



Map data ©2024 Google 5 mi

5014 S Muskogee Ave
Tahlequah, OK 74464

Continue to US-62 W

- ↑ 1. Head east 1 min (0.2 mi)
- ↪ 2. Turn right toward US-62 W 404 ft
- ↶ 3. Turn left toward US-62 W 449 ft
- ↶ 3. Turn left toward US-62 W 69 ft

Take State Hwy 82 and OK-100 E to E 864 Rd/E0865 Rd in
Cherry Tree

- ↪ 4. Turn right onto US-62 W 35 min (30.4 mi)
- ↻ 5. At the traffic circle, take the 2nd exit onto State Hwy 82 0.4 mi
- ↶ 6. Turn left onto OK-100 E 9.6 mi
- 📍 Pass by McDonald's (on the left in 17.1 mi) 17.2 mi
- ↪ 7. Turn right onto US-59 S 3.2 mi

→ 8. Turn right onto E 864 Rd/E0865 Rd

1 min (0.3 mi)

E 864 Rd

Cherry Tree, OK 74960



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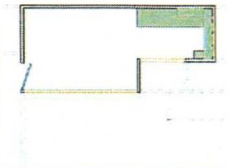
Description	Quantity	Per
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ESTIMATE: Rehab (Housing Authority of the Cherokee Nation) Claim #10688, Dennis Starr

Approved

FLOORPLAN: Floorplan

Kitchen			
Length: 21'9"	Width: 9'3"	Height: 8' Flat	
Walls: 350.67 SF	Walls-sub: 330.67 SF	Walls-sub-cas-bsbd: 254.25 SF	
Doors: 20.00 SF	Windows: 0.00 SF	Openings: 0.00 SF	Missing Walls: 145.34 SF
Floor: 170.85 SF	Ceiling: 170.85 SF	Perim (F): 40.55 LF	Perim (C): 43.84 LF



1 Range, Freestanding, Gas Single Oven, 4-Burner, Good - Remove	1	EA
2 Range, Freestanding, Gas Single Oven, 4-Burner, Good - Replace	1	EA
Propane range is needed.		
3 Refrigerator, w/Top Freezer Good - Remove	1	EA
4 Refrigerator, w/Top Freezer Good - Replace	1	EA
5 Range Hood, Vented 30", Good - Replace	1	EA
Good quality manufactured range hood, wiring run up to 20', fasteners, and installation labor. Must be vented externally through roof.		

CABINERY ITEMS

6 Cabinet Hardware, Pulls/Handles, Good - Replace	14	EA
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COUNTERTOP ITEMS

7 Countertop, Laminate (LF) Good - Tear Out	9.00	LF
8 Countertop, Laminate (LF) Good - Replace	9.00	LF
9 Countertop Cutout	1	EA

BACKSPLASH ITEMS

10 Backsplash, Formica, 4" - Replace	9.00	LF
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PLUMBING ITEMS

11 Sink, Kitchen, Stainless Steel Double Bowl, Good - Remove	1	EA
12 Sink, Kitchen, Stainless Steel Double, With Faucet, Good - Replace	1	EA
13 Faucet, Kitchen Single Handle, Good - Replace	1	EA
14 P-Trap & Fittings, Sink - Tear Out	1	EA
15 P-Trap & Fittings, Sink - Replace	1	EA
16 Supply Line, Sink, Flexible - Tear Out	2	EA
17 Supply Line, Sink, Flexible - Replace	2	EA

APPLIANCES AND CONTENTS

DEBRIS REMOVAL

18 Cabinet, Base (LF) Good - Remove	9.64	LF
19 Cabinet, Base (LF) Good - Replace	9.64	LF
20 Cabinet, Wall (LF) 30"H, Good - Remove	5.14	LF
21 Cabinet, Wall (LF) 30"H, Good - Replace	5.14	LF
22 Cabinet, Wall (LF) 12"H, Good - Remove	2.61	LF
23 Cabinet, Wall (LF) 12"H, Good - Replace	2.61	LF
24 Linoleum, Sheet Good - Remove	16.66	SY
25 Linoleum, Sheet Good - Replace	16.66 (18.33)	SY
Includes 10% waste on material quantity.		

