

March 27, 1996

Marsha Doyle
353 N. Claremont Street
San Mateo, CA 94401

WORK WRITE-UP

This is a single-story building built and occupied as a single-family dwelling. The following work items outlined will bring the building up to standard in conjunction with the City of San Mateo Housing Rehabilitation Program.

The Contractor will secure all necessary permits for the rehabilitation of this property and will submit a signed-off building permit to the owner at completion of the project.

All work shall be done in accordance with all applicable codes, including the 1991 UBC, 1991 UPC, 1990 NEC, 1991 UMC, 1991 Title 24 and local jurisdiction codes.

All work shall be done in accordance with applicable journeyman standards for the respective trades.

Contractor shall monitor all work to ensure all standards and contract specifications are met.

Any discovery work shall become an integral part of these specifications upon written modification to the contract. Upon discovery, the Contractor shall notify the owner and the Housing and Economic Development Division Office so that change orders can be written and signed. The owner, the Contractor and the Housing Coordinator will all sign the change order before it becomes a part of the contract. No work shall be done other than that specified by the contract unless a change order is agreed upon by all parties.

Contractor is to use market rate (medium quality) fixtures, fittings and hardware unless otherwise specified in the work write-up. All measurements are approximate. The owner agrees to make all material and color selections within first two weeks of construction. The Contractor is to provide samples as appropriate to allow owner to make necessary choices.

A. ELECTRICAL

1. Test, inspect, and repair as necessary all existing outlets throughout house.
Replace 8 outlets, five switches, installing one hall light, and repairing the bathroom GFIC. \$ 550
2. Provide and install wiring, duplex outlets, switches, and fixtures to kitchen as per plans. Provide new circuits and circuit breakers to accommodate new electrical \$ 968
3. Install a new light with switch in the front bedroom, \$50.00 light allowance. \$ 245
4. Repair living room switch box. \$ 65
5. Install new light with switch in second bedroom, \$50.00 light allowance. \$ 245

B. CARPENTRY

1. Provide and install approximately 70 L.F. of new 3ft high picket fencing at front and front sideyards. \$ 1694
2. Provide and install 4-inch reinforced two strip slab driveway. Pour over compacted 2-inch bed baserock, street trowel finish and broom texture. All edges and expansion joints shall be tool edged. Provide proper grade slope from building and all necessary curbing, curb cuts and sidewalk repair at driveway. \$ 1300
3. Provide and install new kitchen cabinets. Owner to choose style and color. \$2000 allowance for cabinets. \$ 4025

4. Remove existing kitchen countertops. Provide and install new countertops (FORMICA or equal) with 4" backsplash. Owner to choose laminate design and color. Prepare and finish surrounding surfaces as necessary to accommodate new countertops. \$ 725
5. Provide and install new 33" x 22" stainless steel kitchen sink. Provide and install new DELTA plumbing fixture. Make all appropriate connections including new supply lines, angle stops and P-trap. \$ 450
6. Remove and dispose of existing floor covering in kitchen. Provide and install 3/8-inch particle board underlayment and new sheetvinyl/flooring with vinyl base to cover these rooms. Owner to choose vinyl style and color, not to exceed \$15.00 per square yard, excluding installation. \$ 1354
7. Contractor is to provide sufficient debris box capacity for all construction debris. \$ 265
8. Change water heater fittings and repair to code. \$ 125

C. PERMITS

1. The Contractor is to pay for Building inspector's inspection fee at time of obtaining building permit. \$ 400 allow

Total Job Cost \$ 1241.00

