

EXHIBIT C

IFB # 027-44

BEST-AND-FINAL-OFFER MANDATORY COST PROPOSAL WORKSHEET

Bidders must complete and return this form with their bid

Company Name: Quality Construction & Improvement of Atlanta

Bidder's Name: Victor Wills

Bidder Signature: Victor Wills

Date: 1/3/2024

CHIP WORK WRITE-UP BID FORM PROJECT 2

GRANT RECIPIENT: Hall County

GRANT # 2019-111

OWNERS NAME:

PHONE #:

ADDRESS: 3516 Shoreland Drive

CITY: Buford

STATE: GA

ZIP: 30518

INSPECTION DATE: July 25, 2023

INSPECTOR: Kevin Burnley

REHAB X RECON DEMO

NOTE: ALL ITEMS IN THIS WORK WRITE-UP MUST MEET GEORGIA STATE BUILDING CODES, CDBG/CHIP PROGRAM STANDARDS, AND LOCAL RESIDENT COUNTY AND/OR CITY CODES. IN CASE OF ANY CONFLICT BETWEEN REQUIREMENTS, RESIDENT COUNTY AND/OR CITY CODES SHALL PREVAIL. THIS WORK WRITE-UP IS JUST A GENERAL DESCRIPTION OF WORK TO BE COMPLETED.

NOTICE: THE CONTRACTOR IS EXPECTED TO RETURN ALL AREAS DAMAGED OR DISTURBED IN THE PERFORMANCE OF ANY WORK TO A LEVEL OF FINISH COMMENSURATE WITH ORIGINAL.

NOTE: The Contractor Is Responsible For Verification of All Quantities. The contractor is cautioned to verify site conditions and quantities prior to submitting a price quote.

Task #	Specification	Unit of Measure	No. of Units	Unit Cost	Line Item Cost
01	Miscellaneous / Site Preparation				
	Obtain all permits (building, plumbing, mechanical, electrical, etc.) determined necessary by Hall County Inspections.	LS	4	250	1000
	Provide temporary toilet facilities from job start until approval of permanent facilities.	MO	3	250	750
	After procuring all required permits, place a 30 cubic yard, roll-off dumpster without damaging the site. Collect construction debris using dust control methods.	EA	1	675	675
02	Siding				
	Hang Alside Conquest vinyl clapboard siding including all cornice, corner, door and window trim after replacing all deteriorated exterior building components.	SQ	10	620.60	6206
	Wrap home with Tyvek vapor/ infiltration barrier and apply owner's choice of siding color, exposure and texture with 50-year warranty	SQ	10	98	980
	Replace missing or rotten trim with dimensional pine stock. Wrap all exposed trim with aluminum coil and install vented soffit.	LF	130	20.54	2670
03	Windows/Doors				
	Remove window components back to framing members with a minimum of damage to structure. Remove debris from site and haul to a legal landfill. Broom clean adjacent rooms.	EA	7	400	2800
	Field measure, order and install vinyl, single-hung, double-glazed, one-over-one windows and jamb including screen, caulk, interior casing and exterior trim. Install half screen.	EA	7	500	3500

Task #	Specification	Unit of Measure	No. of Units	Unit Cost	Line item Cost
	Windows/Doors (CONTINUED)				
	Dispose of door and frame. Install a pre-hung metal, insulated, 6-panel entrance door and jamb including interior and exterior casing, spring metal weatherstripping, interlocking threshold, one entrance and one mortised deadbolt keyed alike. Prime and top coat (front door).	EA	1	1200	1200
04	Roof				
	Remove and dispose of all roofing and felt. Cut a 1-inch wide vent at ridge board. Staple 15-lb felt. Install pre-formed aluminum, drip edge, and vent pipe boots.	SQ	10	121.20	1212
	Install a 220-lb fiberglass asphalt shingles with a minimum 25-year warranty. Replace all flashing. Install shingle-over ridge vent.	SQ	10	180	1800
05	Foundation				
	Remove all debris from crawlspace, dispose, and lay 6-mil poly vapor barrier on ground in crawl space and 6-inches up foundation walls. Overlap seams by 2-feet and secure with duct tape.	SQ	720	2.93	2110
	Install an operable galvanized steel foundation vent protected by heavy gauge steel screening with at least 45-square inches of free open space.	EA	8	58	464
	Install a 3/4-inch CDX plywood access door in a 2-inch x 4-inch preservative treated frame. Provide galvanized iron hinges and hasp.	EA	1	395	395
	Excavate a square, straightened, trench below frost line to solid bearing. Form and pour a 3000 psi, 18-inch x 9-inch deep footing reinforced with at least two #4 rebar securely wired and set on chairs. Remove forms after concrete has fully cured.	LF	112	110	12320