26 Drywall/Plaster Ceiling - Prime & Paint	163.02	SF
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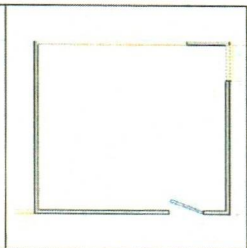
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Kitchen(con't)

27 Base Molding, Paint Grade, 3" to 6" - Remove	26.54	LF
28 Base Molding, Paint Grade, 3" to 6" - Replace	26.54 (28.13)	LF
Includes 6% waste on material quantity.		
29 Base Molding, 6" & Under - Prime & Paint	26.54	LF
30 Paneling, Hardboard Good - Remove	330.67	SF
31 Texture, Walls, Splatter/Orange Peel - Replace	254.25	SF
32 Drywall/Plaster Wall - Prime & Paint	254.25	SF
33 Dump Trailer, Tandem Axle	1	LD

Living Room

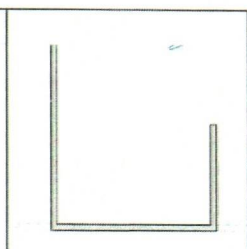
Length: 16'6" **Width:** 14'3" **Height:** 8' Flat
Walls: 363.33 SF **Walls-subs:** 343.33 SF **Walls-subs-cas-bsbd:** 326.20 SF
Doors: 20.00 SF **Windows:** 0.00 SF **Openings:** 0.00 SF **Missing Walls:** 128.67 SF
Floor: 235.13 SF **Ceiling:** 235.13 SF **Perim (F):** 41.84 LF **Perim (C):** 45.42 LF



34 Carpet & Pad, Good - Remove	235.13	SF
35 Carpet & Pad, Good - Replace	235.13 (264.00)	SF
Includes 12.28% waste on material quantity calculated by Rollout Calculator.		
36 Drywall Tape/Joint Repair	12.92	LF
37 Drywall/Plaster Ceiling - Prime & Paint	235.13	SF
38 Base Molding, Paint Grade, 3" to 6" - Remove	41.84	LF
39 Base Molding, Paint Grade, 3" to 6" - Replace	41.84 (44.35)	LF
Includes 6% waste on material quantity.		
40 Base Molding, 6" & Under - Prime & Paint	41.84	LF
41 Paneling, Hardboard Good - Remove	343.33	SF
42 Texture, Walls, Splatter/Orange Peel - Replace	326.20	SF
43 Drywall/Plaster Wall - Prime & Paint	326.20	SF

Bedroom 1

Length: 9'1" **Width:** 10'11" **Height:** 8' Flat
Walls: 320.00 SF **Walls-subs:** 263.33 SF **Walls-subs-cas-bsbd:** 251.19 SF
Doors: 16.67 SF **Windows:** 0.00 SF **Openings:** 40.00 SF **Missing Walls:** 0.00 SF
Floor: 99.16 SF **Ceiling:** 99.16 SF **Perim (F):** 32.21 LF **Perim (C):** 35.00 LF



44 Carpet & Pad, Good - Remove	99.16	SF
45 Carpet & Pad, Good - Replace	99.16 (109.66)	SF
Includes 10.59% waste on material quantity calculated by Rollout Calculator.		
46 Drywall Tape/Joint Repair	9.08	LF
47 Drywall/Plaster Ceiling - Prime & Paint	99.16	SF
48 Door, Interior, Pre-Hung HC, Flush - Remove	1	EA



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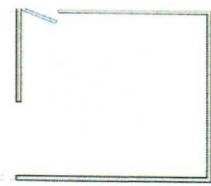
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Bedroom 1 (con't)

49 Door, Interior, Pre-Hung HC, Flush - Replace	1	EA
50 Base Molding, Paint Grade, 3" to 6" - Remove	32.21	LF
51 Base Molding, Paint Grade, 3" to 6" - Replace	32.21 (34.14)	LF
Includes 6% waste on material quantity.		
52 Base Molding, 6" & Under - Prime & Paint	32.21	LF

Bedroom 2

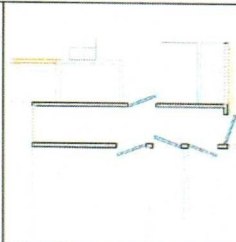
Length: 12'7" **Width:** 10'11" **Height:** 8' Flat
Walls: 376.00 SF **Walls-subs:** 319.33 SF **Walls-subs-cas-bsbd:** 305.15 SF
Doors: 16.67 SF **Windows:** 0.00 SF **Openings:** 40.00 SF **Missing Walls:** 0.00 SF
Floor: 137.37 SF **Ceiling:** 137.37 SF **Perim (F):** 39.21 LF **Perim (C):** 42.00 LF



53 Carpet & Pad, Good - Remove	137.37	SF
54 Carpet & Pad, Good - Replace	137.37 (151.66)	SF
Includes 10.40% waste on material quantity calculated by Rollout Calculator.		
55 Drywall/Plaster Ceiling - Prime & Paint	137.37	SF
56 Base Molding, Paint Grade, 3" to 6" - Remove	39.21	LF
57 Base Molding, Paint Grade, 3" to 6" - Replace	39.21 (41.56)	LF
Includes 6% waste on material quantity.		
58 Base Molding, 6" & Under - Prime & Paint	39.21	LF

Hallway

Length: 15'7" **Width:** 3' **Height:** 8' Flat
Walls: 273.34 SF **Walls-subs:** 192.22 SF **Walls-subs-cas-bsbd:** 164.76 SF
Doors: 81.13 SF **Windows:** 0.00 SF **Openings:** 0.00 SF **Missing Walls:** 24.00 SF
Floor: 46.75 SF **Ceiling:** 46.75 SF **Perim (F):** 19.37 LF **Perim (C):** 34.16 LF



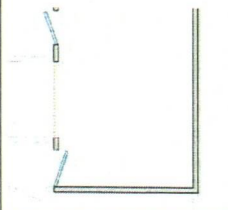
59 Carpet & Pad, Good - Remove	46.75	SF
60 Carpet & Pad, Good - Replace	46.75 (60.43)	SF
Includes 29.27% waste on material quantity calculated by Rollout Calculator.		
61 Drywall/Plaster Ceiling - Prime & Paint	46.75	SF
62 Door, Interior, Pre-Hung HC, Flush - Remove	1	EA
63 Door, Interior, Pre-Hung HC, Flush - Replace	1	EA
64 Lockset, Interior, Privacy Good - Replace	5	EA
65 Base Molding, Paint Grade, 3" to 6" - Remove	19.37	LF
66 Base Molding, Paint Grade, 3" to 6" - Replace	19.37 (20.53)	LF
Includes 6% waste on material quantity.		
67 Base Molding, 6" & Under - Prime & Paint	19.37	LF



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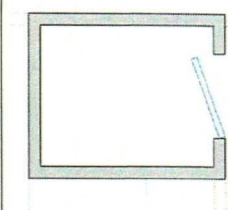
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Master Bedroom			
Length: 9'3"	Width: 12'7"	Height: 8' Flat	
Walls: 309.34 SF	Walls-sub: 277.11 SF	Walls-sub-cas-bsbd: 260.00 SF	
Doors: 32.23 SF	Windows: 0.00 SF	Openings: 0.00 SF	Missing Walls: 40.00 SF
Floor: 116.40 SF	Ceiling: 116.40 SF	Perim (F): 32.95 LF	Perim (C): 38.66 LF



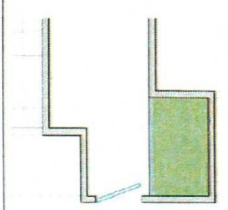
68 Carpet & Pad, Good - Remove	116.40	SF
69 Carpet & Pad, Good - Replace	116.40 (149.68)	SF
Includes 28.59% waste on material quantity calculated by Rollout Calculator.		
70 Drywall/Plaster Ceiling - Prime & Paint	116.40	SF
71 Drywall, Wall 1/2", Taped - Remove	100.67	SF
72 Drywall, Wall 1/2", Taped - Replace	100.67 (106.71)	SF
Includes 6% waste on material quantity.		
73 Texture, Walls, Splatter/Orange Peel - Replace	97.00	SF
74 Drywall/Plaster Wall - Prime & Paint	260.00	SF
75 Base Molding, Paint Grade, 3" to 6" - Remove	32.95	LF
76 Base Molding, Paint Grade, 3" to 6" - Replace	32.95 (34.93)	LF
Includes 6% waste on material quantity.		
77 Base Molding, 6" & Under - Prime & Paint	32.95	LF

Master Bathroom			
Length: 4'11"	Width: 3'11"	Height: 8' Flat	
Walls: 141.32 SF	Walls-sub: 125.77 SF	Walls-sub-cas-bsbd: 116.74 SF	
Doors: 15.56 SF	Windows: 0.00 SF	Openings: 0.00 SF	Missing Walls: 0.00 SF
Floor: 19.26 SF	Ceiling: 19.26 SF	Perim (F): 14.76 LF	Perim (C): 17.68 LF



78 Drywall/Plaster Ceiling - Prime & Paint	19.26	SF
79 Door, Interior, Pre-Hung HC, Flush - Remove	1	EA
80 Door, Interior, Pre-Hung HC, Flush - Replace	1	EA
81 Lockset, Interior, Privacy Good - Replace	1	EA
82 Drywall Patch, 1 to 4 SF	1	EA
83 Drywall/Plaster Wall - Prime & Paint	116.74	SF

Bathroom			
Length: 8'1"	Width: 9'3"	Height: 8' Flat	
Walls: 277.33 SF	Walls-sub: 261.78 SF	Walls-sub-cas-bsbd: 217.98 SF	
Doors: 15.56 SF	Windows: 0.00 SF	Openings: 0.00 SF	Missing Walls: 0.00 SF
Floor: 55.31 SF	Ceiling: 55.31 SF	Perim (F): 31.75 LF	Perim (C): 34.67 LF



84 Drywall/Plaster Ceiling - Prime & Paint	55.31	SF
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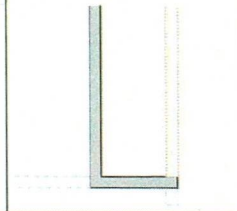
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Bathroom(con't)

85 Toilet, 2 Piece, Good - Remove	1	EA
86 Toilet, Handicap Very Good - Replace	1	EA
87 Exhaust Fan, With Light Good - Replace	1	EA
88 Drywall Patch, Up to 1 SF	1	EA

M. Closet

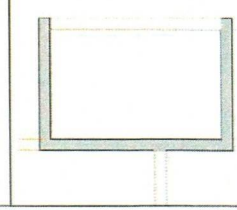
Length: 1'11" **Width:** 5' **Height:** 8' Flat
Walls: 70.66 SF **Walls-subs:** 70.66 SF **Walls-subs-cas-bsbd:** 68.08 SF
Doors: 0.00 SF **Windows:** 0.00 SF **Openings:** 0.00 SF **Missing Walls:** 40.00 SF
Floor: 9.58 SF **Ceiling:** 9.58 SF **Perim (F):** 8.84 LF **Perim (C):** 8.84 LF



89 Carpet & Pad, Good - Remove	9.58	SF
90 Carpet & Pad, Good - Replace	9.58 (22.99)	SF
Includes 140% waste on material quantity calculated by Rollout Calculator.		
91 Drywall/Plaster Ceiling - Prime & Paint	9.58	SF
92 Base Molding, Paint Grade, 3" to 6" - Remove	8.84	LF
93 Base Molding, Paint Grade, 3" to 6" - Replace	8.84 (9.37)	LF
Includes 6% waste on material quantity.		
94 Base Molding, 6" & Under - Prime & Paint	8.84	LF

