



REHABILITATION SPECIFICATIONS
 CITYWIDE EMERGENCY HOME REPAIR PROGRAM
 OFFICE OF FEDERAL PROGRAMS

OWNER(S):		Emma Flowers									
ADDRESS:		4217 30 th Street Tuscaloosa, AL 35401									
TELEPHONE:		(205) 826-4628									
HABITABLE ROOMS IN UNIT		8									
NUMBER OF OCCUPANTS:		1									
TYPE OF PERMITS REQUIRED											
BUILDING		<input checked="" type="checkbox"/>	PLUMBING		<input checked="" type="checkbox"/>	MECHANICAL		<input checked="" type="checkbox"/>	ELECTRICAL		<input checked="" type="checkbox"/>
SECTION 1		GENERAL REQUIREMENTS									
1.1		OWNER ACCEPTANCE OF SCOPE OF WORK									
The undersigned applicant(s) certifies that he/she has participated in the development of this Specification with the After careful review the applicant understands and accepts the work described and initial and dated each page of the this Specification (Work Write Up).											
NAME OF APPLICANT						SIGNATURE			DATE SIGNED		
1.2		CONTRACTOR ACCEPTANCE OF SCOPE OF WORK									
The undersigned contractor certifies that he/she has carefully reviewed and agrees to perform the work to minimum of Housing Quality Standards and specified in the Work Write up. Contractor acknowledges that the Contractor, at Contractor's expense will be responsible for any items not included in the Rehabilitation Specifications but are required by local codes and ordinances.											
NAME OF CONTRACTOR						SIGNATURE			DATE SIGNED		
SECTION 2		GENERAL CONDITIONS									
2.1		The contractor is expected to complete an on-site inspection including all field measurements required for the fulfillment of the specifications.									
		The contractor shall furnish at his own cost and expense, all material, all labor, all tools, equipment and supervision necessary to complete the work in a manner and form as required by the City of Tuscaloosa's adopted Building Codes. Work must be accepted by the City's Planning and Development Services, Office of Federal Programs and the property owner before final payment is made.									
		The approved contractor must provide a current DUNS number for his/her organization and the any subcontractors providing services on the project.									
		The contractor will be paid on a reimbursement basis and must furnish all receipts, invoices, inspections, and other administrative forms as requested by the Office of Federal Programs in order to be eligible for reimbursement									
		All work must be guaranteed for a period of one year after the completion and acceptance of the work									
		The bidder agrees to commence the work at the time stated in the notice to the Contractor from the Owner to proceed and to complete performance within 60 days from and after the date stated in the said notice.									

	The Contractor shall coordinate all work in progress with the homeowner to prevent the severe disruption of living conditions. All work shall be properly planned and pursued continuously on normal working days.				
	The most recently adopted City of Tuscaloosa Building Code (including electrical, plumbing, building, mechanical, fire codes,etc) will supersede any of the specifications and work write-ups provided herein. After the completion of the rehabilitation, it is expected that the home will meet every applicable provision as determined by the City of Tuscaloosa Building Code				
SECTION 3	SCOPE OF WORK				
3.1	This scope of work involves the inspection and installation of a roofing system, minor electrical upgrades, significant repair to the Kitchen and Bathroom, and minor improvements to the ceilings, walls and floors in a dwelling located at 4217 30 th Street, Tuscaloosa, AL 35401.				
	WORK WRITE UP/ REHABILITATION SPECIFICATIONS				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MATERIALS	LABOR	BID PRICE
1.1	LIVING ROOM	Repair damaged ceiling in Living Room			
1.2	WINDOW	Repair damaged interior and exterior stops			
		Repair interior and exterior sills,			
		Repair interior and exterior aprons			
		Repair interior and exterior casings			
		Replace interior and exterior trim on all windows.			
		Replace any broken glass and reset loose glass.			
		Replace all deteriorated sashes, sash lifts and locks.			
		All units shall be weather tight, operable and lockable			
		New Windows are not Authorized			
1.3	CEILING	Patch damaged drywall.			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		Spray finishes drywall with perma-tex or equivalent texture spray over repaired areas, blending into existing ceiling.			
		If blending is not possible, entire ceiling is to be scraped and refinished with texture spray			
1.4	WALL	Repair damaged wall on lower portion of southern wall of Living Room..			
		Repair damaged drywall/ poor taping along interior walls. Fill any holes and cracks as needed.			
		Tack, tape, spackle sand, repeating process three times to a seamless finish.			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of wall. Home owner selects color			
2	KITCHEN	The Kitchen needs to be updated to address rotten floors and electrical/fire hazards.			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
2.1	KITCHEN AREA	Remove kitchen sink and install new kitchen sink including new faucet (cost not to exceed \$200) in same location.			
2.2	ELECTRICITY	Install flush mount 2- light ceiling light. Cost not to exceed \$15.00			
2.3	ELECTRICAL HAZARDS	Remove tape from electrical switch on west wall of Kitchen.			

