

Address: Bid 2 Home #6, Southern Pines, NC 28387

Grant: URP15

Preparer: Carlis P. Sweat

<p><b>MOORE COUNTY PERMIT REQUIREMENTS</b></p>	<p>Southern Pines is the permitting agency for the work being performed on this home. The following permits are required:</p> <ul style="list-style-type: none"><li>- Building - Plumbing -</li></ul> <p>Please visit the Southern Pines Planning and Permitting Department at 180 SW Broad St. in Southern Pines, NC to obtain permits. Call (910) 692-4003 to speak with a permit technician.</p>	<p><b>Not a Bid Item</b></p>
<p><b>GENERAL REQUIREMENTS FOR ALL WORK WRITE-UPS</b></p>	<ul style="list-style-type: none"><li>* Work on any item specified in this write-up is to be performed to code and will be inspected &amp; 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 is <u>always</u> to be contacted before work is performed.</li><li>* 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.</li><li>* Contractor is to allow the homeowner at least three choices of color for any paint and three choices of style or color for any flooring product.</li><li>* Warranties for work performed or items installed on a home (e.g. vinyl siding, heat pump, dryer, termite inspection, etc.) will be provided to Community Development Staff prior to final payment is made for work performed under this contract.</li><li>* At the preconstruction meeting, General 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.</li><li>* 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 General Contractor is responsible for informing Community Development Staff of such arrangements with the homeowner within 24 hours of said arrangements being made.</li><li>* 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.</li><li>* The contractor shall clean construction debris from the dwelling and site to a dumpster or legal landfill at</li></ul>	<p><b>Not a Bid Item</b></p>

	<p>least once each week, and leave the property in broom clean condition. In occupied dwellings, debris shall be removed from living quarters daily.</p> <p>* 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.</p> <p>* 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.</p> <p>*Homes with doorbells and security systems have been checked for their proper operation- ensure both work once work has been completed on the home.</p>	
<p><b>UNIVERSAL DESIGN (UD)</b></p>	<p>*Use loop or lever handles rather than traditional door handles and lock sets that require grasping, pinching, or twisting such as knobs and dead bolts. A 5 inch handle provides enough leverage to open the door when operated by an elbow or fist. Both entry and deadbolt locks should be operable with one hand. A second handle can be added to a swinging door to enable the user to pull the door closed after passing through.</p> <p>*When replacing existing faucet handles, use lever or asymmetrical models that require no gripping or twisting by individuals with little finger or hand strength or dexterity. Single lever faucets are easily manipulated by an open palm or fist, and usable by most people. If possible, select a model with lever handles and a high temperature stop to prevent accidental scalding.</p>	<p><b>Not a Bid Item</b></p>

