

HACN HOUSING REHAB SITE DIRECTIONS

Name: Debra LaPortel

Telephone: (918)871-6792

Address: 208 Gourd Lane
Tahlequah, OK 74464

County: Cherokee **Year Built:** 1985

GPS Coordinates: 35 59'23"N 94 58' 31"W **Drive Time:** 20 min



Directions: From Cherokee Nation, Go north on hwy 82 from Tahlequah, go 7-miles, go past the large curve, then go a short distance past the small bridge then turn right, and go up the black top road to the 2nd house on the right.

Mike Dreadfulwater
Cost Estimator/Inspector

10/9/24
Date

Work Write-Up and Bid Document/By Trade

Debra LaPorte
 208 Gourd Ln Tahlequah, OK 7-4464
 (918) 871-6792
 Contractor Name: _____
 Contractor Signature: _____

This document must be signed to be a valid bid.

PROJECT TYPE: Rehabilitation **Bid Due Date:**

Trade	Work Description / Comments	Gen. Spec.	Qty Unit	Item Bid
Appliances				
1	Area: KITCHEN Refrigerator/Top Freezer/Energy Star/20.2 C.F. Minimum Size/Replace. Replace existing refrigerator with new 20.2 C.F. (minimum size) refrigerator with top freezer. Must be Energy Star compliant. Replace the refrigerator, set the new refrigerator Plumb and Level.	Div.# 10.F	1 Ea	<div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div>
2	Area: KITCHEN Vent-A-Hood/30"/Ext. Vented/Replace. Replace existing vent-a-hood with new kitchen vent-a-hood (ext. vent)/30" Match range color or use a stainless steel unit.	Div.# 10.D. 3.D	1 Ea	<div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div>
Carpentry				
3	Area: KITCHEN Base Kitchen Cabinets/Replace/ Prefinished Oak. Replace Base Cabinets, Includes, door and drawer pulls. Replace all of the base cabinets, same arrangement as existing.	Div.# 6.O.1	20 LF	<div style="border: 1px solid black; width: 40px; height: 20px; margin: 0 auto;"></div>

Trade	Work Description / Comments	Gen. Spec.	Qty Unit	Item Bid
Carpentry				
4 Area: KITCHEN	Countertop/New/Post Form Top. Install new countertop and backsplash. Replace all of the cabinet countertops, with the sink cutout in the same area as the existing.	Div.# 6.0.4.	20 LF	
5 Area: EXTERIOR	Door/Exterior/6-Panel Steel/Pre-Hung/Replace. Replace exterior entrance door with new pre-hung-steel six panel door. Work shall include paint-both sides, lockset, deadbolt Replace two exterior doors; 1-Front door, and 1-side door at the carport side. Match each size and swing. Install plumb and square, then caulk and paint after installation.	Div.# 8.A.	2 Ea	
6 Area: EXTERIOR	Fascia/Replace/1" x 6". Replace Fascia/ Use SmartSide Textured pre-primed Fascia material. Fastnen using recommended nails. Caulk and paint. Replace the damaged fascia at the front porch gable.	Div.# 6.P	6 LF	
7 Area: UTILITY ROOM #1	Shower Door/Sliding Glass/Two Panel. Install new two-panel sliding glass shower door. Basco classic with: Frosted or Textered 3/8" Thick glass x 56" - 60" or equal. Install a new shower door set, set plumb and level.	Div.# 11.A. 1.N	1 Ea	
8 Area: EXTERIOR	Storm Door/Aluminum/white finish/ heavy duty Replace. Replace storm/screen door with new aluminum 1 1/4" thick storm door with a retractable screen /white finish Larson Platinum Series. Including all hardware. Replace both the front and back storm doors,	Div.# 8.B	2 Ea	

Trade	Work Description / Comments	Gen. Spec.	Qty Unit	Item Bid
Carpentry				
9	Area: KITCHEN Wall Hung Cabinets/Replace/Pre-Finished Oak. Replace wall hung cabinet(s) with new pre-finished oak cabinet(s). Replace all of the upper cabinets, match the existing size and arrangement.	Div.# 6.O.2	21 LF	<input type="text"/>
10	Area: EXTERIOR Window/Replace/Vinyl Thermopane/Low-E Replacement window, with Grids, Locks, and Tilt window for cleaning. White Vinyl, American Craftsman Series, or written approved equal. Includes frame, sill, sash, trim, hardware, screen. Replace all of the windows, install square and plumb, caulk and check for proper operation at completion.	Div.# 8.G	10 Ea	<input type="text"/>
Electrical				
11	Area: INTERIOR Carbon Monoxide Detector/Direct Plug Type/Install. Install a new direct plug type carbon monoxide detector. Install in the hallway near the furnace.	Div.# 13.D. 11	1 Ea	<input type="text"/>
12	Area: BATHROOM #1 Light Fixture/Vent-Light/Install new bathroom light (100 watt), vent fan (70 CFM) and switch. Fan shall be vented out of attic to code. Replace the light/vent fixture, include a new switch.	Div.# 13.D. 16	1 Ea	<input type="text"/>

