Date: _____

Priority Level 1.00 GR \$ _____

5 Section 3 Requirement

The work to be performed under this bid is subject to the requirements of Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u (Section 3). The purpose of Section 3 is to ensure that employment and other economic opportunities generated by HUD assistance or HUD-assisted projects covered by Section 3, shall, to the greatest extent feasible be directed to low-and very low-income persons, particularly persons who are recipients of HUD assistance for housing.

Priority Level 1.00 NC \$ No Charge

6 Work Times

Contractors and their Subcontractors shall schedule working hours between 7:00am and 6:00pm Monday through Friday. Requests to work on weekends and before or after these hours must be approved by the homeowner.

Priority Level 1.00 NC \$ No Charge

Item	Specification	Quantity/Unit	Total Cost
7	Job Behavior The following behaviors in any worker shall not be permitted and may result in the owner terminating the contract for cause: theft, lewd or lascivious acts, foul language, intoxication, use of illegal drugs, abusive behavior, and willful destruction of owners property.		
	Priority Level	<u>1.00</u> NC	\$ <u>No Charge</u>
8	Workmanship Standards All work shall be performed by mechanics both certified, licensed and or skilled in their particular trade as well as the tasks assigned to them. Workers shall protect all surrounding surfaces as long as required to eliminate damage.		
	Priority Level	<u>1.00</u> NC	\$ <u>No Charge</u>
9	Close-in Inspections Required 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.		
	Priority Level	<u>1.00</u> NC	\$ <u>No Charge</u>
10	1 Year General Warranty 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.		
	Priority Level	<u>1.00</u> NC	\$ <u>No Charge</u>
11	Time of Commencement & Completion Clause The Work shall commence within 21 calendar days of authorization by written Notice to Proceed from the Office of Community Development (OCD) and shall be completed no later than 90 calendar days from the commencement date of the Notice to Proceed**. The Contractor shall be liable for, and shall pay (\$ 100.00) one hundred dollars per day, as liquidated damages for each calendar day of delay until the work begins and/or is completed. If work has begun, the liquidated damages may not exceed 75% seventy five percent of the remaining balance of the homeowners contract. If liquidated damages should reach 75% of the remaining balance the contract shall be terminated and the remaining Work shall be completed completed in the best manner deemed appropriate by the OCD. If Work has not begun within 30 calendar days the contract shall be terminated and the Work shall be negotiated with the next responsive and responsible bidding contractor ** If the work is delayed at any time by causes beyond the contractor's control, then the contract may be extended by "change order" for such reasonable time as the OCD staff deems necessary. ***Contractors may submit a written withdrawal with in 7 calendar days prior to the 14 day commence date.		
	Priority Level	<u>1.00</u> NC	\$ <u>No Charge</u>
12	Final Clean 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.		
	Priority Level	<u>1.00</u> NC	\$ <u>No Charge</u>

Item	Specification	Quantity/Unit	Total Cost
13	<p>10% Contingency -- (Do not add to base bid amount) A contract contingency of 10% shall be added by the contractor to contribute to the base bid amount for the costs of unforeseen and unexpected work items. Contingency expenditures must be approved by the rehabilitation specialist. This amount is <u>not</u> a guaranteed payment to the contractor and shall be deleted from the contract amount if unused.</p> <p>Priority Level <u>1.00</u> AL \$ _____</p>		
14	<p>Prohibited Paint Removal Methods The following paint removal methods are prohibited on all HUD-funded projects: - Open flame burning or torching; - Machine sanding or grinding without a HEPA local exhaust control; - Abrasive blasting or sandblasting without a HEPA local exhaust control; - Heat guns operating above 1,100 degrees Fahrenheit or charring the paint; - Dry sanding or dry scraping except: dry scraping in conjunction with heat guns within one (1) foot of electrical outlets, or below the deminimus; and - On site chemical paint removal in a poorly ventilated space using a volatile stripper that is a hazardous substance in accordance with regulations of the Consumer Product Safety Commission and/or a hazards chemical in accordance with the Occupational Safety and Health Administration.</p> <p>Priority Level <u>1.00</u> NC \$ <u>No Charge</u></p>		
15	<p>Clearance Examination Using a trained and certified lead paint inspector, a lead hazard risk assessor, or if approved, a sampling technician, one hour after completion of all lead hazard reduction, renovation and maintenance work, conduct a visual assessment for evidence of remaining paint chips, visible dust debris and residue. Randomly select four (4) floors, two (2) window sills and two (2) window troughs to dust wipe test as per protocol in the HUD Guidelines. Submit the dust samples, plus a blank sample, to an EPA-accredited lead analytical laboratory for determination of lead content. Provide the owne, occupants and this agency with the clearance report and a "Notice of Lead Hazard Reduction" within 15 days of achieving final clearance, in accordance with 23 CFR Part 35.</p> <p>** The Office of Community Development will only pay for passed clearance examinations. The contractor shall be responsible for the repayment to Community Development for all failed clearance examinations.**</p> <p>Priority Level <u>1.00</u> EA \$ _____</p>		
16	<p>Supervisor Training All persons supervising workers or legally responsible for job conditions must provide proof of successfull completion of the state or EPA model supervisor training course in Lead Hazard Abatement prior to commencement.</p> <p>Priority Level <u>1.00</u> NC \$ <u>No Charge</u></p>		
17	<p>Worker Training- Lead Safe Work Practices All persons carrying out housing rehabilitation activities must provide proof of state or EPA model worker training course(s) in lead hazard awareness,self protection and safe work practices prior to commencement of work.</p> <p>Priority Level <u>1.00</u> NC \$ <u>No Charge</u></p>		
18	<p>Occupant Protection Plan Pursuant to 24CFR Part 35 and MCL 333.5451 or Michigan Rule No. 325.9917 (4) (a) & (b). All lead-based paint activity and or Abatement projects must not be started before an occupant protection plan specific to the structure is developed by a Michigan certified Abatement Project Designer or Abatement Supervisor. The plan shall describe measures and management procedures that shall be taken to protect the building occupants.</p> <p>Priority Level <u>1.00</u> NC \$ <u>No Charge</u></p>		

