



Department of City Development
 City Plan Commission
 Redevelopment Authority of the City of Milwaukee
 Neighborhood Improvement Development Corporation

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Bid Package Cover Sheet

The following project is open for bidding by contractors possessing a Milwaukee Home Improvement Contractor License.

Please contact the owner for an appointment to inspect the property. Return bids to the owner.

Note that all activities disturbing lead (PB) based surface coatings require State certified personnel and, as noted, a Milwaukee Health Department Lead Permit.

Project Address	2025 E FERNWOOD AV
Summary Of Work	Roofing
Technical Specialist	Aaron Helt, Phone: (414) 286-8606

Bid packages are available from the owners:

Owner	Gerard Pisarek and Helen Pisarek
Home address	2025 E FERNWOOD AV
Phone	(h) (414) 481-9488 (w)
Bid due date	1/28/2016
Approximate starting date	
Approximate completion date	

Note: Please contact Aaron Helt at (414) 286-8606 for the most recent NIDC Rehab Specifications.

A Bid Package includes this cover sheet and:

A) General Bid Conditions and Instructions, B) Bid Document C) Scope of Work dated: 1/7/2016	1) Bid Submission Form 2) Materials List, 3) Contractor References 4) Subcontractor List
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Only one copy per contractor.



SCOPE OF WORK		Date: January 7, 2016
2025 E Fernwood Av		
Rehab Specialist: Aaron Helt @ 286-8606		
First inspection date: 1/6/2016	Prior version dates:	STRONG Homes
Both the "Rehabilitation and Technical Specifications and Performance Standard for the City of Milwaukee - February, 2006" and the "NIDC Addendum to Specifications," dated 8/23/07 & 5/13/08, are incorporated into this scope by reference. These items provide an outline of materials requirements & performance expectations. Updated copies can be obtained from NIDC @ 809 N Broadway-3rd Flr.		
Lead Related Work: Any task that a disturbs previously painted surface shall be performed by properly certified personnel and follow the State of Wisconsin Department of Health Services Administrative Code Chapter DHS 163 regarding the certification for the identification, removal and reduction of lead-based paint hazards (Pb).		
And, if applicable: <input type="radio"/> YES <input checked="" type="radio"/> NO		
Any task that disturbs a previously painted surface requires Milwaukee Health Department notification (Pb-N). Window replacement shall be performed by properly certified personnel and requires a Milwaukee Health Department Permit (Pb-A).		
Miscellaneous: The contractor is responsible to field verify all measurements, the amount of materials needed, and the number of windows in the building. If any item in this scope calls for a certain manufacturer, model number, or approved equivalent of a particular item, and that item is to be substituted, both NIDC and the owner must approve the substitution in writing as a part of the contract.		
Line #	Scope of Work Item	Code Estimate
1		
2	EXTERIOR (HOUSE)	
3	HOUSE	
4	Tear-off and replace roof. Repair decking as needed. Furnish and install new osb decking over existing, ice and water shield, 15# felt, all necessary flashings and vents, and dimensional shingles with a minimum 30 year lifetime warranty. Include front porch.	PR
5	Demo, remove and replace gutters and downspouts with new, seamless, aluminum gutters and downspouts. Include capping drain tile receivers and diverting downspouts 4-6' away from foundation.	PR
6	Furnish and install grippable hand rail for front porch steps.	PR
7		
8		
9		
10	<i>Total Scope Estimate</i>	
11		
12		
13		
14		
15		
16		
17		
18		
19	Prepared by:	Date:
20		
21		
22	Owner Approval:	Date: