

Date: September 4, 2008

From: John B. Sines, Trustee for Joyce F. Voorhies Estate  
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650-948-1096 business

**JOB COPY**  
These plans must be kept on the job at all times  
CITY OF PALO ALTO

**PROPERTY ADDRESS: 210 Wilton Avenue, Palo Alto CA 94306**  
**(a single family residence)**

*The long-term tenant of the property moved earlier this year. We are addressing the deferred maintenance and repairs in order to obtain another tenant.*

**Scope of Repair Work at 210 Wilton Avenue, Palo Alto CA 94306**

1.	Dry rot repair per Inspection Report from Franz Termite Control dated 8/20/2008
2.	Replace existing galvanized plumbing pipes with new copper pipes
3.	Upgrade current electrical panel to 200 AMP panel
4.	Replace existing WALL furnace with new WALL furnace (no duct work)
5.	Kitchen: Replace cabinets, countertops, flooring, faucet, sink, appliances, exhaust fan, lighting fixtures (w florescent), outlets (w GFCI). Add dishwasher, disposal, more cabinets, GFCI outlets
6.	Bath: Replace tile over tub, tile floor, vanity, toilet, plumbing fixtures for sink and shower over tub, outlet (w GFCI), light fixture (w florescent) Add second and third light fixture
7.	Laundry: Replace water heater, washer & dryer (w special space saver units), flooring, light fixture (w florescent), outlets (w GFCI) Add sink (30" wide 18" deep bathroom style vanity), vent for dryer, outlet electric dryer (GFCI)
8.	Install battery operated smoke detectors throughout
9.	Outside: Replace light fixtures (some w motion sensors). Replace 3 exterior doors.

**NOTE: Structure has been fumigated & subterranean termites eradicated. No ductwork for wall furnace. No change in electrical panel location.**

**Square Footage of Kitchen, Bath and Laundry Remodel:**

$140.65 + 53.65 + 40.68 = 235.22 \times 121.28/\text{sqft} = \$28,527.48 + \$9800$  (termite repair)

**Total = \$ 38,327.81**