



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	4621 N 37TH ST
Summary Of Work	General repairs
Technical Specialist	Aaron Helt Phone: (414) 286-8606

Bid packages are available from the owners:

Owner	Clayton Malliett
Home address	5326 N. 35th St.
Phone	(h) (414) 688-5801 (w) (414) 302-3015
Bid due date	8/12/2015
Approximate starting date	
Approximate completion date	



SCOPE OF WORK

Date: July 14, 2015

4621 N 37th St

Rehab Specialist: Aaron Heit @ 286-8606

First inspection date: 7/6/2015

Prior version dates: 7/10/15

SNIP- HBA

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 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: YES 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	SITE		
2	Remove and clear weeds and debris from site.	PR	SELF HELP
3			
4			
5	GARAGE		
6	Repair or replace broken and missing siding and trim. Include overhead door brickmoulding and weatherstripping.	PR	
7	Prep, prime and paint over head door, trim and trim around service door.	PR	
8	Remove and replace service door with new, steel, pre-hung entrance door. Include new deadbolt and handle.	PR	
9	Furnish and install address numbers on alley side.	PR	SELF HELP
10			
11			
12	EXTERIOR (HOUSE)		
13	PORCHES		
14	Remove and replace hand rail on front porch steps with treated guard rail and grippable hand rail. Include brackets to secure posts to concrete.	PR (PERMIT)	
15			
16			
17	HOUSE		
18	Tear-off and replace roof. Repair decking as necessary. Demo chimney below roof line and deck over. Furnish and install new osb deck, ice and water, 15# felt, all necessary vents and flashings, and dimensional shingles with a minimum 30 year lifetime warranty. Include front porch roof.	PR	
19	Remove and replace front entrance door with new, steel, pre-hung entrance door. Include new deadbolt and handle.	PR/Pb	
20	Replace rear door deadbolt and handle. Prep, prime and paint door and jamb.	PR/Pb	
21	Remove broken storm doors at front and rear entrances.	PR	SELF HELP
22	Repair and replace missing and/or damaged siding and trim.	PR	
23	Remove and replace all broken window glass and ripped screens around entire house.	PR/Pb	
24	Furnish and install aluminum storm windows where missing.	PR	
25	Furnish and install downspouts and extensions where missing.	PR	
26	Furnish and install address numbers on front of house.	PR	SELF HELP
27			
28			
29	INTERIOR		
30	GENERAL		
31	Repair cracked and peeling plaster throughout units. Match finish and prime.	PR/Pb	
32	Paint all walls and trim.	NR	SELF HELP
33	Remove and replace all non-functioning light fixtures, switches and outlets throughout entire house, including basement. Include installing GFCI outlets by all sinks where necessary.	PR (PERMIT)	
34	Remove all garbage and debris from house. Clean all surfaces.	NR	SELF HELP
35	Demo and remove illegal dividing wall in bedroom.	PR	SELF HELP
36	Remove carpeting and tack strips throughout first floor. Clean floors.	PR	SELF HELP
37			
38			
39	STAIRWAY		

40	Resecure hand rail.	PR	
41	Resecure guardrail at top of stairs.	PR	
42			
43			
44	BATHROOM 1st floor		
45	Replace missing tiles on wall and shower surround. Clean, grout and silicone to ensure impervious to water.	PR	
46	Remove and replace vanity, sink, faucet, p-trap and drain.	PR (PERMIT)	
47	Furnish and install shower supply and shower head.	NR (PERMIT)	
48			
49			
50	BATHROOM 2nd floor		
51	Demo, remove and move heat vent to location outside of shower.	PR (PERMIT)	
52	Replace all missing tile in shower surround. Clean, grout and silicone to ensure impervious to water.	PR	
53			
54			
55	KITCHEN 1st floor		
56	Remove and replace vinyl floor.	PR	
57	Remove and replace water supply lines and faucet.	PR (PERMIT)	
58	Seal chimney breach.	PR	
59	Furnish and install cap for gas line.	PR	
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61			
62	BASEMENT		
63	Remove and replace furnaces with new, high-efficiency, power-vented units. Include furnishing and installing new gas lines and ductwork for the conversion to new furnaces.	PR (PERMIT)	
64	Remove and replace water heaters with new, high-efficiency, power-vented units.	PR (PERMIT)	
65	Correct all plumbing code violations. Replace missing, broken and rusty water supply lines and drains for mains and basement utility sinks. Ensure system is 100% leak free and code compliant.	PR (PERMIT)	
66	Correct all electrical code violations. Remove erroneous wiring, ensure panels are secure, clean and labeled and system is 100% safe and code compliant.	PR (PERMIT)	
67	Furnish and install handrail for stairs to basement.	PR	
68	Furnish and install column and footing for beam where missing/moved.	PR (PERMIT)	
69	Remove and replace vents for dryers with hardpipe dryer vents.	PR	
70	Clean, seal or remove all mold from basement.	PR	
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82	Prepared by:		Date:
83			
84			
85	Owner Approval:		Date: