



October 22, 2020

Zieger Properties, LLC.
2512 San Elijo Ave.
Cardiff, CA 92007

RE: 2221 Wabash St – New Construction Historic District Commission Submission

Scope of Work

Demolition Work:

- Demolish existing Structure complete; including foundations
- Remove existing fence and site debris
- Remove existing rear deck and concrete pads in rear of property

New Construction of Single Family residence

- New electrical service and wiring in house complete*
- New interior finishes: including kitchen and two bathrooms *
- New hot water heater*
- New plumbing/sanitary complete from incoming services*
- New HVAC forced air system with central air*
- New 2x6 wood construction with R-38 in ceiling and R-19 in walls and new Tyvek house wrap*
- New Standing seam metal roof
- New Shingle roof part of structure as indicated on plans
- New windows: Pella wood clad double hung windows
- New brick and ship lap siding
- New gutters and down spouts

Site:

- New wood fence in rear and sides of property
- New landscape area and planter beds in front of property
- Replace sod as required due to construction damage
- New concrete walkway from front on house to rear of property