Laundry Room

Length: 5'1" **Width:** 3'2" **Height:** 8' Flat
Walls: 91.33 SF **Walls-subs:** 91.33 SF **Walls-subs-cas-bsbd:** 88.00 SF
Doors: 0.00 SF **Windows:** 0.00 SF **Openings:** 0.00 SF **Missing Walls:** 40.67 SF
Floor: 16.10 SF **Ceiling:** 16.10 SF **Perim (F):** 11.42 LF **Perim (C):** 11.42 LF



95 Linoleum, Sheet Good - Remove	1.79	SY
96 Linoleum, Sheet Good - Replace	1.79 (1.97)	SY
Includes 10% waste on material quantity.		
97 Drywall/Plaster Ceiling - Prime & Paint	16.10	SF
98 Base Molding, Paint Grade, 3" to 6" - Remove	11.42	LF
99 Base Molding, Paint Grade, 3" to 6" - Replace	11.42 (12.11)	LF
Includes 6% waste on material quantity.		
100 Base Molding, 6" & Under - Prime & Paint	11.42	LF



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Closet

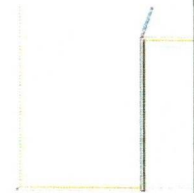
Length: 2'10" **Width:** 10'11" **Height:** 8' Flat
Walls: 220.00 SF **Walls-sub:** 124.44 SF **Walls-sub-cas-bsbd:** 116.01 SF
Doors: 15.56 SF **Windows:** 0.00 SF **Openings:** 80.00 SF **Missing Walls:** 0.00 SF
Floor: 30.93 SF **Ceiling:** 30.93 SF **Perim (F):** 14.67 LF **Perim (C):** 17.50 LF



101 Carpet & Pad, Good - Remove	30.93	SF
102 Carpet & Pad, Good - Replace	30.93 (35.69)	SF
Includes 15.40% waste on material quantity calculated by Rollout Calculator.		
103 Drywall/Plaster Ceiling - Prime & Paint	30.93	SF
104 Base Molding, Paint Grade, 3" to 6" - Remove	14.67	LF
105 Base Molding, Paint Grade, 3" to 6" - Replace	14.67 (15.55)	LF
Includes 6% waste on material quantity.		
106 Base Molding, 6" & Under - Prime & Paint	14.67	LF

Covered Patio

Length: 12' **Width:** 18'6" **Height:** 8' Flat
Walls: 244.00 SF **Walls-sub:** 224.00 SF **Walls-sub-cas-bsbd:** 211.22 SF
Doors: 20.00 SF **Windows:** 0.00 SF **Openings:** 0.00 SF **Missing Walls:** 244.00 SF
Floor: 222.00 SF **Ceiling:** 222.00 SF **Perim (F):** 26.92 LF **Perim (C):** 30.50 LF



107 Drywall, Ceiling 1/2" - Remove	222.00	SF
108 Paneling, Solid Hardwood - Replace	224.00 (235.20)	SF
Includes 5% waste on material quantity.		

EXTERIOR PLAN: Exterior Plan

Exterior Plan



Exterior: 1,415.83 SF
Footprint: 1,346.98 SF
Subtractions: 20.00 SF
Building perimeter (ground): 155.92 LF



109 Siding, Panel, Hardboard - Remove	150.00	SF
110 Siding, Panel, Hardboard - Replace	150.00 (165.00)	SF
Includes 10% waste on material quantity.		
111 Siding - Prime & Paint	150.00	SF
112 Fascia, Fiber Cement 8" - Remove	244.12	LF
113 Fascia, Fiber Cement 8" - Replace	244.12 (256.33)	LF
Includes 5% waste on material quantity.		
Work will include removing and re-installing roofing edge metal. Match existing size and material.		



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114 Soffit, Cement-Fiber - Remove	55.00	LF
115 Soffit, Cement-Fiber - Replace	55.00 (57.75)	LF
 Includes 5% waste on material quantity.		
116 Soffit - Prime & Paint	361.04	SF
117 Fascia - Prime & Paint	189.16	LF