		Install correct switch cover flush with wall. Ensure that switch is operable			
2.4	CEILING	Patch damaged ceiling in Kitchen			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		Spray finish ceiling with perma-tex or equivalent texture spray over repaired areas, blending into existing ceiling. If blending is not possible, entire ceiling is to be scraped and refinished with texture spray			
2.5	WALL	Patch damaged drywall/ poor taping along interior walls. Fill any holes and cracks as needed.			
		Tack, tape, spackle sand, repeating process three times to a seamless finish. All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to all interior kitchen walls. Home owner selects color			
2.6	FLOOR	Remove existing floor covering and rotten sub- floor in Kitchen to the appropriate joists.			
		Repair damaged floor joists, repairing or replacing joist headers and sistering joists.			
		Install 3/8" CDX plywood Plywood CDX subfloor, glued and nailed to joists including all materials as required.			
		Install vinyl flooring and install 1/8" cushion no-wax sheet vinyl floor covering on wood floor in Kitchen.			
		The retail value of vinyl installed shall be \$10.00 per square yard. Homeowner selects color.			
		Install new pre-primed 1/2" x 3 1/4" colonial baseboard with 1/2" x 3/4" shoe moulding along the perimeter of room.			
2.7	CABINETRY	Remove existing kitchen base and wall cabinets, countertops and sink.			
		Furnish and install wall and base cabinets with drawer and door hardware, including 36" sink base.			
		Install approximately 20 linear feet of 25' laminate countertop w/ 4" back splash.			
		Homeowner selects color of cabinets and countertop			
2.8	MISC.	Receptacle behind stove needs to be repaired or replaced.			
3	BATHROOM	Main bath located in the east portion of home			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
3.1	BATHROOM	The main bathroom (Bath #1) needs to be updated. The current condition of the bathroom may pose a threat to the safety of the homeowner.			
3.2	ELECTRICITY	Install electrical outlet within west wall to left of washbasin.			
		Remove existing lighting fixture above mirror.			
		Install new 36" strip light fixture with 5 lamp positions at standard height above wall mirror. Homeowner makes final selection. Cost of fixture not to exceed \$100.00			
		Rewire existing light switch for addition of fan switch. Replace light switch cover.			
3.3	ELECTRICAL HAZARDS	The City of Tuscaloosa Inspections Department MUST be contacted once the wall is opened and prior to covering the wall			
3.5	WINDOW	Repair interior and exterior stops			

		Repair interior and exterior sills			
		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			
		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
3.6	CEILING	Tear out existing ceiling coverings.			
		Cut out and install register in existing warm air or return duct.			
		Install R-30 in ceiling with vapor barrier.			
		Install 1/2" moisture resistant drywall to ceiling.			
		Tack, tape, spackle and sand ceiling 3 times			
		Repeat process three times to seamless finish. Spray finish drywall with perma-tex or equivalent texture spray			
3.7	WALL	Tear out existing damaged drywall along west, north, south and east walls of bathroom			
		Cut out damaged drywall to appropriate stud. Removal shall not damage adjacent wall work			
		External walls to be filled with R-13 insulation and vapor barrier prior to being covered with finished material. Insulation to be installed in conformance with manufacturers recommendations			
		Install 1/2" moisture resistant drywall to all replacement walls			
		Tack, tape, spackle and sand repaired portions of wall. Repeat process 3 times to ensure smoothness and flush			
		Wall should be prepared to receive paint			
		Apply two coats of semi-gloss enamel paints to all wall surfaces. Homeowner selects wall color.			
3.8	FLOOR	Cut out all damaged flooring, base boards to the appropriate joists. Removal shall not damage adjacent flooring work.			
		Install 1/4" underlayment grade-exterior grade plywood.			
		Remove damaged or rotted floor joists,.			
		Replace damaged floor joists with 2 x8 moisture resistant floor joists and sistering joists as required			
		Install 5/8" exterior grade Plywood CDX subfloor, glued and nailed to joists including all materials as required.			
		Install 1/8" cushion no-wax sheet or tile vinyl floor covering on floor in Bathroom. The retail value of vinyl installed shall be \$10.00 per square yard. Homeowner selects color.			
		Install new pre-primed 1/2" x 3 1/4" colonial baseboard around perimeter of the room			
3.10	CABINERY	Install one 30 in W x 21in D single sink, two door builder-grade pre-finished vanity base with smooth surface top in same location as sink. (Cost not to exceed \$300.00) Homeowner approval of vanity and Faucet			
		Install faucet (Cost not to exceed \$75.00)			
3.11	TOILET	Remove existing toilet. Dispose of toilet properly. Install new toilet in same location. (Cost not exceed \$200.00)			

3.12	WASH BASIN	Remove existing sink			
3.13	TUB/SHOWER UNIT	Install 3-piece fiberglass tub surround, no door included flush to the top of tub. All edges to be sealed and installed according to manufacturer's instructions and City Building and Plumbing Code. (Color and size to be chosen by homeowner).			
		Install new faucet and shower head.			
3.14	VENTILATION	Install exhaust fan vented to exterior			
3.15	PLUMBING	Re-plumb drain hookup and supply cutoffs at each fixture location to accommodate new fixtures.			
3.16	MISC	Install 36" rectangular framed mirror to the western wall of bathroom. Located no more than 4" above top of counter of vanity.			
4	BEDROOM	Master Bedroom			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
4.1	BEDROOM	Restore Windows in Bedroom, Repair damaged part of ceiling			
4.5	WINDOW	Repair interior and exterior stops			
		Repair interior and exterior sills			
		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			
		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
4.6	CEILING	Cut out all damaged drywall to nearest appropriate studs.			
		Replace with ½ "drywall nailed or screwed into joists or furring			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		Spray-finish drywall with perma-tex or equivalent texture spray over repaired areas, blending into existing ceiling			
		If blending is not possible, entire ceiling is to be scraped and refinished with texture spray			
5	BEDROOM	Bedroom 2 located in eastern wing of home. Last Bedroom on the right.			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
5.1	BEDROOM	Repair window and wall in bedroom			
5.5	WINDOW	Repair interior and exterior stops			
		Repair interior and exterior sills			
		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			

		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
5.6	WALL	Patch damaged drywall/ poor taping along interior walls. Fill any holes and cracks as needed.			
		Tack, tape, spackle sand, repeating process three times to a seamless finish. All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to all interior kitchen walls. Home owner selects color			
	BEDROOM	Bedroom 3 located in eastern wing of home. First Bedroom on the right.			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
6.1	BEDROOM	Repair window in bedroom.			
6.2	WINDOW	Repair interior and exterior stops			
		Repair interior and exterior sills			
		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			
		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
6.3	CEILING	Cut out damaged drywall to nearest appropriate studs.			
		Replace with ½ "drywall nailed or screwed into joists or furring			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		Spray-finish drywall with perma-tex or equivalent texture spray over repaired areas, blending into existing ceiling			
		If blending is not possible, entire ceiling is to be scraped and refinished with texture spray			
6.4	WALL	If paint around windows has been disturbed, the paint must be touched up to blend with existing.			
10	LAUNDRY				
ITEM NO.	DESCRIPTION	WORK SPECIFICATIONS	MAT.	LABOR	BID PRICE
10.1	LAUNDRY	Repair the Laundry Room ceiling, door, replumb washing machine and dryer, and update water heater.			
10.2	ELECTRICITY	Evaluate condition of electrical wiring after demolition of southern wall adjoining bathroom 2. Consult with Chief Electrical Inspector prior to applying finished wall covering.			
10.3	ELECTRICAL HAZARDS	Lighting fixture may pose a safety hazard			
		Remove existing fixture and reinstall flush mount 2 bulb ceiling light fixture to current electrical code. Cost of fixture not to exceed \$10.00)			

10.4	DOOR	Field Measure doorframe for stops, jabs, casings and threshold.			
		Remove existing door, hinges and any deteriorated stops, casing, trim jabs.			
		Clean door with soap and water and dry then set aside for reinstallation			
		Install new stops, jabs, hinges, casing and trim and aluminum threshold and bronze weather stripping			
		Fill any holes and dents in surface of door			
		Re-install existing door flush and plumb to exterior opening.			
		Install new deadbolt lockset with exterior key, thumb turn inside and single cylinder			
		Ensure that door closes, opens, and locks properly.			
		Ensure that door is weather tight, water resistant and protected against the infiltration of dust, snow, rain and wind.			
10.6	CEILING	Cut out all damaged drywall to nearest appropriate studs			
		Blow in R-38 insulation prior to final seal of drywall			
		Replace with ½ "drywall nailed or screwed into joists or furring			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		Spray-finish drywall with perma-tex or equivalent texture spray over repaired areas, blending into existing ceiling			
		If blending is not possible, entire ceiling is to be scraped and refinished with texture spray			
10.7	WALL	Tear out existing drywall along west, north, south and east walls of Laundry room.			
		Cut out damaged drywall to appropriate stud. Removal shall not damage adjacent wall work.			
		External walls to be filled with R-13 insulation prior to being covered with finished material. Insulation to be installed in conformance with manufacturers recommendations.			
		Install 1/2" drywall to all replacement walls.			
		Tack, tape, spackle and sand repaired portions of wall. Repeat process 3 times to ensure smoothness and flush.			
		Wall should be prepared to receive paint. Apply two coats of semi-gloss enamel paints to all wall surfaces. Homeowner selects wall color			
10.8	VENTILATION	Replace vents on water heater			
		Ensure proper plumbing vent on washer and ensure appliances vented to the exterior of Laundry Room.			
10.9	WATER HEATER	Install cut-off valve on Water Heater			
		Replace existing Temperature and Pressure valve. New Temperature and Pressure Valve to terminate 6" above floor			
10.10	WASHING MACHINE	Replumb Washing Machine			
11	CORRIDORS/HALLWAYS				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE

11.1	WALL	Patch damaged drywall along eastern wall of hallway.			
		Tack, tape, spackle and sand repaired portions of wall. Repeat process 3 times to ensure smoothness and flush.			
		Wall should be prepared to receive paint.			
		Apply two coats of semi-gloss enamel paints to all wall surfaces. Homeowner selects wall color			
12	BUILDING EXTERIOR				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
12.1	ROOF	Tear off existing layers of asphalt shingles, roofing felt, down to bare roof sheathing.			
		Remove damaged sheathing, sistering damaged rafters and joists as required to adequate strength and a true and level surface.			
		Replace damaged sheathing with 1/2" APA Grade, moisture resistant CDX exterior plywood. Sheathing shall be replaced in full pieces/sheets only.			
		Remove any damaged, broken, missing or rotted fascia board, rake, cornices, soffits and soffit flashing.			
		Install new fascia board, rakes, cornices, solid vinyl soffits, perforated vinyl soffit vents and soffit flashing			
		Install 235 lb.; 3-tab asphalt strip shingles over 15 lb. single coverage roofing felt with metal drip edge along eaves.			
		Replace and install new vent pipe collars			
		New repairs should blend seamlessly with existing structure			
12.2	GUTTERS	Installation of 5" gutter and 2x3 downspout along the perimeter of the home. Contractor is responsible for field measurements			
12.3	EXTERIOR SURFACES	Restore exterior of home			
		Remove existing wood siding from the western, northern and eastern portions of home.			
		Prepare soffits and flashing for the installation of vinyl siding			
		Remove existing sheathing			
		Install new 1/2" APA Grade, moisture resistant CDX exterior plywood sheathing to the exposed portions of the exterior			
		Blow in R-13 insulation Plug any holes in sheathing			
		Apply #15 felt paper to the exposed sheathing with minimum of 2 in overlay of sheets			
		Install a vapor barrier to exposed sheathing			
		Install solid horizontal PVC 8' double 4 vinyl siding to covered sheathing			
		All accessories should be included: starter strips, J-channel, utility or under sill trim, 1 piece inside and outside corner post, window and door surround			
		The core of the home should be completely protected from the elements, especially water and air infiltration			
12.4	EXTERIOR HAZARDS	Gas line currently located above ground along the western perimeter of the home			
		Relocate gas line underground. The hole must be deep enough to not disturb regular lawn maintenance and normal usage.			

		Enclose crawl space access with door.			
		Raise crawlspace ductwork off the ground.			
		Replace the rusted ductwork.			
		Orange wire underneath home should be removed			
		Encapsulate crawl space underneath home to prevent moisture infiltration			
13	HEATING AND COOLING				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
13.1	HEATING EQUIPMENT	Space Heaters in home must be evaluated by professional service technician to reduce fire hazard			
		Remediation of space heater fire hazard			
13.2	INSULATION	Blow in R-38 insulation in attic.			
14	GENERAL HEALTH AND SAFETY				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
14.1	SMOKE DETECTORS	Hard wire automatic fire and smoke detectors in the Living Room, Bonus Room, Kitchen, Hallway/ Corridor, and in Bedroom 1, 2 and 3. The dual sensor fire and smoke detector should have a nine-volt backup battery with a test button and a weak battery indicator signal.			
14.2	GARBAGE AND DEBRIS	Remove all tear out debris from premises to dumping ground.			
14.3	MISC.	Certified and Licensed Electrician to contact the City of Tuscaloosa Chief Electrical Inspector in reference to Grounded Electrode Conduct			

The name and address of the bidder to which all notices and other communications may be mailed or delivered in as follows:

