



**Re-advertisement  
Request for Proposals #15-007  
For General Contractor Services for  
The Sanford Housing Authority**

**Sanford Housing Authority  
Request for Proposals**

The Sanford Housing Authority, a recipient of federal assistance through the U.S. Department of Housing and Urban Development (HUD), hereby gives public notice of its intent to utilize a competitive negotiation process, in accordance with 24 CFR 85.36, for the procurement of a General Contractor Services Contract to renovate/repair four fire damaged units.

Qualified contractors are invited to submit a proposal for a fixed-rate professional services contract to the SHA no later than **Monday, June 22, 2015 at 4:00 p.m.** Proposals will be evaluated, and the contractor whose proposal is most advantageous to the SHA will be selected, subject to negotiation of fair and reasonable compensation.

Complete details of this Request for Proposal may be obtained by contacting Shannon McLean, Executive Director, Sanford Housing Authority; email to [smclean@shanc.org](mailto:smclean@shanc.org).

The SHA is an equal opportunity agency. The SHA solicits and encourages Minority Business Enterprise (MBE) and Women Business Enterprise (WBE) participation in all of its contracts.

Proposals should be submitted to Sanford Housing Authority, Attention Shannon McLean, P.O. Box 636, Sanford, NC 27331, no later than Monday, June 22, 2015. Proposals must be clearly marked "General Contractor Services Proposal (Four fire damaged units)."

Shannon McLean  
Executive Director

**RFP#15-007**

**CONTRACTOR FOR FIRE DAMAGED UNIT REPAIR**

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### **Proposal Deadline**

Proposals to renovate/repair four fire-damaged units shall be received until **4:00 p.m., EDST, on Monday, June 22, 2015** at the Sanford Housing Authority, Attention: Shannon McLean, Executive Director, 1000 Carthage Street, Sanford, North Carolina 27330 (delivery address). The proposal will also be located on the website at [www.shanc.org](http://www.shanc.org). Proposals may be submitted prior to the deadline, but no proposal shall be evaluated until after the deadline. No proposals will be accepted after the deadline.

A pre-construction conference will occur Wednesday, June 17, 2015 at 911 Vance Street, Sanford, NC at 9:00 a.m.

All questions relative to the RFP shall be directed to Shannon McLean via email at [smclean@shanc.org](mailto:smclean@shanc.org).

### **Article 1: Statement of Work**

#### **1. Background**

The Sanford Housing Authority (SHA), with its administrative offices located at 1000 Carthage Street, Sanford, North Carolina 27330, seeks to hire a qualified contractor to perform repair and preparation work for four fire damaged units located at 911, 913, 915 and 917 Vance Street, Sanford, NC.

#### **2. Scope/Objective**

**Please refer to Exhibit A for the full scope of work. The scope of work document must be completed in its entirety.** The contractor shall provide all labor, materials and equipment and perform all operations necessary to perform the renovation of said units. Workmanship is to be of the highest quality standards and all units shall be extremely clean, sanitized and free of trash, dust and other cleaning imperfections, all to the satisfaction of SHA. **Damage caused by the contractor will be the financial responsibility of the contractor.**

#### **3. Experience**

- A. The Contractor shall have experience with the various trades to completely renovate vacant units.
- B. Bidders are required to submit two (2) references for similar projects or work. References should include the name of the contact person, business phone number, and general description of the project or work that was performed.
- C Contractor must demonstrate two (2) years of building renovations and maintenance experience. SHA reserves the right to verify experience and NC License Code requirements.

## **Article II. Type of Work**

### **1. Damaged Unit Repairs**

Renovations of each unit and needed repairs are identified in the attached Scope of Work (Exhibit A).

If a Notice to Proceed is signed by the contractor and SHA prior to 12:00 PM it will be established as the beginning start date. If signed after 12:00 PM the established start date will be the following day.

Contractor's employees (including subcontractors) shall conduct themselves in a professional manner at all times. No drink bottles, wrappers, lunches, or other debris will be allowed to be left inside or outside of the units. Parking will only be permitted in the streets or driveways.

All activity will be conducted in a safe manner. Tools, ladders, brushes, cans, cleaning materials, and other equipment will be kept only in the work areas and will not interfere with residents' use of the facilities. **All construction waste must be disposed of by the contractor off SHA property.**

Contractors' schedules of work shall be Monday thru Friday, 7:30 a.m. until 5:00 p.m. Any condition which may prevent a contractor from performing the work outlined and agreed upon will be reported immediately to the Property Manager.

All work is to be performed in accordance with all applicable local, State, and Federal property rehabilitation standards and any applicable manufacturer's specifications.

**AFTER ISSUANCE OF A PURCHASE ORDER, THE ASSIGNMENT WILL BE COMPLETED UP TO AND NOT TO EXCEED THE NUMBER OF CALENDAR DAYS STATED IN THE CONTRACT.**

## **Article III. General Provisions**

### **1. Materials Used**

All materials used will be the highest-grade products and shall be standardized with the DHA material list or approved by the Maintenance Supervisor or Housing Manager.

### **2. Workmanship**

All workmanship shall be of the highest standards with material installed properly and in a professional workmanship-like manner. **The warranty period for work performed shall be one (1) year.**

### **3. Damage to Units**

The contractor will be liable for damages caused to units, furnishings, and personal property of residents when work is being conducted in units.

### **4. Contract Period**

The contract shall not exceed 6 months. All changes in the terms and conditions of this contract must be confirmed in the form of a written amendment, which is to be approved by the SHA. Change orders must be approved by the Property Manager, Senior Property Manager, and Executive Director.

### **5. Change Orders**

From time to time it may be necessary to make changes to the initial or subsequently agreed upon scope of work for a unit. All such changes shall be accomplished via a written change order outlining the additional directions, work to be performed, time for completion, and additional cost.

### **6. Termination**

The agreement may be terminated by SHA when it is deemed that termination is in the best interest of the agency. Any such termination shall be effected by delivery of a Notice of Termination and the date upon which the termination becomes effective. The contractor may make a claim for the cost of work performed up to the date of the termination. Any disputes with regard to termination are subject to the Disputes provisions of the agreement. Either party may terminate the agreement without cause at anytime.