Task #	Specification	Unit of Measure	No. of Units	Unit Cost	Line item Cost
	Construct an 8-inch x 16-inch x 8-inch thick, reinforced cement block wall with trowel cut joints, 1/2-inch exterior waterproof pargeting, and a solid cap block.	SQ	225	62.58	14081
06	Termites				
	Termite Inspection and Report.	DU	1	500	500
	Exterminate for termites, injecting strongest legal insecticide down to footer every 16-inch. Drill and patch pavement where necessary to maintain interval. Exterminator must be licensed and provide a 5-year guarantee.	SF	968	2.07	2000
07	HVAC				
	Install an electric split system, forced air heat pump with air handler and condensing unit. Include galvanized return, insulated supply and return ducts, wall registers, concrete pad set back controls and all accessories for complete hook-up. Unit shall be sized to efficiently heat and cool structure with an HSPF of 9.0 or greater and 15-SEER or greater.	EA	1	7375	7375
08	Electrical				
	Allowance for lighting fixtures.	LS	1	2200	2200
	Inspect, test and repair existing wiring system throughout the structure. Install all necessary materials so that each existing outlet, fixture, motor, switch and circuit will operate properly and will conform to local housing code. Dispose of all defective and unnecessary wiring. Fish all wire and patch all tear out.	RM	4	1996.70	7987
	Install a UL approved, ceiling mounted smoke and heat detector permanently wired into a receptacle box. At least one must also serve as a carbon monoxide detector per floor.	EA	3	510	1530

Task #	Specification	Unit of Measure	No. of Units	Unit Cost	Line item Cost
06	Plumbing				
	Install a 5-foot, Sterling (or equivalent) 4-piece, fiberglass tub and shower unit complete with lever operated pop up drain and overflow, PVC waste, single lever shower diverter, shower rod and Delta 6122 water saving shower head.	EA	1	3200	3200
	Detach and reset toilets. If toilet is unable to be reset, install 2-piece, close coupled, white, vitreous china, comfort height commode. Include plastic white seat, plastic supply pipe, shut-off valve, flap valve and wax seal. Use 14-inch rough-in when replacing wall hung commode, and 12-inch rough-in to replace close-coupled commode.	EA	1	1500	1500
	Install a minimum 24-inch vanity complete with plywood cabinet, laminate top, dual control, brass bodied, single-lever faucet, supply risers, shut-off valves and all required waste connectors to complete the installation.	EA	1	1500	1500
	Install a 33-inch x 22-inch x 5-inch double bowl, stainless steel, self-rimming kitchen sink including a steel, metal body faucet with a 15-year drip-free warranty, trap, supply lines, and shut-off valves.	EA	1	1800	1800
	Dispose of water heater in legal dump. Install a 40-gallon electric water heater with 7-year warranty. Include pressure and temperature relief valve, discharge tube to within 6-inches of floor or to outside of structure, shut-off valve and electric supply.	EA	1	1800	1800
	Install CPVC or PEX water supply lines to fixtures. Install to manufacturer guidelines. Size pipe to current local and/or state code. Install PVC or brass shut-off valves at all fixtures	LF	125	25.60	3200