NAME: _____

ADDRESS: _____

TELEPHONE: _____

BY: _____

TITLE: _____

	TOTAL MATERIAL	TOTAL LABOR	TOTAL BID PRICE
TOTAL BID			



REHABILITATION SPECIFICATIONS

CITYWIDE EMERGENCY HOME REPAIR PROGRAM

OFFICE OF FEDERAL PROGRAMS

OWNER(S):		Julia Alford					
ADDRESS:		3401 31 st Street Tuscaloosa, AL 35401					
TELEPHONE:		(205) 345-6357					
HABITABLE ROOMS IN UNIT		7					
NUMBER OF OCCUPANTS:		2					
TYPE OF PERMITS REQUIRED							
BUILDING	<input checked="" type="checkbox"/>	PLUMBING	<input checked="" type="checkbox"/>	MECHANICAL	<input checked="" type="checkbox"/>	ELECTRICAL	<input checked="" type="checkbox"/>
SECTION 1	GENERAL REQUIREMENTS						
1.1	OWNER ACCEPTANCE OF SCOPE OF WORK						
<p>The undersigned applicant(s) certifies that he/she has participated in the development of this Specification with the After careful review the applicant understands and accepts the work described and initial and dated each page of the this Specification (Work Write Up).</p>							
NAME OF APPLICANT				SIGNATURE		DATE SIGNED	
1.2	CONTRACTOR ACCEPTANCE OF SCOPE OF WORK						
<p>The undersigned contractor certifies that he/she has carefully reviewed and agrees to perform the work to minimum of Housing Quality Standards and specified in the Work Write up. Contractor acknowledges that the Contractor, at Contractor's expense will be responsible for any items not included in the Rehabilitation Specifications but are required by local codes and ordinances.</p>							
NAME OF CONTRACTOR				SIGNATURE		DATE SIGNED	
SECTION 2	GENERAL CONDITIONS						
2.1	<p>The contractor is expected to complete an on-site inspection including all field measurements required for the fulfillment of the specifications.</p> <p>The contractor shall furnish at his own cost and expense, all material, all labor, all tools, equipment and supervision necessary to complete the work in a manner and form as required by the City of Tuscaloosa's adopted Building Codes. Work must be accepted by the City's Planning and Development Services, Office of Federal Programs and the property owner before final payment is made.</p> <p>The approved contractor must provide a current DUNS number for his/her organization and the any subcontractors providing services on the project.</p> <p>The contractor will be paid on a reimbursement basis and must furnish all receipts, invoices, inspections, and other administrative forms as requested by the Office of Federal Programs in order to be eligible for reimbursement</p> <p>All work must be guaranteed for a period of one year after the completion and acceptance of the work</p> <p>The bidder agrees to commence the work at the time stated in the notice to the Contractor from the Owner to proceed and to complete performance within 60 days from and after the date stated in the said notice.</p> <p>The Contractor shall coordinate all work in progress with the homeowner to prevent the severe disruption of living conditions. All work shall be properly planned and pursued continuously on normal working days.</p>						

The most recently adopted City of Tuscaloosa Building Code (including electrical, plumbing, building, mechanical, fire codes, etc) will supersede any of the specifications and work write-ups provided herein. After the completion of the rehabilitation, it is expected that the home will meet every applicable provision as determined by the City of Tuscaloosa Building Code

SECTION 3 SCOPE OF WORK

3.1 This scope of work involves the inspection and installation of a roofing system, minor electrical upgrades, installation of weatherized windows and doors, installation of external railings, and minor improvements to the ceilings, walls and floors in the unit located at 3401 31st Street Tuscaloosa, AL 35401.

WORK WRITE UP/ REHABILITATION SPECIFICATIONS

ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MATERIALS	LABOR	BID PRICE
1.1	LIVING ROOM	Restore Windows, update ceiling and walls in Living Room			
1.2	WINDOW	Repair damaged interior and exterior stops			
		Repair interior and exterior sills,			
		Repair interior and exterior aprons			
		Repair interior and exterior casings			
		Replace interior and exterior trim on all windows.			
		Replace any broken glass and reset loose glass.			
		Replace all deteriorated sashes, sash lifts and locks.			
		All units shall be weather tight, operable and lockable New Windows are not Authorized			
1.3	CEILING	Patch damaged drywall.			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of wall. Home owner selects color			
1.4	WALL	Repair damaged wall on lower portion of southern wall of Living Room.			
		Repair damaged drywall/ poor taping along interior walls. Fill any holes and cracks as needed.			
		Tack, tape, spackle sand, repeating process three times to a seamless finish.			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of wall. Home owner selects color			
2	KITCHEN	The Kitchen needs to be updated to address rotten floors and electrical/fire hazards.			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
2.1	KITCHEN AREA	Update cabinetry, electrical, ceiling, flooring and walls in Kitchen			
2.2	ELECTRICITY	Install a hood and fan outlet in Kitchen according to City Electrical Code			
		Install 30" ductless range hood, fan and light over range. Installation should be within Electrical and Building Codes and to manufacturer's instructions			
		Install flush mount 2- light ceiling light. Cost not to exceed \$15.00			
2.3	ELECTRICAL HAZARDS	Remove motor fan in the window over Kitchen sink			

