

Rec'd by CPC staff 19 September 2012					
54 EDDY STREET CONSTRUCTION SCOPE AND COST ESTIMATE					
SITE WORK:					
	Replace Existing Driveway				\$ 13,000.00
	Replace Existing Sanitary and water lines				\$ 15,000.00
	Add common Electrical Meter				\$ 2,500.00
	Install Sidewalk Retaining Wall				\$ 4,500.00
	Install Planting and Patch lawns				\$ 1,200.00
CONCRETE:					
	Install New Footings at Porch Foundations				\$ 1,300.00
MASONRY:					
	Repoint Basement Piers and Existing Foundation				\$ 2,200.00
	Repoint Existing Entry Stairs				\$ 1,700.00
	Add Chimney Cap				\$ 700.00
ROUGH CARPENTRY:					
	Reframe Existing Entry Porch				\$ 1,800.00
	Repartition 3rd Floor for New Bath and Closet				\$ 2,000.00
	Rebuild Bulkhead Doghouse				\$ 1,700.00
FINISH CARPENTRY:					
	New Rear Porch, Sleepers and Decking				\$ 2,800.00
	New Entry Porch, Railings and Decking				\$ 3,900.00
	New trim at Bath and Kitchen				\$ 3,000.00
	New Trim at Garage				\$ 400.00
	New Stair Handrails and Brackets				\$ 650.00
	New Closet Shelving				\$ 100.00
DOORS AND WINDOWS:					
	New doors at 3rd Floor Bath and Closet				\$ 800.00
	New Windows at Garage				\$ 600.00
MOISTURE PROOFING AND INSULATION:					
	Miscellaneous Caulking				\$ 450.00
	Insulation				\$ 12,000.00
ROOFING:					
	Fiberglass roofing at Main Gable and Doghouse				\$ 2,800.00
	Single Membrane Roofing at Rear Porch				\$ 900.00
GUTTERS AND DOWNSPOUTS:					
	Add Downspouts and Repair Gutters				\$ 1,200.00
FINISHES:					
	New Ceiling and Gypsum Wallboard				\$ 4,800.00
	Int. & Ext. Painting and Wallpaper Removal				\$ 15,000.00
	Refinish Existing Clear Hardwood Walls and Trim				\$ 4,100.00
	Refinish Hardwood Flooring				\$ 3,500.00
	Install Ceramic Tiles at New 3rd Floor Bath				\$ 2,100.00
	Install New Kitchen Cabinets and Counters at @2nd Floor				\$ 14,300.00

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	Install New Vanity and Misc. Repairs at 1st Floor Bath				\$ 750.00
MECHANICAL:					
	Add Exhaust Fan at New 3rd. Floor Bath				\$ 250.00
	Add Backflow Preventer for 2nd Unit Heating System				\$ 500.00
	Remove steam boilers and radiators,				
	replace with hydronic boilers and baseboard radiators				\$ 24,000.00
PLUMBING:					
	New Bath and Kitchen Rough and Finish				\$ 14,000.00
ELECTRICAL:					
	Extend Power and Light to Garage				\$ 1,100.00
	Replace Electric Panels and Recircuit Same				\$ 8,300.00
	Install New Power and Light				\$ 5,000.00
SPECIALTIES:					
	Energy Star Appliances				\$ 3,200.00
					\$ 178,100.00
GENERAL CONDITIONS			10%		\$ 17,810.00
OVERHEAD AND PROFIT			10%		\$ 16,790.00
	TOTAL				\$ 212,700.00
Revised Sept. 19, 2012					