Trade	Work Description / Comments	Gen. Spec.	Qty Unit	Item Bid
Electrical				
13	Area: ELECTRICAL	Outlet/ New 110v Duplex/15 Amp/Grounded/Replace 110 duplex outlet and cover/15 amp., grounded.	24 Ea	
	Div.# 13.D. Replace all of the electrical outlets throughout the house, includes new covers. Use GFI at all wet areas :sink top and vanity area.			
14	Area: INTERIOR	Smoke Detector/Battery Operated/Install new smoke detector, battery operated (10 year lithium battery). All bedrooms and hallways adjacent to bedrooms. Use Firex #4015 or written approved equal.	4 Ea	
	Div.# 13.D. 11 Install new smoke detectors in each bedroom over the door and one in the hallway.			
15	Area: ELECTRICAL	Switch & Cover Plate/20 Amp/Replace switch and cover/20 amp.	7 Ea	
	Div.# 13.D. Replace all light switches, including Double switches.			
HVAC				
16	Area: HVAC	HVAC Equipment/Central/HVAC 3- Ton. Install new HVAC equipment. A/C=13 -14 SEER; Nat. Gas HEAT=Furnace). INSIDE AND OUTSIDE EQUIPMENT/INCLUDING, COPPER LINES, CONDENSOR COILS, EVAP. COILS. AND COMPRESSOR.	1 Ea	
	Div.# 12 Replace the HVAC equipment inside and out, Includes venting and Plenum. Replace ceiling registers, return air grill, and Thermostat. Check the duct work for torn or missing insulation, make repairs as necessary, then have all ductwork cleaned.			

Paint & Finish

Trade	Work Description / Comments	Gen. Spec.	Qty Unit	Item Bid
<u>Paint & Finish</u>				
17	Area: EXTERIOR House/Paint/Two Coats. Paint exterior of the house (two coats). Include cleaning, caulking and filling of small holes. paint all of the exterior : soffets, fascia, gables, window and door trim, carport area, and post.	Div.# 9.N.4	1240 SF	<input type="text"/>
<u>Plumbing</u>				
Area: UTILITY ROOM #1				
18	Shower/Handicap/Pre-Fab/Install new 32" x 60" x 74" /Pre-fab 3 or 4 piece with grab bars, Fold down/Portable shower seat, and pressure balanced shower valve with glide bar. Includes all necessary Plumbing. Replace the existing tub/shower with a Handicap shower with 3-grab bars , pressure balanced shower valve with glide bar, and a shower seat.	Div.# 16.C.	1 Ea	<input type="text"/>
Area: KITCHEN				
19	Sink & Faucet/Kitchen. Install new stainless steel kitchen sink (33" x 22" x 7") & Faucet (Use Delta single-handle model100-WF or written approved equal). Work shall include new drain lines, trap, shutoffs, & escutcheon plates (2). Install a new kitchen sink and single handle faucet set.	Div.# 11.A	1 Ea	<input type="text"/>
Area: KITCHEN				
20	Sink Strainers, Drain Lines & Trap. Replace sink strainers (2), drain lines and trap at kitchen sink. Install new sink strainers, drain pipe and supply lines with new shut off valves.	Div.# 11.A	1 Ea	<input type="text"/>

Trade	Work Description / Comments	Gen. Spec.	Qty Unit	Item Bid
Plumbing				
21 Area: UTILITY ROOM #1	Water Heater/ Natural Gas/40 Gallon. Replace water heater with a new 40 gal. Work shall include elevating to 18" (if in garage), TPR, combustion air, Gas Flex line, Flex water supply connections, and drain Pan. Code Legal Installation. Bradford White. Install a new 40 gallon Natural gas water heater, includes all new gas line, water lines, drain pan, and venting.	Div.# 11.A	1 Ea	
Site Work				
22 Area: EXTERIOR	Pests/Treat Structure. Treat structure for pests, including spiders, ants, and cockroaches. Use a Oklahoma State Licensed Applicator. Provide treatment information at completion to the Home Owner and Housing Rehab Inspector. Treat this unit for termite control. Use a OK state certified applicator. Provide warranty information to the Housing Authority at completion.	Div.# 2.Q	1375 SF	
				Total:

All construction shall be in accordance with local codes, manufacturers' recommended installation procedures, good quality workmanship practices, General Specifications and Lead-Based Paint requirements when applicable. Conflicts between requirements will be resolved by compliance with the more stringent requirement. Contractor awarded the job will be responsible for conducting safe work practices that comply with OSHA Construction Standards for Asbestos Workers. Asbestos report, where required, will be attached if areas tested are 1% or greater. See attached Asbestos Sampling Report for location and testing of Planned Work Activities.