



SPECS BY LOCATION

306 E. Jackson Street Tampa FL 33602
813-274-7954

3/23/2018

Address: 4121 E Okara Road **Unit: Unit 01**

Location: 1 - Exterior Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 10 **Carpentry**

1	3187	DOOR--SLIDING GLASS DOOR	1.00	EA		
Repair sliding door track and replace broken lock on sliding door.						

Trade: 15 **Roofing**

2	4580	ROOF REPLACEMENT	1.00	SQ		
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Remove and dispose of all roofing & defective sheathing (bid to include all new sheathing). If applicable, remove the chimney to at least 6" below the roof line. Install a permanent cap on remaining portion of chimney. Re-sheath hole where chimney is removed. Cut a 1" wide vent at ridge board. Secondary water barrier Peel and Stick) provided as required by section 201.2. All associated mitigation is in compliance with the Hurricane Mitigation Retrofit Manual (Based on 553.844 F.S). Install preformed white or brown aluminum, drip edge, and vent pipe boots. All shingles will be a 30 year architectural, fiberglass / asphalt UL Class A Fire Rated, pass UL 1997 110 mph wind load with a minimum 30 year warranty with a 15 year algae/ mildew resistant warranty. Drip edge will have a minimum width of two-inches and be constructed of either galvanized or aluminum. Replace all flashing. Install shingle-over ridge vent. Roof deck attachment and fasteners strengthened and corrected as required by Section 201.01. Color of shingles to be gray. There is a \$1000 allowance for rafters and wood replacement material to be included in the bid. It is understood that there will be no change order unless substantial roof damage other than sheathing is identified during the bare wood inspection.

Must notify the HQS at the time of roof installation so pictures of bare wood and water barrier installation, can be taken to verify compliance of specifications. Failure to notify could result in the roofing being rejected. Contractors are to monitor weather so as not to expose a bare roof to the elements. During inclement weather (rain) exposed roofs are to be covered with a tarp sufficient to avoid water damage to the home.

Remove all areas of rotted, decayed fascia and soffit. Replace all rotted wood removed with new pressure treated wood. Provide all new wood where missing on fascia. Caulk over joints.

Enclose all soffit with vented aluminum baked finish or vinyl and enclose all fascia boards with new aluminum baked finish or vinyl. Soffit and fascia to be white or bronze.

Location: 1 - Exterior Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 15	Roofing				

Trees to be trimmed within 8' of roof line (if applicable).

On jobs that require a new roof, the roof will be done first before any other work. HQS must be notified of start date of roof replacement to pre-schedule inspection. Roof projects are not to be started on a day that will not allow 24 hour notice of the need for an HQS inspection.

All roof jobs will require a Uniform Mitigation Verification Inspection Form for insurance purposes.

Tarp to be placed around house to catch debris, nails, etc.

Trade: 24 Extermination

3	8305	EXTERMINATE TERMITES	1.00	DU		
House to be fumigated for the infestation of termites. House to be treated by a State of Florida properly insured, licensed pest control company. Property to be treated prior to the start of construction and any termite infestation to immediately reported. Copy of report and 5 year warranty to be submitted upon completion.						

Location Total: _____

Location: 2 - Kitchen Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 22	Plumbing				

4	6602	PLUMBING	1.00	EA		
Clear the drain of debris with a rodder.						

Location Total: _____

Location: 3 - Bathroom Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 22	Plumbing				

5	6602	PLUMBING	1.00	EA		
Clear the drains in all bathrooms with a rodder.						

Location Total: _____

Location: 4 - General Requirements Approx. Wall SF: 0 Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Location: 4 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 23	Electric				

6	7811	SMOKE DETECTORS	4.00	EA	_____	_____
		Install a UL approved, ceiling mounted smoke/carbon and heat detector permanently wired into a receptacle box with battery back-up and interconnected with all other smoke detectors in the unit. To bring up to code.				

Location Total: _____

Unit Total for 4121 E Okara Road, Unit Unit 01: _____

Address Grand Total for 4121 E Okara Road: _____

Bidder: _____