

Wapiti Apts. Apt. 2A Bathroom Repair/Remodel

Addendum #1

April 12th, 2024

Attached to this addendum is a revised work write-up applicable to the Wapiti Apts. Apt. 2A Bathroom Repair/Remodel project.

This new work write-up supersedes previous work write-up in bid solicitation dated April 11th, 2024.

Feel free to call with any questions or concerns about this addendum.

Tioga Bradford Housing and Redevelopment.

112 Dorsett Heights

Mansfield, PA 16933

Phone: 570-638-2151



Tioga Bradford
Housing and Redevelopment

RehabSpec Work Write-up

Case#: **50-7-001**

Job Total: \$ _____

Property Information

**201 Pattison Ave. Extension
Elkland
Pennsylvania**

Bid Closing Date: APRIL 24th, 2024 11:00am

Bid Opening Date: APRIL 24th, 2024 11:00am

Owner Information

**Tioga County Housing Authority
201 Pattison Ave. Extension
Elkland
Pennsylvania 16920**

Contractor Information

Name: _____

Address: _____

Voice: _____

Fax: _____

Email: _____

☎ (570)638-1803



Wapiti Apartments 50-7 - | Apartment - 2A | Bathroom - | General -

S.No	WorkItem Code	Units	Unit Type	Cost Factor	Priority	Item Cost
1	0030030008					\$ _____
<u>Task: Repair/Replace Floor Joists</u>						
Repair, remove or sister specified joists. Replace with new material 2"x8" or match existing. Use proper fasteners suited for floor joist construction to secure members together. New floor must be level and straight and match up with connecting areas. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.						
2	0030020020				-	\$ _____
<u>Task: Replace Subfloor</u>						
Remove and properly dispose of all defective materials. Provide and install new 3/4" plywood matching up to existing surrounding heights. Provide and install proper fasteners for subfloor installation. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.						
3	0030010050					\$ _____
<u>Task: Install Luxury Vinyl Plank Flooring</u>						
Remove and properly dispose of all existing flooring in bathroom. Provide and install according to manufacturers most recent installation instructions luan underlayment. Provide and install according to manufacturers most recent installation instructions glue down luxury vinyl plank flooring (such as Dodford 20 Dorian Oak 280 or approved equal). Flooring to be neatly cut to fit neatly at all walls, doors, corners and other junctures. Include threshold-strips at all exposed flooring edges. Provide and install pre formed vinyl cove base according to manufacturers most recent installation instructions where floor meets wall. Color per owners choice. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.						
4	0130040240				-	\$ _____
<u>Task: Replace Toilet</u>						
Remove and properly dispose of old toilet. Provide and install new comfort height toilet (ADA) according to manufacturers most recent installation instructions. Include wax seal, 3/8" supply lines, shut off and any necessary escutcheons. New toilet (such as American Standard Champion 4 or approved equal) shall be water conserving, low consumption (1.28 preferred, not to exceed 1.6 gal. per flush). Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.						
5	0130050020				-	\$ _____
<u>Task: Replace Shower Surround</u>						
Remove existing tile shower surround and properly dispose of. Remove and properly dispose of any deteriorated wallboard. Provide and install moisture resistant drywall and blocking to accept handrail installation. Provide and install new wheelchair accessible shower and						

surround (such as Freedom ADA roll-in shower or approved equal). Provide and install new ADA shower faucet (such as American Standard TU662211.002 or approved equal) and shower valve (such as American Standard RU107 or approved equal). Adjust water temperature after installation to not exceed 120F. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.

6 0130040080 - \$ _____

Task: Replace Vanity w/Sink

Remove and properly dispose of existing ADA vanity w/sink. Provide and install new ADA vanity w/sink same size as existing, according to manufacturers most recent installation instructions and according to ADA guidelines. New vanity to be solid wood construction, no pressboard. Include trap, metal shut off valves, faucets, stopper assembly, 3/8" supply lines, caulk and complete installation. Secure to wall and seal all penetrations around pipes with thumb gum type material. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.

7 0130050120 - \$ _____

Task: Replace Medicine Cabinet

Replace and properly dispose of existing medicine cabinet. Provide and install new recessed medicine cabinet of same size and quality (such as Kohler #K-R32067-NA or approved equal). Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.

8 0110040030 - \$ _____

Task: Replace Fixture

Remove and properly dispose of existing light fixture above medicine cabinet. Provide and install new led light fixture (such as Origin 21 Model #VBL11-20BNK or approved equal) above recessed medicine cabinet according to manufacturers most recent installation instructions. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.

9 0100010180 - \$ _____

Task: Prepare Walls and Paint Room Complete

Prepare walls, ceiling, door and all trim for painting. Completed surfaces to be smooth and free from defects. Prime where required and paint entire room to a uniform consistency with a minimum of two coats of quality paint supplied by the Housing Authority. Contractor responsible to protect furnishings and floor from paint splatters and drips. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.

10 0090010020 - \$ _____

Task: Repair Drywall

Cut out new area for vent damaged by scooter, provide and install new drywall and wall mounted vent flush with existing surface, cover all screw/nail heads, tape all joints and finish with 3 coat process. Prime one coat and one coat finish with paint provided by Housing Authority. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.

11 0010090020

\$ _____

Task: Interior Door, Pre-Hung, Steel

Remove and properly dispose of existing bathroom door. Install new pre-hung interior 1-3/4" steel door. (Style to owners preference) with 3-1/2" mortised hinges. To include all hardware and privacy lock. Paint door with Housing Authority provided paint. Contractor responsible for removal and proper disposal of any and all waste/debris. Contractor responsible for any and all applicable permits, fees and or inspections including any One-call requirements. Contractor responsible for compliance with any and all applicable national, state and or local code requirements. Contractor is responsible for being properly and currently registered, certified or licensed as required by any federal, state or local entity/jurisdiction to perform the scope of work. Provide any and all registrations, certifications or licenses required to perform scope of work. Contractor encouraged to become familiar with conditions onsite which may affect bidding/costs associated with project.

Job Total Cost: \$ _____