

### BID OPENING CERTIFICATION RECORD

Date of Bid Walk: 8/3/2023 Bid Due Date: 8/10/2023 HNS: 24-11

Public Body Estimate

Address	PBE	PBE -15%	PBE +15%
725 Seldon Dr	\$21,000	\$17,850	\$24,150

Bid Results

Bidder	Contractor	Amount	Projected Start Date	Projected Finish Date
1.	Elite Construction Inc	\$26,650	11/27/2023	12/22/2023
2.	Jasper Environmental Services, Inc	\$18,200	9/25/2023	10/09/2023
3.				
4.				
5.				

Bids Opened By: Devin Smith

Witness: \_\_\_\_\_

Bids Recorded By: Devin Smith

Date: 8/10/2023



**Company Acknowledgement:**

The undersigned, having become thoroughly familiar with the terms, conditions, limitations, and provisions of the housing improvement work to be performed at 725 Seldon Dr. to be funded through the City of Charlotte Neighborhood & Business Services, in addition, having fully inspected the site in all particulars, hereby proposes and agrees to fully perform the work within the time stated and in strict accordance with the proposed contract documents including furnishing of any and all labor and materials, and to do all work required to complete said Work in accordance with the advised respective contractual, for the sum of money:

**All labor, materials, services and equipment necessary for the completion of the Work shown on the Drawings and in the Specifications:**

*EIGHTEEN THOUSAND TWO HUNDRED + 00/100 Dollars (\$18,200.00)*

*Written total*

Specs Dated: 7.24.2023                      Number of Pages: 7 total  
(2 page work write-up/4 page lead scope/ 1 page floor plan)

Addenda # 1 Dated:                      Number of Pages:

Addenda # 2 Dated:                      Number of Pages:

Project Schedule: *Minimum Start Date - 9/25/2023*

Completion Deadline: *10/9/2023*

**Please Print and Sign:**

Company Name/Firm:                      Jasper Environmental Services, Inc

Authorized Representative Name:                      Thaddeus Kuzniar

Signature:                       Date: August 10, 2023

# Work Specification

Response Due: 7/24/2023

Prepared By:  
**City of Charlotte Housing & Neighborhood Services**  
**600 E. Trade Street**  
**Charlotte, NC 28202**  
**(704) 336-7600**

## Property Details

Address:	725 Seldon Dr Charlotte, NC 28216	Owner:	Mary Lide
		Owner Phone:	(704) 712-2554
Structure Type:		Program(s):	Tested- HAS LEAD LeadSafe 2019 Healthy Homes LBP 2019
Square Feet:	919		
Year Built:	1950		
Property Value:	170000		
Tax Parcel:	06905202		
Census Tract:			
Property Zone:			

## Additional Comments

Contractor is responsible for all County permits and inspections per the City of Charlotte requirements.

## Repairs

<u>Description</u>	<u>Floor</u>	<u>Room</u>	<u>Exterior</u>
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### See Attached Lead Scope

All work shall be performed in accordance with applicable regulations and shall meet all applicable building codes. Building permits will be obtained as appropriate. Mecklenburg County requires building permits for Lead Hazard Reduction if the work involves activities subject to permitting under general conducts.

Bid Cost:	_____	X	_____	=	\$11,350. <sup>00</sup>
	Base		Quantity		Total Cost

### Exterior Handrails

### Exterior Rear Stairs

Remove existing handrails. Dispose of properly. Re-install handrails to current building code- specified treated lumber. Size & dimensions to code.

Bid Cost:	_____	X	_____	=	\$1,200. <sup>00</sup>
	Base		Quantity		Total Cost

# Work Specification

## REPLACE RECEPTACLES, SWITCHES AND COVERPLATES

Replace all existing receptacles, switches, and cover plates throughout the entire house; including exterior receptacles and in-use covers.

Replace all two prong receptacles with three prong receptacles.

Label outlets per Code requirements.

