

NOTICE

PROJECT IDENTIFICATION: 2018 – DEMOLITION OF 210 STANDARD

ROSCOMMON TOWNSHIP IS ACCEPTING BIDS FOR THE DEMOLITION OF ALL STRUCTURES LOCATED AT 210 STANDARD STREET. BID SPECIFICATIONS CAN BE OBTAINED AT THE TOWNSHIP HALL. SEALED BIDS WILL BE ACCEPTED UNTIL 3:30 PM, MONDAY, APRIL 2, 2018 AT THE ROSCOMMON TOWNSHIP HALL, 8555 KNAPP ROAD, and PO BOX 610, HOUGHTON LAKE, MICHIGAN 48629 – SEALED BIDS MARKED: 2018- DEMOLITION OF 210 STANDARD STREET, ATTENTION: SUPERVISOR. BIDS TO BE OPENED AT THE APRIL 3, 2018 REGULARLY SCHEDULED MEETING. ROSCOMMON TOWNSHIP HAS THE RIGHT TO ACCEPT OR REJECT ANY OR ALL BIDS.

**Structure Specification Sheet
Roscommon Township**

Project Identification: 2018-Demolition of SINGLE WIDE MOBILE HOME AND ANY STRUCTURES ATTACHED AS WELL AS ALL ACCESSORY STRUCTURES- 210 Standard Street – legally described as LOT 63 MAPLE GROVE #3.

The project consists of structure demolition of all residential structures and proper disposal of materials including foundations. See attached site map.

Contractor shall be responsible for all phases of demolition from start to completion, including:

1. **Utilities**-Contractor shall confirm with Utilities what steps need to be taken regarding the proximity of wires to demolition site.
2. **Miss Dig**- To locate and mark any underground utilities, contractor shall call Miss Dig 3 full working days prior to start date.
3. **Permits**- Road Right of Way, Building Permit, Sewer, Health Department and Soil and Erosion as necessary will be obtained by contractor.
4. **Foundation and Grade**- All foundation excavations shall be filled level to ground level with clean fill. All footings shall be removed and the area shall be graded smooth with 4" top soil. Owner to seed.
5. **Safety**- All excavations and demolition of buildings/structures shall be adequately guarded with barricades and lights so as to protect the public from hazard. Street, bike paths, parkways and other public property disturbed in the course of the work shall be restored in a manner satisfactory to Township or proper authority.
6. **Insurance**- Contractor shall submit the following proofs of insurance:
General Liability- \$1,000,000. Each incident.
Workers Comp- \$500,000 each incident.
Auto- \$1,000,000

Bids must be sealed and envelope must indicate project identification and addressed to the Roscommon Township Board, ATTENTION SUPERVISOR, PO Box 610, Houghton Lake, MI 48629. Any Question call: 989-422-4116. Bids to be received prior to April 2, 2018 at 3:30 P.M. and will be opened at the regularly scheduled meeting of the Roscommon Township Board held on APRIL 3, 2018. Roscommon Township reserves the right to accept or reject any or all bids.



210 STANDARD

ADULT ED



Grantor	FLASKA SCOTT	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prct Trans
ASHCRAFT WENDY	FLASKA SCOTT	QC	ARMS LENGTH	L1075 P1970		100.1
		WD	ARMS LENGTH			0.1