Task #	Specification	Unit of Measure	No. of Units	Unit Cost	Line item Cost
	Plumbing (CONTINUED)				
	Install schedule 40 PVC pipe and fittings, solvent welded after a dyed cleaning step. Install pipe with hangers 3-feet on center without critical damage to structural members. Install to current local and/or state code.	LF	75	29.87	2240
10	Attic				
	Cut and frame an attic access opening to fit an Energy Star-rated disappearing staircase (for conditioned space) or fire-rated disappearing staircase (for garage). Install appropriate door for location selected.	EA	1	890	890
11	Cabinets				
	Dispose of counter top. Field measure and screw to base cabinet a post formed, plastic laminate counter top. Provide cutout for sink. Owner's choice of in-stock color and texture.	LF	9	240	2160
	Remove kitchen or bathroom cabinets by withdrawing fasteners to minimize wall damage. Remove debris from site and haul to a legal landfill. Vacuum wall and floor surfaces.	LF	14	100	1400
	Replace base cabinets. Install base cabinet with doors of solid birch or ash stiles and veneered plywood panels. Frame with solid birch or ash stiles, 1/4-inch veneered plywood sides and metal or plastic corner bracing. Drawers shall be made of wood or composition material. Owner's choice of two in-stock designs.	LF	9	240	2160
	Replace wall cabinets. Field measure and screw to studs, level and plumb, kitchen wall cabinet. Door to have solid wood stiles and plywood panels. Frame to have solid wood stiles, 1/4-inch plywood sides, metal or plastic corner bracing.	LF	5	240	1200

Task #	Specification	Unit of Measure	No. of Units	Unit Cost	Line item Cost
	Cabinets (CONTINUED)				
	Install hardware on cabinets.	EA	20	8.80	176
12	Flooring 2				
	Dispose of existing flooring. Measure floor areas to confirm size and dimensions. Install A&A Surfaces "Woodland Moses Lake 12-MIL x 7-inch x 48-inch" vinyl planks (or equivalent) with underlayment, molding, metal edge strips in openings, shoe molding, etc. per manufacturer's recommendations. Owner to choose from in stock colors.	SF	520	12	6240
13	Interior				
	Allowance for rotten wood replacement. This includes floor joists, rim joists, subfloor, etc. If contractor expects to exceed this amount, a change order will be required prior to removal of defective wood.	EA	1	2750	2750
	Hang, tape and 3-coat finish 1/2-inch drywall. Apply a 3/8-inch bead of adhesive to framing member and screw or nail 8-inch on center. Wet sand ready for paint.	SF	300	6.33	1900
	Remove bathroom fixtures, sheetrock, rotten framing, and any other deficient items.	EA	1	3420	3420
	Prepare bathroom for installation of new fixtures including but not limited to floor joists, subfloor, and installation of deadwood for proper rough opening of new tub/shower assembly.	EA	1	3400	3400
	Provide a sum to address interior trim needs that maybe identified as work progresses.	LS	1	3370	3370

Task #	Specification	Unit of Measure	No. of Units	Unit Cost	Line item Cost
	Interior (CONTINUED)				
	Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top-coat with owner's choice of premixed acrylic latex. Replace or uncover hardware, fixtures and accessories.	SF	720	4.50	3240
	Install shower rod, toilet paper holder, towel bar, towel ring, mirror, and any other necessary bathroom hardware.	EA	1	600	600
10	Exterior				
	Dispose of existing steps and landing. Construct a replacement unit with three 2-inch x 12-inch preservative treated pine stringers, 5/4-inch PTP stepping stock treads, on a solid concrete footer. Frame stairs 3-feet wide connecting to a 5-foot x 6-foot landing, of 2" x 6"s and 2"x 4" deck. Construct a wood handrail on one side, 32-inches above tread nosing (Front porch steps).	EA	1	2270	2270
	Remove damaged screen and install aluminum insect screening and pre-painted pine lattice molding. Replace rotten wood framing at both porches.	SF	248	22	5456
11	Post Construction				
	Scrape old and new paint from glass with a razor blade without scratching glass. Clean both sides of prime and any storm window to eliminate all smears and dirt.	EA	7	25	175

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	Post Construction (CONTINUED)				
	Remove all foreign material without damage to the original surface. Leave adjoining surfaces free of spills, splatters and marks. Floors shall be vacuumed or wet mopped. Glass and mirrors shall be cleaned and left without paint or film. Yards shall be raked and free of all nails, glass, and paint chips.	EA	1	600	600
		Sub-Total =			130402
		P&O @ 5.036			6567
		% = TOTAL =			136969

I acknowledge, agree, and consent that the above listed tasks, including sizes and materials are in accordance with my participation agreement.

Victor Wills

Signature

Date: 1/3/2024