**Note: ANY CRIMINAL VIOLATION OF THE LAW SHALL BE GROUNDS FOR IMMEDIATE SUSPENSION AND OR TERMINATION.**

### **7. Disputes**

Disputes pursuant to the agreement may either be in regards to the quality of work or performance and those related to the contract terms.

#### **A. Quality of work/performance disputes:**

1. If a Contractor disagrees with a finding that work performed is inadequate or otherwise unacceptable, a written claim will be submitted to the Housing Manager.
2. The Housing Manager will have 30 days to render a decision.
3. If a Contractor disagrees with the Housing Manager's decision, one appeal may be filed within 10 days to the Housing Manager's supervisor.
4. Said supervisor will have 30 days to render a decision. All such decisions shall be final.

#### **B. Contract related disputes:**

1. If a Contractor disagrees with the application, interpretation, or execution of any terms of the contract, they shall submit a claim to the SHA's Executive

Director. The Executive Director will render a decision and notify the contractor within 30 days of receipt. Such decisions will be final.

#### **8. Davis-Bacon Compliance**

All Contractors will be required to comply with the provisions of the Davis-Bacon Act and related acts as described in General Conditions for Non-Construction Contracts Section II – (With Maintenance Work) HUD Form 5370-C (10/2006).

#### **9. Insurance**

The contractor shall obtain and keep in force the minimum insurance depicted below.

Prior to execution of any contract, the Contractor shall furnish proof that such insurance is in effect.

**All insurance maintained by the Contractor must include a requirement that the insurer will provide SHA with at least ten days written notice of any material change in or cancellation of such insurance. The Sanford Housing Authority must be added as an additional insured on the Certificate of Insurance provided to SHA.**

All insurance shall remain in effect for the duration of this contract. All insurance and bonds shall be secured from companies licensed to do business in the State of North Carolina and shall be countersigned by a licensed resident agent.

Required insurance coverages include:

1. Worker's Compensation – as required by the laws of North Carolina covering all Contractor employees engaged in any work hereunder. Coverage must be in an amount at least equal to \$10,000 per employee per accident.
2. Commercial Liability Insurance – in the amount of \$100,000 for liability for bodily injury or death of any one person in any one accident; for property damage in the amount of \$10,000 for any one accident and \$10,000 in the aggregate.

It is understood that any work described in this agreement that is undertaken by a subcontractor for the contractor will be required to carry the same insurance as listed above. SHA will require proper certificates be furnished evidencing that such insurance is in effect for at least the same terms as the Contractor.

The Contractor shall notify the Sanford Housing Authority promptly of all injuries and damages to person(s) or property in any way arising out of performance of work under this contract. No settlement of payment for any claim to which the SHA may be charged with the obligation to payment or reimbursement shall be made by the contractor without the written approval of the SHA.

## **10. Liability**

The contractor shall assume liability for damage or loss resulting from the wrongful act(s) and/or negligence of its employees while they are on SHA premises. The contractor or his insurer shall reimburse the SHA for any such damage or loss within 30 days after a claim is submitted.

## **Article IV. Contract Payment**

SHA will pay the Contractor from current funds upon successful completion and acceptance of work per unit and submission of an individually numbered invoice, including the purchase order number issued by SHA. Payment terms are normally net 30 from receipt of the invoice.

Invoices shall be submitted in two (2) copies to the following address and with the following billing criteria:

Sanford Housing Authority  
Attn: Shannon McLean, Executive Director  
P. O. Box 636  
Sanford, NC 27331

## **Article V. Contract Documents**

The Contract shall consist of the following component parts:

1. Instructions to Bidders for Contracts – Construction HUD-5369 (10/02)
2. Representations, Certifications and Other Statements of Bidders - (HUD-5369-A) (11/92)
3. General Conditions of the Contract for Construction Contracts – (HUD 5370) (1-2014)
4. Scope of Work
5. Form of Bid
6. Non-Collusive Affidavit
7. Affidavit of Non-Default
8. Wage Rates
9. Certificate of Insurance

This document, together with the other documents enumerated in Article V above, which said other documents are as fully a part of the Contract as if hereto attached or herein repeated, form the Contract. In the event any provision in any component part of the Contract conflicts with any provision of any other component part, the provision of the component part first enumerated in Article VI shall govern, except as otherwise specifically stated. The various provisions in Addenda (See Article 1) shall be construed in the order or preference of the component part of the contract which each modifies.

## **Article VI. Indemnification**

Contractor agrees to protect, defend, indemnify and hold the Housing Authority, its officers, employees and agents free and harmless from and against any and all losses, penalties, damages, settlements, costs, charges, professional fees or other expenses or liabilities of every kind and character arising out of or relating to any and all claims, liens, demands, obligations, actions, proceedings, or causes of action of every kind in connection with or arising out of this agreement and/or the performance hereof that are due to the negligence of the contractor, its officers, employees, or agents. Contractor further agrees to investigate, handle, respond to, provide defense for, and defend the same at its sole expense and agrees to bear all other costs and expenses related thereto.

## **Article VII. Default**

Failure to satisfactorily perform the services required by the contract will be grounds for the Housing Authority to declare the Contractor in default.

## **Article VIII. Section 3 Clause**

The work to be performed pursuant to this RFP is on a project assisted under a program providing direct federal financial assistance from HUD and is subject to the requirements of Section 3 of the Housing and Urban Development Act of 1968, as amended.

## **Article IX. Equal Employment Opportunity**

During the performance of any contract resulting from this solicitation, the selected respondent agrees as follows:

1. It will not discriminate against any employee or applicant for employment because of race, color, religion, sex, national origin, or handicap.
2. It will take affirmative action to ensure that applicants are employed, and that employees are treated during employment without regard to their race, color, religion, sex, national origin, or handicap. Such action shall include, but not be limited to, (1) employment, (2) upgrading, (3) demotion, (4) transfer, (5) recruitment or recruitment advertising, (6) layoff or termination, (7) rates of pay or other forms of compensation, and (8) selection for training, including apprenticeship.

