

REPRESENTATIVE DELIVERABLE

Exterior Envelope Takeoff Summary

Sample Siding & Facade Package | Bid Set Review | Issued August 11, 2026

Representative sample. Project names, quantities, dates, and issue references are illustrative and do not disclose client data.

42,860 SF
CLADDING MEASURED

3
PRIMARY SYSTEMS

12
SCOPE NOTES

5
OPEN BID QUESTIONS

Quantity summary

Scope	Location / type	Quantity	Waste	Bid quantity	Drawing reference
Fiber-cement siding	Residential elevations	28,640 SF	8%	30,931 SF	A5.01-A5.08
Metal panel	Podium and entries	9,780 SF	7%	10,465 SF	A5.10-A5.14
Soffit panel	Balconies and canopies	4,440 SF	10%	4,884 SF	A4.21 / A5 series
Corner / termination trim	All elevations	6,420 LF	5%	6,741 LF	Details 7-14/A8.02
Weather barrier	Behind cladding systems	43,950 SF	10%	48,345 SF	Spec 07 27 26
Flashing	Openings and transitions	8,180 LF	6%	8,671 LF	A8.01-A8.04

Scope assumptions

Ref.	Assumption / clarification	Bid treatment
A-01	Net wall areas deduct openings larger than 10 square feet.	Included
A-02	Waste factors are shown separately and can be adjusted before final pricing.	Included
A-03	Secondary framing and structural supports by others unless noted.	Excluded
A-04	Color changes are not treated as separate mobilizations in this summary.	Clarify
A-05	Sealants at cladding perimeter included; interior window sealant excluded.	Qualified

Open bid questions

- Confirm whether the alternate metal-panel finish applies to the entire east entry volume.
- Confirm ownership of engineered attachment calculations and delegated-design submittals.
- Provide revised detail at the podium-to-wood transition referenced in Addendum 02.