

4. Interior Rehabilitation: Bath and Electrical

INTRO: All electrical work shall be completed by a legal and appropriately licensed electrical firm. At the conclusion of the work the electrical company shall conduct a review of the electrical system and provide an affidavit stating that all work was completed to all specification and/or code requirements and provide notice that the units electrical system is in safe and code compliant working order. Any deficiencies found by the electrical contractor shall be provided to the GC listing any additional repairs needed above what is listed in the SOW. The Contractor understands that failure to provide this affidavit may result in nonpayment of this item and agrees that the owner, the County, and any of its agents will not be held liable due to contractor negligence in providing all required documentation needed for payment.

4a. Hallway Bath-Toilet:

- Remove existing and Install a new white, elongated, comfort height/handicapped (18”), maximum 1.6 gallon per flush toilet, *including all required hardware and components to ensure complete installation and operational order.* Recommended product: American Standard or equal in quality and value).

Line-Item Notes

NOTE 1: Where the toilet and components cannot be placed in the exact footprint of the removed item(s) the contractor is responsible for making all repairs to the affected area to match the existing flooring, etc...affected by the replacement(s).

- Hall Bathroom Toilet (1-Unit) _____

4b. Hallway Bath (Shower/Grab Bars):

- Remove existing/damaged tub/shower assembly (including fixtures, electrical connections and surround), and prepare for cementitious tile backer for the **new Tub and shower assembly**. Repair and modify existing floor/subfloor to accommodate the installation of a new steel tub (Kholer Villager or approved equal) and shower assembly to the building code/UPC of jurisdiction. Remove existing diverter and replace with new washer-less single handle diverter assembly, faucet valves with screwdriver stops, Moen “chateau” or equal. Install new low-flow (2gpm or less) water saving extendable shower head, and shower curtain bar. Electrical shall be by appropriately qualified contractor.

Install new tub, and cementitious tile backer per manufacturer’s recommendations in the footprint of removed wall covering. Cementitious tile backer shall be equal to or better than “Wonderboard”. Install new minimum 6”x6”x8mm ceramic tile with appropriately sized bull nose trim around the tub/shower perimeter: Wall tile to start from top of the tub and extend to the ceiling on all three (3) walled sides of the tub/shower enclosure.

Accessories shall include a shower curtain rod, ceramic soap dish and towel bar placed in the same setting material used for the ceramic tile. Color choice shall be by owner. (See Notes below).

Line-Item Notes:

NOTE 1: Bid to include stripping, prepping, sealing, priming, and repaint of all non-tiled bathroom walls and ceilings. Paint shall be applied in accordance with normal ARPA requirements for interior wall repair/repaint.

- Hallway Bathtub & Shower Assembly/Enclosure (Full Enclosure) _____ \$

4c. Hallway bedroom Bath Vanity:

- Remove existing (including electrical connections) and install new complete vanity (in existing footprint and dimensions of removed unit) complete with 3 bar light fixture-including LED bulbs). **Vanity height should be at a height accessible to the owner.** The vanity unit must be constructed with solid wood frame on the doors and cabinet face; the box shall be comprised of minimum ½" plywood; shelves **ONLY** may be of composite material and finish covering must be wood veneer or plastic laminate; laminate counter top and 4" laminate back splash and under mount or drop-in level set sink cast in the counter top. Install new water supply valves, lines and escutcheons, strainer assembly, p-trap and tail assembly; Installation to include all other required hardware and components (center set, low flow duel lever faucet and fixtures/drain stop) to ensure for complete installation. (Recommended product: Pegasus vanity set or equal in quality and value)

NOTE 1: Where the Vanity and any ancillary components (light bar, etc...) cannot be placed in the exact footprint of the removed item(s) the contractor is responsible for making all repairs to the affected area to match the existing flooring, painting, etc...affected by the replacement(s).

NOTE 2: This line item does not include removal or replacement of the existing vanity mirror.

- Hallway Vanity and Components (1 Unit & Set) _____ \$ _____

5. Structural and Interior Flooring Components:

5a. Interior Flooring and Components:

- Remove any existing floor covering and subfloors in the areas Listed below:

Master Bathroom , Bedroom #1, Bedroom #2, Bedroom #3

- Properly dispose of the existing floor covering in the areas of the home listed above. Make all appropriate modifications to prepare the underlying floor to accept new tile flooring (Scrape and clean the floor to ensure that it is free of all debris and protrusions. Repair (with like code/compliant materials) and patch all cracks and uneven sub-floor leveling in all affected areas to ensure a smooth uniform, surface).

Install new low maintenance, easy clean 12x12 ceramic floor tiles in the listed areas of the home. Installation to be complete and include all required components, to ensure proper installation to manufacturers specifications. *Exact dimensions and square footage to be determined by contracting firm.* (Recommended tile product: American Olean or equal in quality and value) *Owner to determine color.* Installation to include threshold strips at all exposed joints between rooms and/or at door openings.

Line-Item Notes

NOTE 1: Bid Line item to include removal and replacement of all existing door thresholds and all baseboard in the footprint of the removed material. New Baseboard shall be painted white.

NOTE 2: Owner shall be provided color selection for the new flooring material.

NOTE 3: Master bedroom(Carpet)

- Flooring Repairs and Components- (As Listed including all components) _____ \$ 3940.00

-END SOW-