## FORM OF BID

### 2015 GENERAL CONTRACTOR SERVICES FOR FIRE DAMAGED UNITS

TO: Sanford Housing Authority  
1000 Carthage Street  
Sanford, North Carolina 27331

Gentlemen:

1. The undersigned, having familiarized (himself) (themselves) with the local conditions affecting the cost of the work, and with the Specifications (including Request for Proposals, Instructions to Bidders for Contracts – Construction; Representations, Certifications and Other Statements of Bidders, this bid, the form of Non-Collusive Affidavit, the form of Contract, the General Conditions of the Contract for Construction Contracts, Section I, the Bid Summary, and the Addenda (if any thereto), as prepared by the Sanford Housing Authority, and on file at [www.shanc.org](http://www.shanc.org); hereby proposes to furnish Contractor Services for the Sanford Housing Authority as described in the Specifications; all in accordance therewith.

#### Proposal Amount:

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2. In submitting this bid, it is understood that the right is reserved by the Sanford Housing Authority, North Carolina to reject any and all bids. If written notice of the acceptance of this bid is mailed, telegraphed or delivered to the undersigned within 30 days after the opening thereof, or at any time thereafter before this bid is withdrawn, the undersigned agrees to execute and deliver a contract in the prescribed form and furnish the required bond within ten (10) days after the contract is presented to him for signature which Contract shall incorporate all of the requirements contained in the plans and specifications above described.

3. Bid Security in the sum of Not Applicable Dollars (\$\_\_\_\_\_) in the form of \_\_\_\_\_ is submitted herewith in accordance with the Specifications.

4. Attached hereto is an affidavit in proof that the undersigned has not entered into any collusion with any person in respect to this proposal or any other proposal or the submitting of proposals for the contract for which this proposal is submitted.

5. The bidder represents that he ( ) has, ( ) has not, participated in a previous contract or subcontract subject to the equal opportunity clause prescribed by Executive Orders 10925, 11114, or 11246 or the Secretary of Labor; that he/she ( ) has, ( ) has not, filed all required compliance reports; and that representations indicating submission of required compliance reports, signed by proposed subcontractors, will be obtained prior to subcontract awards. (The above representation need not be submitted in connection with contracts or subcontracts which are exempt from the clause.)

6. Certification of Nonsegregated Facilities. By signing this Form of Proposal, the bidder certifies that he/she does not maintain or provide for his employees any segregated facilities at any of his establishments, and that he/she does not permit his employees to perform their services at any location, under his control, where segregated facilities are maintained. The bidder agrees that a breach of this certification is a violation of the Equal Opportunity clause in this contract. As used in this certification, the term "segregated facilities" means any waiting rooms, work areas, rest rooms and wash rooms, restaurants and other eating areas, time clocks, locker rooms and other storage or dressing areas, parking lots, drinking fountains, recreation or entertainment areas, transportation, and housing facilities provided for employees which are segregated by explicit directive or are in fact segregated on the basis of race, color, religion, or national origin, because of habit, local custom, or otherwise. He further agrees that (except where he/she has obtained identical certifications from proposed subcontractors for specific time periods) he/she will obtain identical certifications from proposed subcontractors prior to the award of subcontracts exceeding \$10,000 which are not exempt from the provisions of the Equal Opportunity clause: that he will retain such certifications in his files; and that he/she will forward a notice to his proposed subcontractors as provided in the Instruction to Bidders.

Note: The penalty for making false statements in offers is prescribed in 18 U.S.C. 1001.

Date \_\_\_\_\_

\_\_\_\_\_  
Name of Bidder

\_\_\_\_\_  
Official Address

License No. \_\_\_\_\_

By \_\_\_\_\_

Title \_\_\_\_\_

Phone: \_\_\_\_\_

Email: \_\_\_\_\_

**FORM OF NON-COLLUSIVE AFFIDAVIT**

A F F I D A V I T

(Prime Bidder)

State of \_\_\_\_\_)ss.

County of \_\_\_\_\_)

\_\_\_\_\_, being first duly sworn, deposes and says:

That he/she is \_\_\_\_\_  
(Partner or Officer of the Firm of, etc.)

the party making the foregoing proposal or bid, that such proposal or bid is genuine and not collusive or sham; that said bidder has not colluded, conspired, connived or agreed, directly or indirectly, with any bidder or person, to put in a sham bid or to refrain from bidding, and has not in any manner, directly or indirectly, sought by agreement or collusion, or communication or conference, with any person, to affix the bid price of affiant or of any other bidder, or to fix any overhead, profit or cost element of said bid price, or of that of any other bidder, or to secure any advantage against the Sanford Housing Authority or any person interested in the proposed contract; and that all statements in said proposal or bid are true.

Signature of: \_\_\_\_\_  
Name of Bidder if Bidder is an Individual

\_\_\_\_\_  
Name of Partner if Bidder is a Partnership

\_\_\_\_\_  
Name of Officer if Bidder is a Corporation

Subscribed and sworn to before me \_\_\_\_\_

this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_\_.

My commission expires \_\_\_\_\_ 20\_\_\_\_\_.

