Job Specifications

December 7, 2020

Division 06 General Carpentry

Bathroom Floor
1. Remove toilet in the bathroom and repair the floor underneath where it is soft; make subfloor even, level and sound, and make toilet flanges sound. Reinstall toilet after the flooring is done. **Toilet shall be reinstalled and made useable at the end of each workday.**

Mud Room Ceiling
1. Repair the ceiling from the roof leaking in the mudroom. After the repairs are completed prime and paint the complete ceiling with white ceiling paint. Use low / no VOC paint.

Basement Stairs
1. Provide and install side guards on one side of the basement stairs, with no opening greater than 4 inches.
2. Provide all the material to close in the risers of the basement steps. (toe kick)

Division 07 Thermal & Moisture Protection

Mud Room Roof
1. Reseal or repair the flashing were the mudroom (eves) roof meets the garage roof.

Division 08 Windows, Doors, Openings

Basement Windows
1. Provide and install four basement hopper windows. With full screens, Windows to be double pane, Energy Star rated U.28 or lower, low-E glass and fitted with full screen. ReliaBilt 30001 Tilt in hopper. Available at Lowe’s (OAE).
2. The Contractor shall be responsible for measuring and ordering window units and for verifying that existing openings are square and sound.
3. All new windows shall be installed to manufacturer's specifications, plumb, square, and level, and shall operate and lock freely.
4. Spray foam insulation around the windows before the trim is installed.
5. Contractor shall provide and install all necessary extension jambs, and trim to match all windows.
6. Prime and paint all related trim that is unfinished, with one primer and two finish coats of low/no VOC Sherwin Williams Duration Paint. (OAE). **Color to be selected by homeowner.**

Weather-Strip Doors
1. Provide and install weather stripping for the front door and basement door. Making them air tight and sealed from the weather.

Division 09 Finishes

If you would like to bid on this job, please contact Peggy Tully at ptully@ithacanhs.org by December 17, 2020.
1. Remove and dispose of existing floorings in the bathroom.
2. Repair sub-floor where needed making all sub floors sound, level and ready for new 1/4" lauan underlayment to be nailed 3" o.c. along all edges and 5" o.c. in the field.
3. Prepare new underlayment as necessary by applying ‘skim coat’ floor leveler to seams and nail heads.
4. Provide and install vinyl sheet goods for all floors. **Allow $23 per sq. yd. or $2.556 per sq. ft. For vinyl sheet goods including tax, not including adhesive or installation.** Supply and install flooring in accordance with manufacturer's latest instructions. Supply and install new baseboards where needed, to match existing. If wood; sand, fill nail holes, prime and paint. **The owner shall select color and pattern of vinyl flooring from in store stock.**

**Bathroom Walls**

1. Remove and dispose of existing drywall in the bathroom.
2. Contractor shall provide and install new ½” MR (moisture resistant) drywall on walls. Drywall shall be securely nailed or screwed to studs/joists. If nails are used, use "double nail" method (two nails within 4" of each other, double nailed no more than 16" o.c. along the stud/ joist run.
3. All horizontal and vertical corners, where exposed, shall be protected with 24 gauge galvanized metal corner beads of proper design. Such beads are to be nailed or screwed; "clinching" alone will not be acceptable. Apply a minimum of three coats of joint compound to all seams and nail/screw heads. A uniformly thin layer of joint compound shall be applied over all joints approximately 4" wide. All joints shall be taped with the tapes being embedded in the joint compound. Inside corners shall be reinforced with tape. Two (2) coats of topping compound shall be smoothed, edged, feathered and allowed to dry thoroughly between applications. Drywall shall be paint ready; that is, sanded smooth so that no seams or nail heads are visible, and all surfaces shall be wiped and swept clean of dust.

   Contractor shall provide one primer coat and finish coat to cover, of interior latex paint to any wall or ceiling requiring repairs as listed above. Fill nail holes, prime and top coat all affected trim. Care will be taken to thoroughly protect any hardware or other finished material from paint splattering. Use Low/no VOC paint. **Color to be selected by homeowner.**

**Division 22 plumbing and Mechanical**

**Dryer vent**
1. Remove and dispose of existing dryer vent. Provide and install a rigid metal pipe from the back of the dryer to the exterior with a metal hood and a back flow flapper.
2. Remove the dryer vent out of the window. Drill a hole thru the floor joist header for the metal hood.
3. Check all plumbing in the bathroom for leaks. Drains, valves and water supply lines. Repair where needed.
4. Remove vanity so wall and floor can be repaired the reinstall vanity after work in completed.

**Basement Shut-Off Valve for Outside Bib**
5. Replace the shut off valve for the outside bib, no shark bites.

**Division 26 Electrical**
1. Provide and install a GFCI outlet for washing machine and in bathroom.
2. Provide and install replacement light switch in kitchen.
3. Provide and install new bathroom ceiling fan & light; fan ducted to exterior, Light and fan to be on their own switches. Broan; Model # 741SN; SKU #1000315777. Available at Home Depot (OAE).

4. Provide and install four (4) manual electric baseboard heat thermostats, Honeywell: Model #CT410A1019/U1; #494849. Available at Lowes (OAE).