<u>Location</u>	<u>Item</u>	<u>Specification</u>	<u>Total Price</u>
<b>EXTERIOR</b>			
1.	<b>EXTERIOR</b>	<p>Decks Remove the composite decking material on both the front (16' x 6') and side (4' x 6') porches (A&amp;B walls). Install 5/4 treated lumber onto both porch surfaces.</p> <p>Posts Install three (3) -4x4 treated posts onto the front porch.</p> <p>Steps Cut five (5) stringers and build a six foot (6') wide set of steps onto the front porch (A wall). Make the rise a maximum of five inches (5") and the run eleven inches (11"). Set these steps onto 4x8x16 solid blocks dug into the ground. Install treads using 2x6 treated lumber.</p> <p>Handrails Install a handrail on the left side of the front steps (approximately <u>3</u> lf) connecting to the corner post. Rip 2x4's in half for pickets. Install the pickets 5" OC and attach them to vertical 2x4 top and bottom rails. Cap with a 2x4. A wall.</p> <p>Trim Boards Replace the 1x12 trim boards at the top of the posts (outside front only, approximately <u>16</u> lf-A side). Prime these 1x12 trim boards with exterior primer and finish all of the upper 1x12 trim boards with two (2) coats of a matching exterior latex semi-gloss paint.</p> <p>Replace the 2x8 treated trim boards around the bands of both porches. A&amp;B walls.</p>	
2.	<b>EXTERIOR</b>	<p>Dryer Vent Install a dryer vent kit, hard pipe and extend to exit the crawlspace area attaching to a non-screened dampered wall hood and permanently affixed to the wall exterior. C Wall</p>	
<b>INTERIOR</b>			
3.	<b>INTERIOR</b>	<p>Cabinet Replace the floor to the kitchen sink base cabinet using a minimum of ½" plywood. Stain this floor base and seal with two coats of oil base polyurethane.</p>	
4.	<b>INTERIOR</b>	<p>Both Bathroom Floors Remove the toilets. Cut-out the rotting finish and sub floor plywood layers from around the toilet flanges and in front of the showers/tubs. Install perimeter blocking. Replace both layers where removed. Install ¼" underlayment approved by the Hardwood Plywood &amp; Veneer association (HPVA) to both bathroom floor areas.</p> <p>Sheet Vinyl Properly prepare this underlayment for the installation of sheet vinyl using a cement base product and sanded as to provide a smooth even base and to hide all nail holes, seams, and edges.</p> <p>Install an approved total glue down sheet vinyl flooring product (.070 thickness or better); homeowner's choice of color and pattern on both bathroom floors. Install ¼ round to all perimeters of both bathroom floor areas. Paint the baseboards and shoe molding in both bathrooms with two coats of semi-gloss latex. Match cabinet kick plate and cabinet side colors when installing shoe around cabinets. Install carpet bars in the doorways.</p>	

5.	<b>INTERIOR EXTERIOR</b>	Plumbing	<p>Cut the drain lines to both bathroom toilet flanges and reinstall with glue type couplers so that both flanges sit on top of the old finish floor plywood. Secure these flanges in place.</p> <p>Install two (2) ADA Water Saver High Boy toilets (one for each bathroom).</p> <p>Replace the complete kitchen sink drain line under the sink to include replacing both baskets and strainers. Remove the studor vent under the house to the kitchen drain line, capping/sealing the pipe.</p> <p>Install a studor vent in the kitchen sink base cabinet permitting air influx to this DWV line..</p>	
6.	<b>INTERIOR</b>	Grab Bars	<p>Install a three foot (3') ADA peened 1½" grab bar, mounted on a slight angle to the right side of the master bathroom toilet (angle such that a stud is utilized at each end for the securing purposes).</p> <p>Install grab bar at a comfortable height for the home owner.</p>	
7.	<b>INTERIOR</b>	<p>Ceiling Repair</p> <p>Crown</p> <p>Paint</p>	<p>Repair all loose drywall tape on the ceilings and the ceiling angles of the living room, dining room, kitchen, and adjoining hallways. Screw up the ceiling drywall where cracked and re-tape the crack in the living room ceiling (full length). Texture the repaired ceiling areas to match the surrounding areas. Approximately <u>470</u>sf of total ceiling area.</p> <p>Install 2¾" FJ crown molding to the ceiling angles in the living room, dining room, kitchen, and the adjoining hallways. Approximately <u>112</u>lf of crown molding-not to include waste for miters and odd measurements.</p> <p>Prime all of these interconnecting ceiling areas with a low VOC oil base stain killer. Paint all of these interconnecting ceiling areas with two coats of latex ceiling white.</p> <p>Prime the crown molding. Caulk both sides of this trim (wall and ceiling). Set nails and putty all holes. Finish crown molding with two coats of semi-gloss latex interior paint.</p> <p>Room Sizes:  Living Room-14'6" x21' (includes adjoining halls)  Kitchen/dining-8'6" x19'6"</p>	
8.	<b>INTERIOR EXTERIOR</b>	Electrical	<p>Install wall plate covers on the switch and receptacle in the master bathroom (one-1 each).</p> <p>Replace both the front and side ground fault receptacles on each porch (A&amp;B walls).</p> <p>Replace the front porch ceiling light fixture with an Energy Star labeled exterior ceiling light fixture.</p>	

**Bid 2 Home #6, Southern Pines, NC**

**Grand Total:** \_\_\_\_\_