## Scope of Work

Property Owner		Address		Office	Home	Contractor	FAX
Sanford Housing Authority							
Building Address		911-917 Vance St. Sanford, NC 27330					
Contact	Address	Office	Home	FAX			
Claimant	Address			FAX			
Contractor	Address	Office	Home	FAX			

## Apartment 911 Vance Street

### Dining Room

Floor 11.11 SY Wall 325.27 SF Ceiling 99.95 SF Floor Perim. 40.66 FT Ceiling Perim. 40.66 FT

Room-standard-1 Length 12.00 FT, Width 8.33 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	425.22	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	425.22	SF	1/2" Drywall, with smooth-wall finish		
Replace	99.95	SF	Tile floor, Vinyl, standard grade		
Seal	425.22	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Clean	1	EA	Exterior door jamb & casing, steel		
Remove	1	EA	Entry door, Steel, standard grade		
Replace	1	EA	Entry door, Steel, standard grade		
Clean	2		Aluminum double-hung window, 36" wide, 60" tall		
Paint 2 Coats	1	EA	Entry door, Steel, standard grade		

### Dining Room Totals:

### Kitchen

Floor 6.67 SY Wall 248 SF Ceiling 60 SF Floor Perim. 31 FT Ceiling Perim. 31 FT

Room-standard-1 Length 7.50 FT, Width 8.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	308	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	308	SF	1/2" Drywall, with smooth-wall finish		
Replace	60	SF	Tile floor, Vinyl, standard grade		
Seal	308	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	16	LF	Vinyl cove, 4" high		
Replace	8	LF	Kitchen cabinet, Lower, high grade		
Replace	15	LF	Kitchen cabinet, Upper, standard grade		
Replace	15	SF	Countertop, Plastic laminate, flat-laid		
Remove	1		Sink, Additional cost, add for brass supply and waste lines		
Replace	1	EA	Sink, Additional cost, add for brass supply and waste lines		

## Scope of Work

					Contractor
Clean	1 EA	Refrigerator / freezer, counter-depth, 23 to 26 cf capacity, standard grade			
Clean	1 EA	Range, Electric, Drop-in or slide-in, standard grade			
Remove	60 SF	Tile floor, Vinyl, standard grade			
Replace	60 SF	Tile floor, Vinyl, standard grade			

### Kitchen Totals:

### Mechanical Closet (Hall)

Floor 2.78 SY Wall 164 SF Ceiling 25 SF Floor Perim. 20.5 FT Ceiling Perim. 20.5 FT

Room-standard-1 Length 4.00 FT, Width 6.25 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	189	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	189	SF	1/2" Drywall, with smooth-wall finish		
Replace	25	SF	Tile floor, Vinyl, standard grade		
Replace	20.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	20.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	189	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, Interior door, standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		
Replace	0	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Mechanical Closet (Hall) Totals:

### Living Room

Floor 21 SY Wall 464 SF Ceiling 189 SF Floor Perim. 58 FT Ceiling Perim. 58 FT

Room-standard-1 Length 14.00 FT, Width 12.00 FT, Height 8.00 FT

Offset-standard-1 Width 7.00 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	653	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	653	SF	1/2" Drywall, with smooth-wall finish		
Replace	189	SF	Tile floor, Vinyl, standard grade		
Replace	58	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	58	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	653	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, Interior door, standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		
Replace	0	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Living Room Totals:

## Scope of Work

					Contractor
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### Closet

Floor 0.75 SY Wall 84 SF Ceiling 6.75 SF Floor Perim. 10.5 FT Ceiling Perim. 10.5 FT

Room-standard-1 Length 2.25 FT, Width 3.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	90.75	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	90.75	SF	1/2" Drywall, with smooth-wall finish		
Replace	6.75	SF	Tile floor, Vinyl, standard grade		
Replace	10.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	10.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	90.75	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, interior door, standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		
Replace	0	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Closet Totals:

### Stairs

Floor 7.33 SY Wall 594 SF Ceiling 66 SF Floor Perim. 50 FT Ceiling Perim. 50 FT

Room-standard-1 Length 3.00 FT, Width 8.75 FT, Height 14.00 FT

Offset-standard-1 Width 3.00 FT, Depth 6.25 FT, Height 10.00 FT, Qty of Offsets 1

Offset-standard-2 Width 3.00 FT, Depth 7.00 FT, Height 10.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	660	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	660	SF	1/2" Drywall, with smooth-wall finish		
Replace	66	SF	Tile floor, Vinyl, standard grade		
Replace	50	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	50	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	660	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, interior door, standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		
Replace	0	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Stairs Totals:

### Bedroom 1

Floor 19.1 SY Wall 420 SF Ceiling 171.88 SF Floor Perim. 52.5 FT Ceiling Perim. 52.5 FT

Room-standard-1 Length 12.50 FT, Width 13.75 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	591.88	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	591.88	SF	1/2" Drywall, with smooth-wall finish		
Replace	171.88	SF	Tile floor, Vinyl, standard grade		
Replace	52.5	LF	Base Molding, Pattern base, 5", finger-joint pine		

## Scope of Work

					Contractor
Paint 2 Coats	52.5 LF	Base Molding, Pattern base, 5", finger-joint pine			
Seal	591.88 SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats			
Replace	0 EA	Jamb & casing for interior door, paint-grade pine			
Replace	0 EA	Lockset, Interior door, standard grade			
Replace	0 EA	Interior doors, hardboard smooth or wood-textured			
Replace	0 EA	Aluminum double-hung window, 36" wide, 60" tall			

### Bedroom 1 Totals:

#### Closet

Floor 1.5 SY Wall 132 SF Ceiling 13.5 SF Floor Perim. 16.5 FT Ceiling Perim. 16.5 FT

Room-standard-1 Length 2.25 FT, Width 6.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	145.5	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	145.5	SF	1/2" Drywall, with smooth-wall finish		
Replace	13.5	SF	Tile floor, Vinyl, standard grade		
Replace	16.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	16.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	145.5	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, Interior door, standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		
Replace	0	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Closet Totals:

#### Hall

Floor 5.89 SY Wall 316 SF Ceiling 53 SF Floor Perim. 39.5 FT Ceiling Perim. 39.5 FT

Room-standard-1 Length 9.75 FT, Width 3.00 FT, Height 8.00 FT

Offset-standard-1 Width 3.25 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1

Offset-standard-2 Width 3.50 FT, Depth 4.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	369	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	369	SF	1/2" Drywall, with smooth-wall finish		
Replace	53	SF	Tile floor, Vinyl, standard grade		
Replace	39.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	39.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	369	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, Interior door, standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		
Replace	0	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Hall Totals:

## Scope of Work

					Contractor
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### Bedroom 2

Floor 16.77 SY Wall 416 SF Ceiling 150.88 SF Floor Perim. 52 FT Ceiling Perim. 52 FT