2.4	CEILING	Patch damaged ceiling in Kitchen			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of wall. Home owner selects color			
2.5	WALL	Patch damaged drywall/ poor taping along interior walls. Fill any holes and cracks as needed.			
		Tack, tape, spackle sand, repeating process three times to a seamless finish. All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to all interior kitchen walls. Home owner selects color			
2.6	FLOOR	Remove existing floor covering and rotten sub- floor in Kitchen to the appropriate joists.			
		Repair damaged floor joists, repairing or replacing joist headers and sistering joists.			
		Install 3/8" CDX plywood Plywood CDX subfloor, glued and nailed to joists including all materials as required.			
		Install vinyl flooring and install 1/8" cushion no-wax sheet vinyl floor covering on wood floor in Kitchen.			
		The retail value of vinyl installed shall be \$10.00 per square yard. Homeowner selects color.			
		Install new pre-primed 1/2" x 3 1/4" colonial baseboard with 1/2" x 3/4" shoe moulding along the perimeter of room.			
2.7	CABINETS	Remove existing countertops and sink.			
		Refurbish existing cabinets. Sand and restain or paint existing cabinets.			
		Furnish and install including 36" sink base, new drawer and door hardware. Homeowner selects color and or paint			
		Furnish and install 32" wall cabinet adjacent to existing cabinetry and above range in Kitchen.			
		Install approximately 20 linear feet of 25' laminate countertop w/ 4" back splash.			
		Homeowner selects color of cabinets and countertop			
2.8	MISC.				
3	BATHROOM	Main bath located in the east portion of home			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
3.1	BATHROOM	The main bathroom (Bath #1) needs to be updated. The current condition of the bathroom may pose a threat to the safety of the homeowner.			
3.2	ELECTRICITY	Install electrical outlet within west wall to left of washbasin/vanity.			
		Remove existing lighting fixture above mirror.			
		Install new 24" strip light fixture with 4 lamp positions at standard height above wall mirror. Homeowner makes final selection. Cost of fixture not to exceed \$100.00			
		Rewire existing light switch for addition of fan switch. Replace light switch cover.			
3.3	ELECTRICAL HAZARDS	The City of Tuscaloosa Inspections Department MUST be contacted once the wall is opened and prior to covering the wall			
3.5	WINDOW	Repair interior and exterior stops			
		Repair interior and exterior sills			

		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			
		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
3.6	CEILING	Tear out existing ceiling coverings.			
		Cut out and install register in existing warm air or return duct.			
		Install R-30 in ceiling with vapor barrier.			
		Install 1/2" moisture resistant drywall to ceiling.			
		Tack, tape, spackle and sand ceiling 3 times to a seamless finish			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of wall. Home owner selects color			
3.7	WALL	Tear out existing damaged drywall along west, north, south and east walls of bathroom			
		Cut out damaged drywall to appropriate stud. Removal shall not damage adjacent wall work			
		External walls to be filled with R-13 insulation and vapor barrier prior to being covered with finished material. Insulation to be installed in conformance with manufacturers recommendations			
		Install 1/2" moisture resistant drywall to all replacement walls			
		Tack, tape, spackle and sand repaired portions of wall. Repeat process 3 times to ensure smoothness and flush			
		Wall should be prepared to receive paint			
		Apply two coats of semi-gloss enamel paints to all wall surfaces. Homeowner selects wall color.			
3.8	FLOOR	Cut out all damaged flooring, base boards to the appropriate joists. Removal shall not damage adjacent flooring work.			
		Install ¼" underlayment grade-exterior grade plywood.			
		Remove damaged or rotted floor joists,.			
		Replace damaged floor joists with 2 x8 moisture resistant floor joists and sistering joists as required			
		Install 5/8" exterior grade Plywood CDX subfloor, glued and nailed to joists including all materials as required.			
		Install 1/8" cushion no-wax sheet or tile vinyl floor covering on floor in Bathroom. The retail value of vinyl installed shall be \$10.00 per square yard. Homeowner selects color.			
		Install new pre-primed ½" x 3 ¼" colonial baseboard around perimeter of the room			
3.10	CABINERY	Install one 24 in W x 21in D single sink, two door builder-grade pre-finished vanity base with smooth surface top in same location as sink. (Cost not to exceed \$300.00) Homeowner approval of vanity and Faucet			
		Install faucet (Cost not to exceed \$75.00)			

