

Address:

Grant: URP18 Home 2

Preparer: Carlis P. Sweat

TOWN OF SOUTHERN PINES PERMITTING REQUIREMENTS	Visit the Town of Southern Pines Planning Department at 180 SW Broad St., Southern Pines, NC 28387 to obtain permits for the work performed on this home. The following permits are required: -Building- Please contact the Town of Southern Pines Permitting office (910-692-4003) directly for permits & permit costs.	Not a Bid Item
LEAD BASE PAINT	This is a pre-1978 built home. Safe Work Practices (SWP) and Renovate, Repair, and Paint (RR&P) techniques must be used when performing work on this home.	Not a Bid Item
REQUIREMENTS FOR ALL WORK WRITEUPS	<ul style="list-style-type: none">* Work on any item specified in this write-up is to be performed to code and will be inspected & approved as such. This is to apply in all instances and regardless of whether the specification states to perform work "to code." When a contractor or subcontractors are uncertain as to code requirements or where it appears the specification contradicts code the Community Development Staff <u>shall</u> be contacted before work is performed.* All materials used in connection with this Work Write-Up are to be new, of first quality and without defects - unless stated otherwise in the Work Write-Up or pre-approved by Community Development Staff.* Comparable substitutes for items specified in this Work Write-Up may be used provided the homeowner, contractor, and Community Development Staff are in agreement and this agreement is reduced to writing and signed by all three parties.* Any changes in the Work Write-Up shall be pre-approved by the homeowner, contractor, and Community Development Staff and once all parties are in agreement then this agreement shall be reduced to writing and signed by all three parties.* Contractor is to allow the homeowner a minimum of three choices of color or style for all material selections specified to be replaced in the Work Write-Up.* Warranties for work performed and all material items installed on a home (e.g. roofing, vinyl siding, heat pump, appliances, termite inspection, etc.) will be provided to Community Development Staff prior to final payment being made for work performed under this contract.* At the preconstruction meeting, Contractors will be provided with a Release of Liens that will need to be signed by all subcontractors prior to final payment is made for work performed under this contract.* 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. The Contractor is responsible for informing Community Development Staff of such arrangements with the homeowner within 24 hours of said arrangements being made.* The contractor shall clean construction debris from the dwelling and site to a dumpster or legal landfill at least once each week, and leave the property in broom clean condition. In occupied dwellings, debris shall be removed from living quarters daily.* When work is complete 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.* Contractors often use exterior hose bibs to provide water for mixing mud, cleaning up, etc. Repeated use <i>may</i> result in damage to the hose bib. Be aware that staff will check hose bibs on a home to determine if they are in proper working order before a final invoice is issued for work on the home.* Homes with doorbells and security systems have been checked for their proper operation- ensure all work once the Work Write-Up specifications have been completed on the home.* All appliances: water heater, stove, refrigerator, and HVAC unit(s) have been checked for their proper operation- ensure all work once the Work Write-Up specifications have been completed on the home.	Not a Bid Item

<u>Location</u>		<u>Item</u>	<u>Specification</u>	<u>Material Cost</u>	<u>Labor Cost</u>	<u>Total Price</u>
EXTERIOR/INTERIOR			ACCESSIBILITY MODIFICATIONS			
1.	EXTERIOR	Concrete Prep Concrete Pour	Remove approximately thirty one (31lf) of driveway from house side of apron to first dummy joint (31' x 10' = 310sf). Form, grade and pour approximately 31lf/10' wide x 4" thick of concrete driveway [approximately four (4) cubic yards]. Float and finish with a light broom finish. Haul all debris to County landfill or other approved dumping facility. Clean up debris from pour.			
2.	EXTERIOR INTERIOR	HANDRAILS Front Entrance Rear Entrances Garage Enclosure	Build and install approximately eight lf (8lf) of wrought iron handrail at front stoop on right side of steps ("A" wall) only. Prime and finish with two (2) coats of exterior semi-gloss black paint. Build and install an approximate total of fourteen (14lf) treated handrails at rear entrance ("D" wall) steps: six (6lf) on garage enclosure steps and eight (8lf) on back porch. Build handrails down one side of these steps only replacing existing rails. Galvanized or other approved fasteners required. Build and install approximately three (3lf) of Fir handrails incorporating them onto left side of existing steps ("B" wall). Use a 4x4 post at bottom with post notched into side of stringer a minimum of 1½" and top cut on an angle, a 2x4 mounted to wall (top angled and bottom nosed), a 2x4 top plate run horizontally from wall crossing over 4x4 and rounded off at bottom 1½" past post capping a 2x4 run vertically, a 2x4 bottom plate run vertically and 2x2 pickets run 5" OC attached to sides of 2x4 vertical top and bottom plates. Use of screws is preferred.			
3.	INTERIOR	Safeway Safety Step/Door	Install a Safeway Safety Step™ with Tub Door or similar product approved by CD staff (hinged left). Information for Safeway Safety Step with Tub Door may be located at: http://ezrampz.com/safeway-step/			

Material Cost Total: _____ **Labor Cost Total:** _____ **Grand Total:** _____

Respectfully submitted by:

Contractor Name (PRINT): _____

Tax ID Number: _____

Signature: _____

Phone Number: _____

Date: _____