Room-standard-1 Length 13.00 FT, Width 10.50 FT, Height 8.00 FT

Offset-Open Closet Width 5.75 FT, Depth 2.50 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	566.88	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	566.88	SF	1/2" Drywall, with smooth-wall finish		
Replace	150.88	SF	Tile floor, Vinyl, standard grade		
Replace	52	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	52	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	566.88	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, Interior door, standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		
Replace	0	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Bedroom 2 Totals:

### Bathroom

Floor 5.78 SY Wall 232 SF Ceiling 52 SF Floor Perim. 29 FT Ceiling Perim. 29 FT

Room-standard-1 Length 6.50 FT, Width 8.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	284	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	284	SF	1/2" Drywall, with smooth-wall finish		
Replace	52	SF	Tile floor, Vinyl, standard grade		
Seal	284	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	1	EA	Jamb & casing for interior door, paint-grade pine		
Replace	1	EA	Lockset, Interior door, standard grade		
Replace	1	EA	Interior doors, hardboard smooth or wood-textured		

### Bathroom Totals:

## Apartment 913 Vance Street

### Dining Room

Floor 11.11 SY Wall 325.27 SF Ceiling 99.95 SF Floor Perim. 40.66 FT Ceiling Perim. 40.66 FT

Room-standard-1 Length 12.00 FT, Width 8.33 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	425.22	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	425.22	SF	1/2" Drywall, with smooth-wall finish		
Replace	99.95	SF	Tile floor, Vinyl, standard grade		
Seal	425.22	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Remove	1	EA	Exterior door jamb & casing, steel		

## Scope of Work

					Contractor
Replace	1 EA	Exterior door jamb & casing, steel			
Remove	1 EA	Lockset, Exterior , standard grade			
Replace	1 EA	Lockset, Exterior , standard grade			
Remove	1 EA	Entry door, Steel , standard grade			
Replace	1 EA	Entry door, Steel , standard grade			
Replace	2 EA	Aluminum double-hung window, 36" wide , 60" tall			
Paint 2 Coats	1 EA	Entry door, Steel , standard grade			

### Dining Room Totals:

#### Kitchen

Floor 6.67 SY Wall 248 SF Ceiling 60 SF Floor Perim. 31 FT Ceiling Perim. 31 FT

Room-standard-1 Length 7.50 FT, Width 8.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	60	SF	Tile floor, Vinyl, standard grade		
Seal	308	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	31	LF	Vinyl cove, 4" high		
Replace	8	LF	Kitchen cabinet, Lower, high grade		
Replace	15	LF	Kitchen cabinet, Upper, standard grade		
Replace	15	SF	Countertop, Plastic laminate, flat-laid		
Rem & Reinstall	1		Sink, Additional cost, add for brass supply and waste lines		
Replace	1	EA	Refrigerator / freezer, counter-depth, 23 to 26 cf capacity, standard grade		
Replace	1	EA	Range, Electric, Drop-in or slide-in, standard grade		
Replace	308	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	308	SF	1/2" Drywall, with smooth-wall finish		
Replace	60	SF	Tile floor, Vinyl, standard grade		
Seal	308	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Remove	31	LF	Vinyl cove, 4" high		

### Kitchen Totals:

#### Mechanical Room

Floor 2.78 SY Wall 164 SF Ceiling 25 SF Floor Perim. 20.5 FT Ceiling Perim. 20.5 FT

Room-standard-1 Length 4.00 FT, Width 6.25 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	189	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	189	SF	1/2" Drywall, with smooth-wall finish		
Replace	25	SF	Tile floor, Vinyl, standard grade		
Seal	189	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	0	EA	Jamb & casing for interior door, paint-grade pine		
Replace	0	EA	Lockset, Interior door , standard grade		
Replace	0	EA	Interior doors, hardboard smooth or wood-textured		

## Scope of Work

					Contractor
Rem & Reinstall	1 EA	Furnace, Electric forced-air, 10,200 btu			
Replace	20.5 LF	Vinyl cove, 4" high			
Replace	1 EA	Water heater, Electric, 40 gallon			

### Mechanical Room Totals:

#### Living Room

Floor 21 SY Wall 464 SF Ceiling 189 SF Floor Perim. 58 FT Ceiling Perim. 58 FT

Room-standard-1 Length 14.00 FT, Width 12.00 FT, Height 8.00 FT  
Offset-standard-1 Width 7.00 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	653	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	653	SF	1/2" Drywall, with smooth-wall finish		
Replace	189	SF	Tile floor, Vinyl, standard grade		
Seal	653	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Remove	1	EA	Exterior door jamb & casing, steel		
Replace	1	EA	Exterior door jamb & casing, steel		
Remove	1	EA	Lockset, Exterior, standard grade		
Replace	1	EA	Lockset, Exterior, standard grade		
Remove	1	EA	Entry door, Steel, standard grade		
Replace	1	EA	Entry door, Steel, standard grade		
Replace	2	EA	Aluminum double-hung window, 36" wide, 60" tall		
Replace	58	LF	Vinyl cove, 4" high		

### Living Room Totals:

#### Closet

Floor 0.75 SY Wall 84 SF Ceiling 6.75 SF Floor Perim. 10.5 FT Ceiling Perim. 10.5 FT

Room-standard-1 Length 2.25 FT, Width 3.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	90.75	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	90.75	SF	1/2" Drywall, with smooth-wall finish		
Replace	6.75	SF	Tile floor, Vinyl, standard grade		
Seal	90.75	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	1	EA	Jamb & casing for interior door, paint-grade pine		
Replace	1	EA	Lockset, Interior door, standard grade		
Replace	1	EA	Interior doors, hardboard smooth or wood-textured		
Remove	10.5	LF	Vinyl cove, 4" high		
Replace	6	LF	Closet shelf brackets, shelving and rod, Standard		