3.11	TOILET	Remove existing toilet. Dispose of toilet properly. Install new toilet in same location. (Cost not exceed \$200.00)			
3.12	WASH BASIN	Remove existing sink			
3.13	TUB/SHOWER UNIT	Install 3-piece fiberglass tub surround, no door included flush to the top of tub. All edges to be sealed and installed according to manufacturer’s instructions and City Building and Plumbing Code. (Color and size to be chosen by homeowner).			
		Install new faucet and shower head			
3.14	VENTILATION	Install exhaust fan vented to exterior			
3.15	PLUMBING	Re-plumb drain hookup and supply cutoffs at each fixture location to accommodate new fixtures.			
3.16	MISC	Install 24” rectangular framed mirror to the western wall of bathroom. Located no more than 4” above top of counter of vanity.			
4	BEDROOM	Master Bedroom			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
4.1	BEDROOM	Restore Windows in Bedroom, Repair damaged part of ceiling			
4.5	WINDOW	Repair interior and exterior stops			
		Repair interior and exterior sills			
		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			
		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
4.6	CEILING	Cut out all damaged drywall to nearest appropriate studs.			
		Replace with ½ “drywall nailed or screwed into joists or furring			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		Apply two coats of semi-gloss enamel paints to entire ceiling surface. Homeowner selects wall color.			
4.7	WALL	Tear out existing damaged drywall along lower east wall of Master Bedroom			
		Cut out damaged drywall to appropriate stud. Removal shall not damage adjacent wall work			
		External walls to be filled with R-13 insulation and vapor barrier prior to being covered with finished material. Insulation to be installed in conformance with manufacturers recommendations			
		Install 1/2” moisture resistant drywall to all replacement walls			
		Tack, tape, spackle and sand repaired portions of wall. Repeat process 3 times to ensure smoothness and flush			
		Wall should be prepared to receive paint			
		Apply two coats of semi-gloss enamel paints to all wall			

		surfaces. Homeowner selects wall color.			
4.8	FLOOR	Repair 5sq ft of flooring in northwest corner of Master Bedroom.			
5	BEDROOM	Bedroom 2 located in eastern wing of home. Left Bedroom located on left side of hallway.			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
5.1	BEDROOM	Repair the window and ceiling in the room			
5.2	ELECTRICAL	Install new flush mount 2 bulb light fixture. Cost not to exceed \$15.00			
5.3	WINDOW	Repair interior and exterior stops			
		Repair interior and exterior sills			
		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			
		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
5.4	WALL	Patch damaged drywall/ poor taping along interior walls. Fill any holes and cracks as needed.			
		Tack, tape, spackle sand, repeating process three times to a seamless finish. All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to all interior walls. Home owner selects color			
5.5	CEILING	Cut out damaged drywall to nearest appropriate studs.			
		Replace with ½ "drywall nailed or screwed into joists or furring			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of ceiling. Home owner selects color			
6	BEDROOM	Bedroom 3 located in eastern wing of home. Right Bedroom on left side of hallway.			
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
6.1	BEDROOM	Repair windows, ceiling and walls in bedroom.			
6.2	WINDOW	Repair interior and exterior stops			
		Repair interior and exterior sills			
		Repair interior and exterior aprons			
		Repair exterior casings			
		Repair interior and exterior trim on all windows			
		Replace broken glass and reset loose glass			
		Replace deteriorated sashes,			
		Replace deteriorated sash lifts			
		Replace deteriorated locks			
		All units shall be weather tight, operable and lockable. New Windows are not Authorized.			
6.3	CEILING	Cut out damaged drywall to nearest appropriate studs.			

		Replace with ½ "drywall nailed or screwed into joists or furring			
		Tack, tape, spackle and sand repaired portions of ceiling. Repeat process 3 times to ensure smoothness and flush.			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of wall. Home owner selects color			
6.4	WALL	If paint around windows has been disturbed, the paint must be touched up to blend with existing.			
		Patch damaged drywall/ poor taping along interior walls. Fill any holes and cracks as needed.			
		Tack, tape, spackle sand, repeating process three times to a seamless finish. All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to all interior walls. Home owner selects color			
9	LAUNDRY				
ITEM NO.	DESCRIPTION	WORK SPECIFICATIONS	MAT.	LABOR	BID PRICE
9.1	LAUNDRY	Replumb washing machine and dryer, and update water heater.			
9.2	VENTILATION	Replace vents on water heater			
		Install dryer vent cap			
		Ensure proper plumbing vent on washer and ensure appliances (water heater, washer, and dryer) vented to the exterior of Laundry Room.			
9.	WATER HEATER	Install cut-off valve on Water Heater			
		Replace existing Temperature and Pressure valve. New Temperature and Pressure Valve to terminate 6" above floor			
9.	WASHING MACHINE	Replumb Washing Machine			
10	BONUS ROOM				
ITEM NO.	DESCRIPTION	WORK SPECIFICATIONS	MAT.	LABOR	BID PRICE
10.1	BONUS ROOM	Update Bonus Room to meet City Electrical and Building Standards			
10.2	ELECTRICAL	Install Flush mount 2 bulb ceiling light fixture. Cost not to exceed 15.00			
		Enclose wiring for room within walls and ceiling			
		Update space to include electrical outlets and light switch			
10.3	ELECTRICAL HAZARDS	Remove exposed wiring in Bonus Room			
10.4	CEILING	Tear out existing ceiling coverings.			
		Cut out and install register in existing warm air or return duct.			
		Install R-30 in ceiling with vapor barrier.			
		Install 1/2" moisture resistant drywall to ceiling.			
		Tack, tape, spackle and sand ceiling 3 times to a seamless finish			
		All areas should be primed and ready for paint application.			
		Apply two coats of semi-gloss enamel paint to repaired areas of wall. Home owner selects color			
10.5	WALL	Tear out existing damaged drywall along west, north, south			