Bid Request Form

Versa Roach
218 Woodward, Ypsilanti, MI 48197

734-482-6022

Item	Specification	Quantity/Unit	Total Cost
19	Post Warning Sign/Tape Following Federal guidelines post interior and exterior signs/tape to remind workers, warn occupants, and the public of the presents of potentially hazardous lead conditions. Keep signs/tape in good condition and in place until final clearance has passed.	1.00 NC	\$ No Charge
47	*****INTERIM CONTROL ACTIVITY***** All line items listed as an *****INTERIM CONTROL ACTIVITY***** must be completed in accordance to 24CFR part 35 of the Code of Federal Regulations. This includes homeowner/State notifications, containment, demolition, removal, disposal, installation, cleaning, and testing.	1.00 EA	\$ _____

Item	Specification	Quantity/Unit	Total Cost
Exterior House			
21	Stone-Repoint Cut out lime putty mortar at least 1/2". Remove all loose material with low pressure water. Repoint using portland cement mortar within 30 minutes of final mixing. Wet mortar joints before applying mortar. Match color as closely as possible. Provide barricades and drop clothes.		
	Priority Level	10.00 LF	\$ _____
22	Exterior--Replace Porch--Rear Shore up porch roof and dispose of porch. Construct 12" x 12" cement block piers on a 12" x 18" x 12" footing below frost line. Tool strike mortar joints and allow to set before positioning floor joists. Hang 2" x 8" joists 16" o.c. with a double band joist using joist hangers with a pitch of 1/8" in 1 foot. Use galvanized nails and hardware. Face nail 5/4" x 6" .40 CCA pressure-treated #1 grade yellow pine decking with bull nosing butted tight using galvanized deck screws or #8 galvanized spiral point nails. Decking to overhand outside edges 1 inch. Install P.T.P. 4" x 4" posts encased four sides with finish lumber glued and screwed to post. Plumb and flush with soffitt. Construct a 32" high railing system comprised of a 2" x 4" with top beveled center to edges and bottom rail is to be 2" x 3" with the top edges chambered. Spindles are to be 1-1/8" x 2" x 24" +/- spaced 3" o.c. nailed to a 1" x 2" wood strip for anchorage to the top and bottom rails. Build a 4" frame to enclose porch and staircase with pressure-treated lattice material panels. Scribe, fit and securely anchor lattice behind fascia with cleats. Construct a set of P.T.P. steps with 2" x 12" outside stringers routed 3/8" for 2-2" x 6" treads. Step to be placed on 4" concrete slab of 3000 P.S.I. airetrained concrete.		
	Priority Level	1.00 EA	\$ _____
23	Gutter Repair Clean gutter(s). Secure and or replace all loose sections, straps, hangers, spikes, or screws to match existing in color. Reattach loose downspouts and replace missing downspout sections. Add extensions on to ends of downspouts to divert water away from house. Install splash blocks if needed. Seal all cracks using quality gutter sealant. **Extensions*		
	Priority Level	6.00 LF	\$ _____
24	Regrade At Foundation And Seed Mow yard 4' out from structure with a bagging mower as low as possible. Install 5" of top soil at foundation graded out 4' from founda- tion to 1". Tack, straw, fertilize and seed area. Install 3' high barricade of string on 1" x 1" stakes to establish lawn.		
	Priority Level	392.00 SF	\$ _____
25	Stabilize And Paint Acrylic--Front & Side Porch *****INTERIM CONTROL ACTIVITY***** Mist defective paint area with water. Lightly scrape all loose paint, wallpaper and plaster. Feather edges with a sponge sanding block saturated with deglossing agent. Rinse and HEPA vacuum all visible chips. Allow surface to dry, spot prime and dry coat with premium acrylic latex paint. **Front & Side Porch**		
	Priority Level	96.00 SF	\$ _____

