

2485 Merritt Drive Make Ready

- Break room – demo sink and cabinets. New upper and lower cabinets to A (west wall)
- MRR – replace millwork
- WRR – Repair exhaust fan, demo cabinets and hand towel dispenser, make ADA
- Broken threshold B
- Entrance Foyer – Repair wall damage C
- Remove glass on both walls, make drywall H
- Remove French doors, relocate existing office door in its place, drywall old office door G
- Remove door and add a cased opening D
- Remove 12 X 39 walls F
- Change all ceiling tiles
- Cost to clean grid
- Replace carpet in existing areas
- Repaint entire suite
- Make sure all light switches and outlet covers are matching and not cracked or broken
- Make sure all light bulbs/ballasts in office and warehouse match and are working
- Demo water fountain and cap plumbing
- 2nd floor – Remove all interior walls. Bring back to E
- 2nd floor – Remove door at top of stairs, add cased opening
- 2nd floor – Landing at top of stairs, bring down to half wall
- Paint columns Caution Yellow up to 8'
- Remove cobwebs
- Remove tape from warehouse floors
- Scrub floors
- Put all overhead doors, levelers, bumpers in good working order
- Put all warehouse exhaust fans in good working order
- Remove all unused or abandoned cabling (**confirm that it is not tied to anything utilized by existing tenants**)
- Make sure all hardware consistent with commercial grade

Alternate – cost to paint grid in office

Alternate – paint warehouse walls and demising wall