Receptacles in Code defined wet or damp locations shall be GFCI protected.

Scope includes repair of any wall or ceiling damage.

Bid Cost: \_\_\_\_\_ X \_\_\_\_\_ = \$ 2,000.<sup>00</sup>  
Base                      Quantity                      Total Cost

## 200 AMP ELECTRICAL SERVICE

Replace existing electrical service with new 110/220 volt, 200 amp panel with main disconnect and 24 circuit panel board located at the rear exterior of the house; meter socket; weather head; service cable; and ground rods and cable. Caulk exterior service penetrations. Existing main panel shall be used as a junction box. Repair drywall around existing panel) Label circuits legibly.

Install GFCI breakers on all two wire receptacle circuits. Install GFCI/AFCI breakers on all bedroom receptacle circuits. Label outlets per Code requirements.

Scope includes repair of all ceiling, wall, and floor damages.

Bid Cost: \_\_\_\_\_ X \_\_\_\_\_ = \$ 3,650.<sup>00</sup>  
Base                      Quantity                      Total Cost

### Certification

Contractor Name: Jasper Environmental Services, Inc

Total Cost: \$18,200.<sup>00</sup>

Signature: 

Date: August 10, 2023

## Scope of Work for Lead Hazard Control

Address 725 Seldon Dr

Date 6/26/2023

All work described must be performed by a North Carolina state certified lead firm and a state lead permit is required. All work must comply with all applicable federal, state, and local regulations. Provide a separate price for each line item and add the total of line items at the end of the scope. Transfer the lead scope total to the lead control line item in the main scope of work.

Lead Hazard (from LIRA)	Method of Control and Scope of Work	Number	Unit Cost	Line Item Cost
Exterior Side D – green wood crawlspace door frame and door (right)	Remove and properly dispose of existing door and door frame. Install a 3/4" pressure treated plywood access door in a 2" x 4" pressure treated frame. Provide galvanized iron hinges and hasp.			\$450.
Interior/Exterior Door A1 (to room 1) – white aluminum-covered (partially covered) and green wood door casings and header and green wood door, jambs, stops and threshold	Remove entire existing door assembly, aluminum coverings, and storm door; dispose of properly. Install new Energy Star rated pre-hung metal exterior door. Owner's choice of door style and color. Insulate cavity. Install single cylinder dead bolt and lever handled entry set door hardware keyed alike. New casing and shoe molding will match existing. Apply primer and topcoat. This installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill. Install an aluminum combination storm and screen door.			\$1,800.

<p><b>Exterior Door C1 (to room 6) – green wood door jambs and stops</b></p>	<p><b>Remove entire existing door assembly, aluminum coverings, and storm door; dispose of properly. Install new Energy Star rated pre-hung metal exterior door. Owner's choice of door style and color. Insulate cavity. Install single cylinder dead bolt and lever handled entry set door hardware keyed alike. New casing and shoe molding will match existing. Apply primer and topcoat. This installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill. Install an aluminum combination storm and screen door.</b></p>			<p><i>\$1,800.00</i></p>
<p><b>Exterior Side A through Side D – paint chips along drip line</b></p>	<p><b>Remove paint chips along drip line using HEPA vac</b></p>			<p><i>\$600.00</i></p>
<p><b>Interior Room 1 – Door D1 also Room 7 – Door B1 – green wood door, casings, header, jambs, stops, and threshold</b></p>	<p><b>Remove entire existing door assembly, aluminum coverings, and storm door; dispose of properly. Install new Energy Star rated pre-hung metal exterior door. Owner's choice of door style and color. Insulate cavity. Install single cylinder dead bolt and lever handled entry set door hardware keyed alike. New casing and shoe molding will match existing. Apply primer and topcoat. This installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.</b></p>			<p><i>\$1,200.00</i></p>