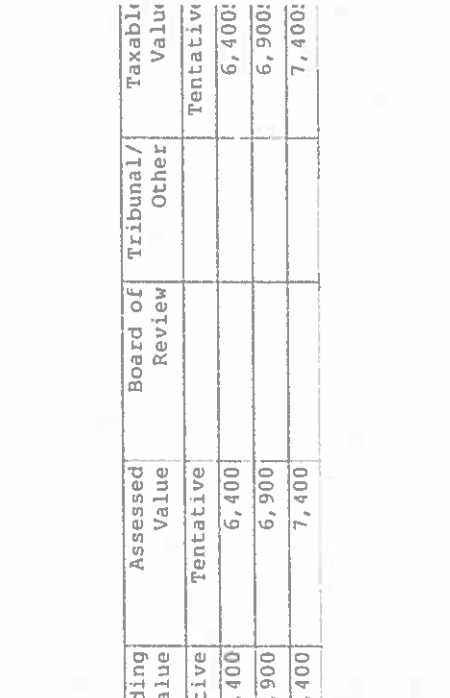
Property Address	Class: 401 RESIDENTIAL-I Zoning: R (*) Building Permit(s)	Date	Number	Status
210 STANDARD ST	School: District 72020			
Owner's Name/Address	P.R.E. 0%			
FLASKA SCOTT	MAP #:			
PO BOX 81	2018 Est TCV Tentative			
CEDAR MI 49621				

Tax Description	X Improved	Vacant	Land Value Estimates for Land Table 003.003 SUB GROUP B
L-953 P-415 (L-897P-506-507&L-717P-231)	Public		
224 LOT 63 MAPLE GROVE #3.	Improvements		
Comments/Influences	Dirt Road		
	Gravel Road		
	Paved Road		
	Storm Sewer		
	Sidewalk		
	Water		
	Sewer		
	Electric		
	Gas		
	Curb		
	Street Lights		
	Standard Utilities		
	Underground Utilis.		

* Factors *			
Description	Frontage	Depth	%Adj. Reason
<Site Value D>	311/312/324/471	2000	100
0.00 Total Acres		Total Est. Land Value =	2,000
Land Improvement Cost Estimates			
Description	Rate	CountyMult.	Size %Good
D/W/P: 3.5 Concrete	2.98	1.00	144 43
Shed: Wood Frame	9.33	1.00	90 23
Total Estimated Land Improvements		True Cash Value =	378

Topography of Site	Who	When	What
X Level	GNA	09/25/2014	INSPECTED
X Rolling	JH	11/05/2010	INSPECTED
X Low	NAB	01/31/2000	INSPECTED
X High			
X Landscaped			
X Swamp			
X Wooded			
X Pond			
X Waterfront			
X Ravine			
X Wetland			
X Flood Plain			

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/Other	Taxable Value
2018	Tentative	Tentative	Tentative			Tentative
2017	1,000	5,400	6,400			6,400:
2016	1,000	5,900	6,900			6,900:
2015	1,000	6,400	7,400			7,400:

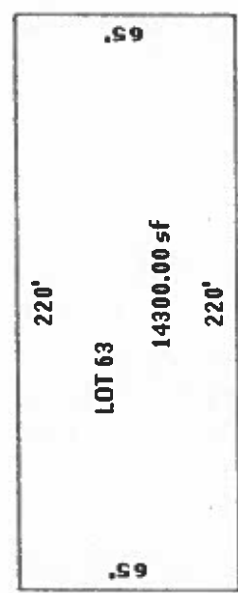


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*** Information herein deemed reliable but not guaranteed***

MAPLE GROVE # 3

North



Standard Road

Kennedy Road

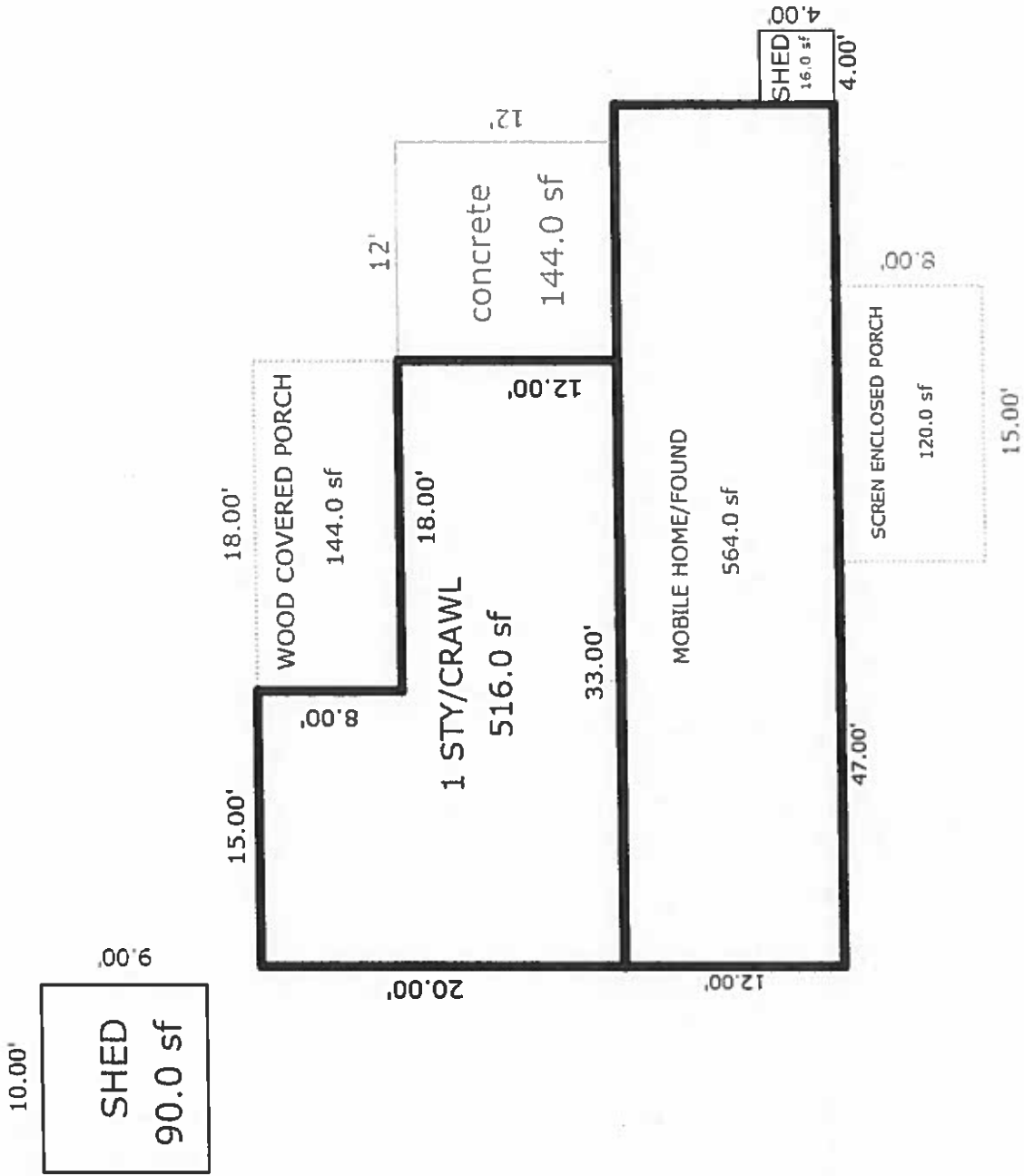
Sketch by Apex Medina™

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Building Type		(3) Roof (cont.)		(11) Heating/Cooling			(15) Built-ins		(15) Fireplaces		(16) Porches/Decks		(17) Garage	
X	Single Family Mobile Home	X	Eavestrough	X	Gas	Oil	Appliance Allow.	Interior 1 Story	Interior 1 Story	Area Type	Year Built:			
	Town Home	0	Insulation		Wood	Coal	Cook Top	Interior 2 Story	Interior 2 Story	120 CSEP (1 Story)	Car Capacity:			
	Duplex	0	Front Overhang	X	Forced Warm Air	Elec.	Dishwasher	2nd/Same Stack	Two Sided	144 WCP (1 Story)	Class:			
	A-Frame	0	Other Overhang		Wall Furnace	Steam	Garbage Disposal	Exterior 1 Story	Exterior 1 Story		Exterior:			
X	Wood Frame		Interior		Warm & Cool Air		Bath Heater	Exterior 2 Story	Exterior 2 Story		Brick Ven.:			
			Drywall		Heat Pump		Vent Fan	Prefab 1 Story	Prefab 2 Story		Stone Ven.:			
			Paneled				Unvented Hood	Heat Circulator	Heat Circulator		Common Wall:			
			Trim & Decoration				Vented Hood	Raised Hearth	Raised Hearth		Foundation:			
			Ex				Intercom	Wood Stove	Wood Stove		Finished ?:			
			Ord				Jacuzzi Tub	Direct-Vented Ga	Direct-Vented Ga		Auto. Doors:			
			Min				Oven				Mech. Doors:			
			Size of Closets				Microwave				Area:			
			Lg				Microwave				% Good:			
			X				Standard Range				Storage Area:			
			Ord				Self Clean Range				No Conc. Floor:			
			Small				Sauna				Bsmnt Garage:			
			Doors				Trash Compactor				Carport Area:			
			Solid				Central Vacuum				Roof:			
			X				Security System							
			H.C.											
			(5) Floors											
			Kitchen:											
			Other:											
			Other:											
			(6) Ceilings											
			(7) Excavation											
			Basement: 0 S.F.											
			Crawl: 516 S.F.											
			Slab: 0 S.F.											
			Height to Joists: 0.0											
			(8) Basement											
			Conc. Block											
			Poured Conc.											
			Stone											
			Treated Wood											
			Concrete Floor											
			(9) Basement Finish											
			Recreation											
			Living											
			Walkout Doors											
			No Floor											
			(10) Floor Support											
			Joists:											
			Unsupported Len:											
			Contr.Sup:											
			(11) Plumbing											
			Average Fixture(s)											
			3 Fixture Bath											
			2 Fixture Bath											
			Softener, Auto											
			Softener, Manual											
			Solar Water Heat											
			No Plumbing											
			Extra Toilet											
			Extra Sink											
			Separate Shower											
			Ceramic Tile Floor											
			Ceramic Tile Wains											
			Ceramic Tub Alcove											
			Vent Fan											
			(14) Water/Sewer											
			Public Water											
			Public Sewer											
			Water Well											
			1000 Gal Septic											
			2000 Gal Septic											
			Lump Sum Items:											
			(1) Exterior											
			Wood/Shingle											
			Aluminum/Vinyl											
			Brick											
			Insulation											
			(2) Windows											
			Many											
			Avg.											
			Few											
			Large											
			X											
			Small											
			Wood Sash											
			Metal Sash											
			Vinyl Sash											
			Double Hung											
			Horiz. Slide											
			Casement											
			Double Glass											
			Patio Doors											
			Storms & Screens											
			(3) Roof											
			Gable											
			Hip											
			Flat											
			Asphalt Shingle											
			Chimney: Vinyl											
			(11) Heating System: Forced Warm Air											
			Unit											
			Exterior											
			Roof											
			Rate											
			32.59											
			BaseUnit											
			Ribbed Metal											
			Other											
			Additions/Adjustments											
			Addition/Crawl											
			(2) Skirting											
			Metal/Vinyl											
			(9) Foundation											
			Foundation Wall: Concrete											
			(14) Water/Sewer											
			Well, 50 Feet											
			1000 Gal Septic											
			Phy/Ab.Phy/Func/Econ/Comb.											
			%Good= 35/100/100/100/35.0,											
			Separately Depreciated Items:											
			(16) Porches											
			CSEP (1 Story), Standard											
			County Multiplier = 1.38 =>											
			Phy/Ab.Phy/Func/Econ/Comb.											
			%Good= 43/100/100/100/43.0,											
			WCP (1 Story), Standard											
			County Multiplier = 1.38 =>											
			Phy/Ab.Phy/Func/Econ/Comb.											
			%Good= 43/100/100/100/43.0,											
			ECF (004 SUB GROUP D)											
			0.429 => TCV of Bldg: 1 =											
			9,797											

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Parcel Number: 72-011-473-063-0000, Residential Building 1



Sketch by ApenSketch

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