### Closet Totals:

## Scope of Work

					Contractor
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### Stairs

Floor 7.33 SY Wall 594 SF Ceiling 66 SF Floor Perim. 50 FT Ceiling Perim. 50 FT

Room-standard-1 Length 3.00 FT, Width 8.75 FT, Height 14.00 FT  
 Offset-standard-1 Width 3.00 FT, Depth 6.25 FT, Height 10.00 FT, Qty of Offsets 1  
 Offset-standard-2 Width 3.00 FT, Depth 7.00 FT, Height 10.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	660	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	660	SF	1/2" Drywall, with smooth-wall finish		
Replace	66	SF	Tile floor, Vinyl, standard grade		
Seal	660	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Refinish	12		Plank flooring, Red oak step treads, #1 common grade		
Remove	50	LF	Base Molding, Pattern base, 8", finger-joint pine		
Replace	52	LF	Base Molding, Pattern base, 8", finger-joint pine		

### Stairs Totals:

### Bedroom 1

Floor 19.1 SY Wall 420 SF Ceiling 171.88 SF Floor Perim. 52.5 FT Ceiling Perim. 52.5 FT

Room-standard-1 Length 12.50 FT, Width 13.75 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	591.88	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	591.88	SF	1/2" Drywall, with smooth-wall finish		
Remove	171.88	SF	Carpet, standard grade		
Replace	192.51	SF	Carpet, standard grade		
Replace	52.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Paint 2 Coats	52.5	LF	Base Molding, Pattern base, 5", finger-joint pine		
Seal	591.88	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	1	EA	Jamb & casing for interior door, paint-grade pine		
Replace	1	EA	Lockset, Interior door, standard grade		
Replace	1	EA	Interior doors, hardboard smooth or wood-textured		
Replace	2	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Bedroom 1 Totals:

### Closet

Floor 1.5 SY Wall 132 SF Ceiling 13.5 SF Floor Perim. 16.5 FT Ceiling Perim. 16.5 FT

Room-standard-1 Length 2.25 FT, Width 6.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	145.5	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	145.5	SF	1/2" Drywall, with smooth-wall finish		
Remove	13.5	SF	Carpet, standard grade		
Replace	15.12	SF	Carpet, standard grade		

## Scope of Work

					Contractor
Seal	145.5 SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats			
Replace	1 EA	Jamb & casing for interior door, paint-grade pine			
Replace	1 EA	Lockset, Interior door, standard grade			
Replace	1 EA	Interior doors, hardboard smooth or wood-textured			
Paint 2 Coats	145.5 SF	1/2" Drywall, with smooth-wall finish			

### Closet Totals:

#### Hall

Floor 5.89 SY Wall 316 SF Ceiling 53 SF Floor Perim. 39.5 FT Ceiling Perim. 39.5 FT

Room-standard-1	Length 9.75 FT, Width 3.00 FT, Height 8.00 FT
Offset-standard-1	Width 3.25 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1
Offset-standard-2	Width 3.50 FT, Depth 4.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	369	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	369	SF	1/2" Drywall, with smooth-wall finish		
Remove	53	SF	Carpet, standard grade		
Replace	59.36	SF	Carpet, standard grade		
Seal	369	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		

### Hall Totals:

#### Bedroom 2

Floor 16.77 SY Wall 416 SF Ceiling 150.88 SF Floor Perim. 52 FT Ceiling Perim. 52 FT

Room-standard-1	Length 13.00 FT, Width 10.50 FT, Height 8.00 FT
Offset-Open Closet	Width 5.75 FT, Depth 2.50 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Replace	566.88	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	566.88	SF	1/2" Drywall, with smooth-wall finish		
Replace	150.88	SF	Tile floor, Vinyl, standard grade		
Seal	566.88	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	1	EA	Jamb & casing for interior door, paint-grade pine		
Replace	1	EA	Lockset, Interior door, standard grade		
Replace	1	EA	Interior doors, hardboard smooth or wood-textured		
Replace	2	EA	Aluminum double-hung window, 36" wide, 60" tall		

### Bedroom 2 Totals:

#### Hall Closet

Floor 1 SY Wall 96 SF Ceiling 9 SF Floor Perim. 12 FT Ceiling Perim. 12 FT

Room-standard-1	Length 3.00 FT, Width 3.00 FT, Height 8.00 FT
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Operation	Qty	Unit	Description	Cost	Extension
Replace	105	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	105	SF	1/2" Drywall, with smooth-wall finish		
Remove	9	SF	Carpet, standard grade		

## Scope of Work

					Contractor
Replace	10.08 SF	Carpet, standard grade			
Seal	105 SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats			
Replace	1 EA	Jamb & casing for interior door, paint-grade pine			
Replace	1 EA	Lockset, Interior door, standard grade			
Replace	1 EA	Interior doors, hardboard smooth or wood-textured			
Replace	6 LF	Closet shelf brackets, shelving and rod, Standard			

### Hall Closet Totals:

#### Bath

Floor 5.78 SY Wall 232 SF Ceiling 52 SF Floor Perim. 29 FT Ceiling Perim. 29 FT

Room-standard-1 Length 6.50 FT, Width 8.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Replace	284	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	284	SF	1/2" Drywall, with smooth-wall finish		
Replace	52	SF	Tile floor, Vinyl, standard grade		
Seal	284	SF	Framing, Seal wall, for odor control, smoke-stained, 2 coats		
Replace	1	EA	Jamb & casing for interior door, paint-grade pine		
Replace	1	EA	Lockset, Interior door, standard grade		
Replace	1	EA	Interior doors, hardboard smooth or wood-textured		

### Bath Totals:

## Apartment 915 Vance Street

#### Dining Room

Floor 11.11 SY Wall 325.27 SF Ceiling 99.95 SF Floor Perim. 40.66 FT Ceiling Perim. 40.66 FT

Room-standard-1 Length 12.00 FT, Width 8.33 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	425.22	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Dining Room Totals:

#### Kitchen

Floor 6.67 SY Wall 248 SF Ceiling 60 SF Floor Perim. 31 FT Ceiling Perim. 31 FT

Room-standard-1 Length 7.50 FT, Width 8.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	308	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Kitchen Totals:

## Scope of Work

					Contractor
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### Hall

Floor 2.78 SY Wall 164 SF Ceiling 25 SF Floor Perim. 20.5 FT Ceiling Perim. 20.5 FT