<p><b>Room 7 – Side A through Side D and Ceiling – green wood ceiling, crown moldings, and ceiling support beams (former exterior components)</b></p>	<p><b>Remove crown moldings and properly dispose. Cover ceiling and ceiling support beams with Tyvek and wallboard. Tape the joints, apply three coats of joint compound, and sand to a smooth paint ready surface. The contractor is responsible for choosing products and processes that insure a durable finished product. Apply top coat with two coats of low VOC acrylic latex paint. Use flat or eggshell sheens (owner's choice of color).</b></p> <p><b>Materials and work shall comply with the Construction Specifications.</b></p>			<p><i>\$2,000.00</i></p>
<p><b>Throughout – elevated lead dust levels</b></p>	<p><b>Complete specialized cleaning throughout house.</b></p>			<p><i>\$1,500.00</i></p>

<p><b>All contractor requirements</b></p>	<p><b>The contractor is responsible for all project requirements, including but not limited to:</b></p> <p><b>All activities required by the City's COVID-19 Precautions for Residential Housing Rehabilitation Activities policy.</b></p> <p><b>Obtaining all permits required. Said permits shall include all items in this scope of work.</b></p> <p><b>Provide temporary toilet facilities from job start until the completion of work.</b></p> <p><b>Provide AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpsters and repair any evidence of the dumpster use.</b></p> <p><b>Contractor may haul debris away daily using dump trailers or trucks.</b></p>			<p><i>#2,000.00</i></p>
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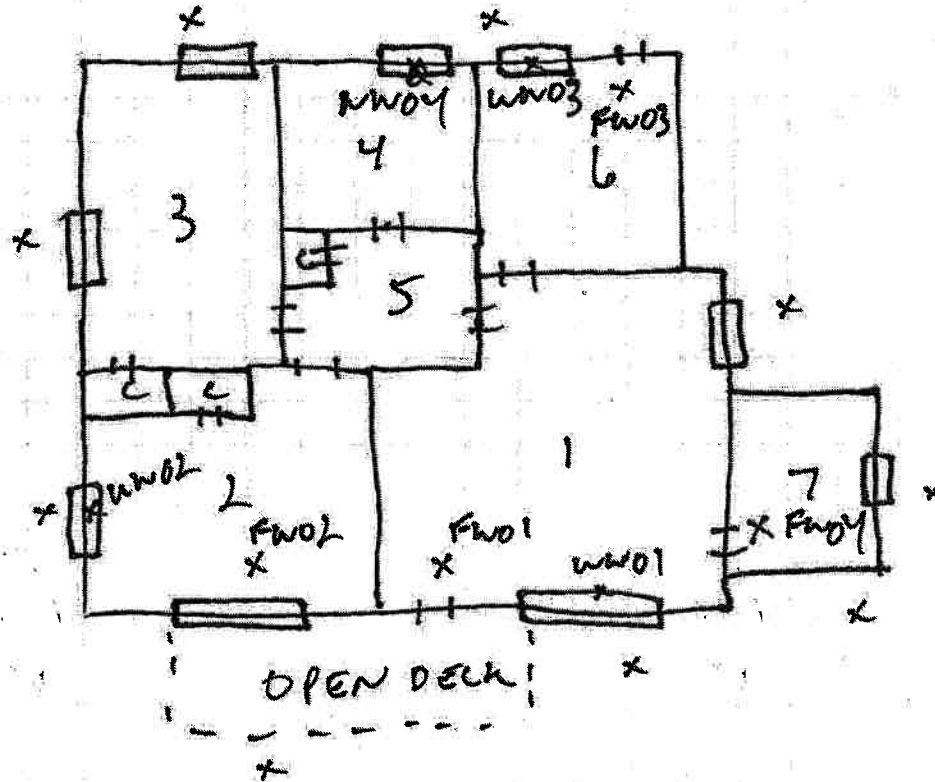
**Total Bid for Lead Scope \$**

*11,350.00*



SIDE C

SIDE B



SIDE D

**Legend**

- = Window
- = Door
- X = Soil Sample Location

SIDE A

NOT TO SCALE