Item	Specification	Quantity/Unit	Total Cost
26	<p>Tear Off And Re-roof Shingles Remove and dispose of all roofing & defective sheathing. Following all applicable codes and manufacturers recommendations, 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, cover with water and ice shield, installed to extend a minimum of 2-feet into interior heated space. Install preformed aluminum, drip edge, and vent pipe boots. Install a 250 lb. fiberglass asphalt, 3 tab or dimensional shingle with a 25 yr. warranty. Replace all flashing. Install shingle-over ridge vent.</p>	<p>Priority Level 1.00 AL</p>	<p>\$ _____</p>
27	<p>Gutter Guards-Leaf Relief System Install and properly secure aluminum gutter guards in all gutters. Use the <u>Leaf-Relief</u> gutter guard system or an approved equal. www.leaf-relief.com</p>	<p>Priority Level 1.00 AL</p>	<p>\$ _____</p>
51	<p>Weatherstrip Door Weatherstrip existing exterior door with spring bronze and a vinyl or rubber door sweep.**Front Door**</p>	<p>Priority Level 1.00 EA</p>	<p>\$ _____</p>

Item	Specification	Quantity/Unit	Total Cost
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Basement

28 Stone-Repoint

Cut out lime putty mortar at least 1/2". Remove all loose material with low pressure water. Repoint using portland cement mortar within 30 minutes of final mixing. Wet mortar joints before applying mortar. Match color as closely as possible. Provide barricades and drop clothes.

Priority Level 490.00 LF \$ _____

30 Window Remove-glass Block W/vent

Remove all wood window components, packing in plastic and properly dispose of. Install glass block per manufacturers specs with vinyl vent with screen and storm insert, Use expansion spacers around perimeter and mortar to existing foundation or framing. Trim exterior and interior to match existing.

Priority Level 4.00 SF \$ _____

32 Enclose Treads - Vct ***INTERIM CONTROL ACTIVITY*******

Wet scrape deteriorated paint. Mark "Lead Paint" at 4' intervals. Laminate 1/4" ply- wood and glue 1/8" VCT. Install metal bull- nosed edging.

****Upper Stairway****

Priority Level 6.00 EA \$ _____

33 Molding Stabilize And Paint Acrylic--Living Room ***INTERIM CONTROL ACTIVITY*******

Mist defective paint area with water. Lightly scrape all loose paint. Feather edges with a sponge sanding block saturated with deglossing agent. Rinse and HEPA vacuum all visible chips. Allow surface to dry, spot prime and top coat with premium acrylic latex paint from a single manufacturer.

****Living Room Only****

Priority Level 72.00 LF \$ _____

49 Door--Insulated Metal

Install a 4-panel, insulated metal door on the existing jamb, with entrance lockset and mortised dead bolt keyed alike. Include three 4"x 4" hinges, interlocking threshold, neoprene weatherstripping. Prime and topcoat.

Priority Level 1.00 EA \$ _____

52 Insulate Rim Joist--Open Cell Foam

Inject open cell foam insulation into each cavity along rim joist per manufacturer's specifications. Repair all tear-out and remove all overflow. ****Contractor must leave cut sheet of material specifications on site.****

Note: A flame resistant material with flame-spread index not to exceed 25 with an accompanying smoke-developed index not to exceed 450 when tested in accordance with ASTM E 84 shall be applied to cured foam surface.

Priority Level 98.00 LF \$ _____

Item	Specification	Quantity/Unit	Total Cost
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Entire Interior

31 Seal Air leaks and Penetrations

Using a qualified contractor. Depressurize the home to locate air leaks and reduce the air infiltration rate in the home as close to to .35 ACH (air changes per hour) as possible by blowing foam, caulking, and or insulating the following air leakage sites: Base trim, wall outlets and switches, foundations, basement windows, door & window casings, light fixtures, whole house fans, fireplace dampers, behind bath tubs, attic hatches, and etc...

****Provide pre and post-test results of blower door readings.****

Priority Level 1.00 AL \$ _____

35 Door-Stabilize Plane, Adjust ***INTERIM CONTROL ACTIVITY*******

Remove door from structure or contain work area. Plane door edges and adjust the hasp and strike plate to minimize door/jamb friction and contact. Wet scrape door, jamb, trim, and all painted components. Clean and de-gloss all components with lead specific detergent. Rinse to neutralize, spot prime and paint 2- coats acrylic latex. owners choice of color.