Room-standard-1 Length 4.00 FT, Width 6.25 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	189	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Hall Totals:

### Living Room

Floor 21 SY Wall 464 SF Ceiling 189 SF Floor Perim. 58 FT Ceiling Perim. 58 FT

Room-standard-1 Length 14.00 FT, Width 12.00 FT, Height 8.00 FT

Offset-standard-1 Width 7.00 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	653	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Living Room Totals:

### Closet

Floor 0.75 SY Wall 84 SF Ceiling 6.75 SF Floor Perim. 10.5 FT Ceiling Perim. 10.5 FT

Room-standard-1 Length 2.25 FT, Width 3.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	90.75	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Closet Totals:

### Stairs

Floor 7.33 SY Wall 594 SF Ceiling 66 SF Floor Perim. 50 FT Ceiling Perim. 50 FT

Room-standard-1 Length 3.00 FT, Width 8.75 FT, Height 14.00 FT

Offset-standard-1 Width 3.00 FT, Depth 6.25 FT, Height 10.00 FT, Qty of Offsets 1

Offset-standard-2 Width 3.00 FT, Depth 7.00 FT, Height 10.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Remove	66	SF	1/2" Drywall, with smooth-wall finish		
Replace	66	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	660	SF	1/2" Drywall, with smooth-wall finish		
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1	EA	Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		

### Stairs Totals:

### Bedroom 1

Floor 19.1 SY Wall 420 SF Ceiling 171.88 SF Floor Perim. 52.5 FT Ceiling Perim. 52.5 FT

Room-standard-1 Length 12.50 FT, Width 13.75 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
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## Scope of Work

					Contractor
Remove	171.88 SF	1/2" Drywall, with smooth-wall finish			
Replace	171.88 SF	1/2" Drywall, with smooth-wall finish			
Paint 2 Coats	591.88 SF	1/2" Drywall, with smooth-wall finish			
Repair	1	1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only			
Mask	1 EA	Mask room, average size			
Rem & Reinstall	1	Light fixture, Bowl-shade, standard grade			
Remove	171.88 SF	1/2" Drywall, with smooth-wall finish			
Replace	171.88 SF	1/2" Drywall, with smooth-wall finish			
Paint 2 Coats	591.88 SF	1/2" Drywall, with smooth-wall finish			
Repair	1	1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only			
Mask	1 EA	Mask room, average size			
Rem & Reinstall	1	Light fixture, Bowl-shade, standard grade			

### Bedroom 1 Totals:

#### Closet

Floor 1.5 SY Wall 132 SF Ceiling 13.5 SF Floor Perim. 16.5 FT Ceiling Perim. 16.5 FT

Room-standard-1 Length 2.25 FT, Width 6.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Remove	13.5	SF	1/2" Drywall, with smooth-wall finish		
Replace	13.5	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	145.5	SF	1/2" Drywall, with smooth-wall finish		
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1	EA	Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		
Remove	13.5	SF	1/2" Drywall, with smooth-wall finish		
Replace	13.5	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	145.5	SF	1/2" Drywall, with smooth-wall finish		
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1	EA	Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		

### Closet Totals:

#### Hall

Floor 5.89 SY Wall 316 SF Ceiling 53 SF Floor Perim. 39.5 FT Ceiling Perim. 39.5 FT

Room-standard-1 Length 9.75 FT, Width 3.00 FT, Height 8.00 FT

Offset-standard-1 Width 3.25 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1

Offset-standard-2 Width 3.50 FT, Depth 4.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Remove	53	SF	1/2" Drywall, with smooth-wall finish		
Replace	53	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	369	SF	1/2" Drywall, with smooth-wall finish		

## Scope of Work

					Contractor
Repair	1	1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only			
Mask	1 EA	Mask room, average size			
Rem & Reinstall	1	Light fixture, Bowl-shade, standard grade			
Remove	53 SF	1/2" Drywall, with smooth-wall finish			
Replace	53 SF	1/2" Drywall, with smooth-wall finish			
Paint 2 Coats	369 SF	1/2" Drywall, with smooth-wall finish			
Repair	1	1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only			
Mask	1 EA	Mask room, average size			
Rem & Reinstall	1	Light fixture, Bowl-shade, standard grade			

### Hall Totals:

### Bedroom 2

Floor 16.77 SY Wall 416 SF Ceiling 150.88 SF Floor Perim. 52 FT Ceiling Perim. 52 FT

Room-standard-1 Length 13.00 FT, Width 10.50 FT, Height 8.00 FT

Offset-Open Closet Width 5.75 FT, Depth 2.50 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Remove	150.88	SF	1/2" Drywall, with smooth-wall finish		
Replace	150.88	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	566.88	SF	1/2" Drywall, with smooth-wall finish		
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1 EA		Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		

### Bedroom 2 Totals:

## Apartment 917 Vance Street

### Dining Room

Floor 11.11 SY Wall 325.27 SF Ceiling 99.95 SF Floor Perim. 40.66 FT Ceiling Perim. 40.66 FT

Room-standard-1 Length 12.00 FT, Width 8.33 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	425.22	SF	1/2" Drywall, with machine texture		
Mask	1 EA		Mask room, average size		

### Dining Room Totals:

### Kitchen

Floor 6.67 SY Wall 248 SF Ceiling 60 SF Floor Perim. 31 FT Ceiling Perim. 31 FT

Room-standard-1 Length 7.50 FT, Width 8.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	308	SF	1/2" Drywall, with machine texture		
Mask	1 EA		Mask room, average size		

### Kitchen Totals:

## Scope of Work

					Contractor
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### Hall

Floor 2.78 SY Wall 164 SF Ceiling 25 SF Floor Perim. 20.5 FT Ceiling Perim. 20.5 FT

Room-standard-1 Length 4.00 FT, Width 6.25 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	189	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Hall Totals:

### Living Room

Floor 21 SY Wall 464 SF Ceiling 189 SF Floor Perim. 58 FT Ceiling Perim. 58 FT

Room-standard-1 Length 14.00 FT, Width 12.00 FT, Height 8.00 FT

Offset-standard-1 Width 7.00 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	653	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Living Room Totals:

### Closet

Floor 0.75 SY Wall 84 SF Ceiling 6.75 SF Floor Perim. 10.5 FT Ceiling Perim. 10.5 FT

Room-standard-1 Length 2.25 FT, Width 3.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Paint 2 Coats	90.75	SF	1/2" Drywall, with machine texture		
Mask	1	EA	Mask room, average size		

### Closet Totals:

### Stairs

Floor 7.33 SY Wall 594 SF Ceiling 66 SF Floor Perim. 50 FT Ceiling Perim. 50 FT

Room-standard-1 Length 3.00 FT, Width 8.75 FT, Height 14.00 FT

Offset-standard-1 Width 3.00 FT, Depth 6.25 FT, Height 10.00 FT, Qty of Offsets 1

Offset-standard-2 Width 3.00 FT, Depth 7.00 FT, Height 10.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Remove	66	SF	1/2" Drywall, with smooth-wall finish		
Replace	66	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	660	SF	1/2" Drywall, with smooth-wall finish		
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1	EA	Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		

### Stairs Totals:

### Bedroom 1

Floor 19.1 SY Wall 420 SF Ceiling 171.88 SF Floor Perim. 52.5 FT Ceiling Perim. 52.5 FT

Room-standard-1 Length 12.50 FT, Width 13.75 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
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## Scope of Work

					Contractor
Remove	171.88 SF	1/2" Drywall, with smooth-wall finish			
Replace	171.88 SF	1/2" Drywall, with smooth-wall finish			
Paint 2 Coats	591.88 SF	1/2" Drywall, with smooth-wall finish			
Repair	1	1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only			
Mask	1 EA	Mask room, average size			
Rem & Reinstall	1	Light fixture, Bowl-shade, standard grade			

### Bedroom 1 Totals:

#### Closet

Floor 1.5 SY Wall 132 SF Ceiling 13.5 SF Floor Perim. 16.5 FT Ceiling Perim. 16.5 FT

Room-standard-1 Length 2.25 FT, Width 6.00 FT, Height 8.00 FT

Operation	Qty	Unit	Description	Cost	Extension
Remove	13.5	SF	1/2" Drywall, with smooth-wall finish		
Replace	13.5	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	145.5	SF	1/2" Drywall, with smooth-wall finish		
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1	EA	Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		

### Closet Totals:

#### Hall

Floor 5.89 SY Wall 316 SF Ceiling 53 SF Floor Perim. 39.5 FT Ceiling Perim. 39.5 FT

Room-standard-1 Length 9.75 FT, Width 3.00 FT, Height 8.00 FT

Offset-standard-1 Width 3.25 FT, Depth 3.00 FT, Height 8.00 FT, Qty of Offsets 1

Offset-standard-2 Width 3.50 FT, Depth 4.00 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Remove	53	SF	1/2" Drywall, with smooth-wall finish		
Replace	53	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	369	SF	1/2" Drywall, with smooth-wall finish		
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1	EA	Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		

### Hall Totals:

#### Bedroom 2

Floor 16.77 SY Wall 416 SF Ceiling 150.88 SF Floor Perim. 52 FT Ceiling Perim. 52 FT

Room-standard-1 Length 13.00 FT, Width 10.50 FT, Height 8.00 FT

Offset-Open Closet Width 5.75 FT, Depth 2.50 FT, Height 8.00 FT, Qty of Offsets 1

Operation	Qty	Unit	Description	Cost	Extension
Remove	150.88	SF	1/2" Drywall, with smooth-wall finish		
Replace	150.88	SF	1/2" Drywall, with smooth-wall finish		
Paint 2 Coats	566.88	SF	1/2" Drywall, with smooth-wall finish		

## Scope of Work

					Contractor
Repair	1		1/2" Drywall ( REPAIR WALL AREA ), hung & fire taped only		
Mask	1 EA		Mask room, average size		
Rem & Reinstall	1		Light fixture, Bowl-shade, standard grade		

Bedroom 2 Totals:

## Building 911-917 Vance St. Miscellaneous

### Miscellaneous

Operation	Qty	Unit	Description	Cost	Extension
Fee	1	EA	Building permit, for job \$50,001 to \$60,000		
Fee	3	EA	Dumpster, 30 cy, rental per week		
Fee	5	TN	Dump fee, charge per ton		
Replace	1120	SF	Complete house electrical wiring, outlets, switches & light fixtures, standard grade		
Replace	1	EA	Duct work, for home to 1,200 sf		
Charge	2	EA	Service furnace, Standard		
Remove	20.66	SQ	Asphalt shingles, Three tabs, 20 year (210 to 230 lb)		
Replace	20.66	SQ	Asphalt shingles, Three tabs, 20 year (210 to 230 lb)		
Replace	20.66	SQ	Roofing Felt, 15-pound		
Remove	2066	SF	Sheathing, 1" x 6" S4S board, Standard		
Replace	2148.64	SF	Sheathing, 1" x 6" S4S board, Standard		
Remove	2066	SF	Truss system for heavy load, per sf, 4/12 slope		
Replace	2066	SF	Truss system for heavy load, per sf, 4/12 slope		
Remove	300	SF	Vinyl siding, standard grade		
Replace	312	SF	Vinyl siding, standard grade		
Remove	166.4	SF	Soffit, vinyl		
Replace	166.4	SF	Soffit, vinyl		
Remove	196	LF	Fascia, aluminum 6" to 12" wide		
Replace	203.84	LF	Fascia, aluminum 6" to 12" wide		
Replace	2066	SF	Fiberglass batt insulation installed in ceiling, attic, or floor, R30 (9-1/2" deep)		
Repair	200		Joist system, 2" x 10" in ceiling above kitchen in 913 & 911		
Charge	1	SF	Cover roof or wall during roof removal & replacement, with tarp		
Strip	900	SF	Stripped to bare walls and sub-floor, per square foot, typical room		

Miscellaneous Totals:

Totals: