

# **SAMPLE SCOPE OF WORK**

## **Condos & Apartments**

**LOCATION** – 4587 NW Condo Way, Unit 234

### **DESCRIPTION**

This is a Level 2 Alteration of an existing one level condo unit located on the second floor of a 3-story building with common exterior stairs. The building is wood framed construction on a slab foundation with conventional framed floor system and a truss roof system.

### **BUILDING (Structural & Non-Structural)**

1. No structural work or repairs.
2. Remove and replace existing 6' SGL door in living room with new unit.
3. Add closet for new stackable washer & dryer unit.

### **MECHANICAL**

1. Remove and replace existing HVAC AHU (gas) with new unit (electric heat).
2. No change to existing ductwork or exterior CU.
3. Provide new dryer exhaust duct and terminate at exterior wall.

### **ELECTRICAL**

1. Provide new 220v branch circuit for new dryer (space available in panel).
2. Provide new 110v branch circuit for new washer (space available in panel).
3. Replace all existing GFCI receptacles in unit.
4. Replace all 110v smoke detectors with new smoke/CO detectors.

### **PLUMBING**

1. Extend existing DWV to new washer box using existing 3" vent.
2. Extend existing hot & cold water lines to new washer box from existing bathroom.
3. Remove & replace existing tub and controls – install new tile shower, pan and controls in existing tub space.

### **GAS**

1. Terminate the existing gas connection at the HVAC AHU.
2. No change to the existing gas stove or water heater.

### **EXTERIOR**

1. Remove approximately 100 square feet of siding on front elevation and replace with new Hardie board lap siding.
2. Replace approximately 25 linear feet of aluminum soffit on rear of unit.

**ROOF** – No proposed work to the existing roof system.