Priority Level 9.00 EA \$ _____

36 Floor--Refinish Wood

Remove and dispose of existing flooring (i.e. carpet, vinyl, etc.) installed over oak flooring. Repair/replace any damaged/deteriorated/missing flooring. Drum sand and edge floor. Counter sink all nails and fill holes. Vacuum and tack rag room. Apply a sanding sealer and two coats of oil based polyurethane varnish (Natural). Vacuum room.****All First Level Wood Floors and Upper Stairtreads****

Priority Level 720.00 SF \$ _____

37 Clean To Clearance

Prior to final acceptance of the lead hazard reduction work and all rehabilitation work, the property shall be visually inspected for any remaining paint chips, dust and debris and lead dust wipe samples shall be obtained from floors, windows sills and window troughs. The contractor shall re-clean all applicable components and surfaces and pay for all additional clearance dust sampling if any dust sample results exceedd the thresholds of 40 ug/SF for floors, 250 ug/Sf for window sills and 400 ug/SF for window troughs.

Priority Level 900.00 SF \$ _____

Item	Specification	Quantity/Unit	Total Cost
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Pantry

38 Wire Shelving

Install 12" vinyl clad wire shelving cut to width of closet and capped. Use manufacturer's hardware and installation method.

Priority Level 75.00 LF \$ _____

39 Remove, Package & Dispose--Shelving

Remove, package and dispose of unnecessary shelving.

Priority Level 1.00 AL \$ _____

40 Vinyl Floor Tile--Traffic Master

Install floor tile, by *Traffic Master Allure* or *approved* equal per manufacturer's recommendations. Include metal edge strips at openings, and shoe molding or 4" vinyl base around perimeter. \$3.50sf material allowance Owner's choice of in stock styles and colors.

Priority Level 15.00 SF \$ _____

50 Stabilize And Paint Surface *INTERIM CONTROL ACTIVITY*****

Mist defective paint area with water. Repair surface where needed, Lightly scrape all loose paint, wallpaper and plaster, Feather edges with a sponge sanding block saturated with deglossing agent. Rinse and HEPA vacuum all visible chips. Allow surface to dry, spot prime and dry coat with premium acrylic latex paint.

Priority Level 116.00 SF \$ _____

Kitchen

43 Vinyl Floor Tile--Traffic Master

Install floor tile, by *Traffic Master Allure* or *approved* equal per manufacturer's recommendations. Include metal edge strips at openings, and shoe molding or 4" vinyl base around perimeter. \$3.50sf material allowance Owner's choice of in stock styles and colors.

Priority Level 80.00 SF \$ _____

Item	Specification	Quantity/Unit	Total Cost
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Bathroom

41 Bath Vent Fan

Install a Energy Star rated fixture with an exterior ducted vent fan with damper capable of 130 cfm, controlled by 2 manufacturer- supplied switches, using #14 copper Romex. Fish all wire and repair tear out.

Use a Panasonic **FV-13VKM2**

Whisper Green 130 CFM Premium Ceiling Mounted Continuous and Spot Ventilation Fan with Smart Action Motion Sensor or an approved equal.

Priority Level 1.00 EA \$ _____

42 Vinyl Floor Tile--Traffic Master

Install floor tile, by *Traffic Master Allure* or *approved* equal per manufacturer's recommendations. Include metal edge strips at openings, and shoe molding or 4" vinyl base around perimeter. \$3.50sf material allowance Owner's choice of in stock styles and colors.

Priority Level 36.00 SF \$ _____

44 Water Closet/toilet--replace

Remove and dispose of existing water closet/toilet, install a new water-saving power flush 2 piece, close coupled, white, vitreous china, water saving commode. Include plastic or pressed wood white seat, plastic supply pipe, shut-off valve, flap valve, flange bolts w/caps and wax seal. Use 14" rough-in when replacing wall hung commode, and 12" rough-in to replace close coupled commode.

Priority Level 1.00 EA \$ _____

45 Bathtub/shower--5' Fiberglass--complete

Install a left or right hand 5', 2 or 3 piece, Sterling 71020110 Series Tub/Shower unit or approved equal. with (<http://www.sterlingplumbing.com/consumer/>) fiberglass tub and shower unit complete with lever operated pop up drain and overflow, PVC waste, single lever shower diverter, shower rod and Delta Faucet "Monitor"

Model 1343 tub/shower faucet - <http://www.deltafaucet.com/> - & a water saving shower head. **BID AS ALTERNATE**

Priority Level 1.00 EA \$ _____

46 Window - Remove, Patch Envelope

Remove, package and dispose of all interior and exterior window components. Stud opening with 2" x 4" insulate to R-13 and install an interior and exterior finish matching the adjacent surface as closely as possible. Prime new material.**BID AS ALTERNATE**

Priority Level 1.00 EA \$ _____

Total Bid \$ _____