		and east walls of bathroom			
		Cut out damaged drywall to appropriate stud. Removal shall not damage adjacent wall work			
		External walls to be filled with R-13 insulation and vapor barrier prior to being covered with finished material. Insulation to be installed in conformance with manufacturers recommendations			
		Install 1/2" moisture resistant drywall to all replacement walls			
		Tack, tape, spackle and sand repaired portions of wall. Repeat process 3 times to ensure smoothness and flush			
		Wall should be prepared to receive paint			
		Apply two coats of semi-gloss enamel paints to all wall surfaces. Homeowner selects wall color.			
10.6	FLOOR	Remove existing floor covering and rotten sub- floor in Kitchen to the appropriate joists.			
		Repair damaged floor joists, repairing or replacing joist headers and sistering joists.			
		Install vinyl flooring and install 1/8" cushion no-wax sheet vinyl floor covering on wood floor in Kitchen.			
		The retail value of vinyl installed shall be \$10.00 per square yard. Homeowner selects color.			
11	CORRIDORS/HALLWAYS				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
11.1	ELECTRICAL	Install breaker blanks or breakers in to Electrical Subpanel located in Hallway.			
11.2	WALL	Patch damaged drywall along eastern wall of hallway.			
		Tack, tape, spackle and sand repaired portions of wall. Repeat process 3 times to ensure smoothness and flush.			
		Wall should be prepared to receive paint.			
		Apply two coats of semi-gloss enamel paints to all wall surfaces. Homeowner selects wall color			
11.3	FLOOR	Repair rotted floor in Hallway			
12	BUILDING EXTERIOR				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
12.1	ROOF	Tear off existing layers of asphalt shingles, roofing felt, down to bare roof sheathing.			
		Remove damaged sheathing, sistering damaged rafters and joists as required to adequate strength and a true and level surface.			
		Replace damaged sheathing with 1/2" APA Grade, moisture resistant CDX exterior plywood. Sheathing shall be replaced in full pieces/sheets only.			
		Remove any damaged, broken, missing or rotted fascia board, rake, cornices, soffits and soffit flashing.			
		Install new fascia board, rakes, cornices, solid vinyl soffits, perforated vinyl soffit vents and soffit flashing			
		Install 235 lb.; 3-tab asphalt strip shingles over 15 lb. single coverage roofing felt with metal drip edge along eaves.			
		Replace and install new vent pipe collars			

		New repairs should blend seamlessly with existing structure			
12.2	GUTTERS	Installation of 5" gutter and 2x3 downspout along the perimeter of the home. Contractor is responsible for field measurements			
12.4	EXTERIOR HAZARDS	Demo gas and electrical lines running concurrently and terminating in back yard.			
		Remove Plumbers Pipe around UL cable on west exterior of home. Enclose properly			
		Enclose blue box located underneath home			
		Remove switch under crawl space			
		Replace the rusted ductwork.			
		Encapsulate crawl space underneath home to prevent moisture infiltration			
12.5	PORCH	Remove existing wrought iron railing on rear steps of dwelling.			
		Install new wrought iron porch and step railings. The railing should be 36" H, 34"-38" Pickets nor more 4in in between			
13	HEATING AND COOLING				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
13.1	INSULATION	Blow in R-38 insulation in attic.			
14	GENERAL HEALTH AND SAFETY				
ITEM NO.	DESCRIPTION	WORK SPECIFICATION	MAT.	LABOR	BID PRICE
14.1	SMOKE DETECTORS	Hard wire automatic fire and smoke detectors in the Living Room, Bonus Room, Kitchen, Hallway/ Corridor, and in Bedroom 1, 2 and 3. The dual sensor fire and smoke detector should have a nine-volt backup battery with a test button and a weak battery indicator signal.			
14.2	GARBAGE AND DEBRIS	Remove all tear out debris from premises to dumping ground.			
14.3	MISC.	Certified and Licensed Electrician to contact the City of Tuscaloosa Chief Electrical Inspector in reference to Grounded Electrode Conduct			

The name and address of the bidder to which all notices and other communications may be mailed or delivered in as follows:

NAME: _____
 ADDRESS: _____
 TELEPHONE: _____
 BY: _____
 TITLE: _____

	TOTAL MATERIAL	TOTAL LABOR	TOTAL BID PRICE
TOTAL BID			