

Item
No

Quantity

Amount

SECTION NO. 1

BILL NO.1

PRELIMINARIES

MEANING OF TERMS "TENDER / TENDERER"

Any reference to the words "Tender" or "Tenderer" herein and/or in any other documentation shall be construed to have the same meaning as the words "Bid" or "Bidder"

AGREEMENT

The agreement is to be the JBCC Series 2000 Principal Building Agreement (Edition 4.1) prepared by the Joint Building Contracts Committee, March 2005

PRELIMINARIES

The JBCC Preliminaries Code 2103, May 2005 edition for use with the JBCC Principal Building Agreement Edition 4.1, Code 2101, March 2005 is taken to be incorporated herein. The tenderer is deemed to have referred to these documents for the full intent and meaning of each clause. These clauses are referred to by number and heading only. Where standard clauses or options are not applicable to the contract such modifications or corrections as are necessary are given under each relevant clause. Where an item is not relevant to this specific contract such item is marked. "N/A" signifying "Not Applicable"

PRICING OF PRELIMINARIES

Should Option A, as set out in clause B10.3.1 hereinafter be used for the adjustment of preliminaries then each item priced is to be allocated to one or more of the three categories:

Fixed, Value Related or Time Related and the respective amounts entered in the spaces provided under each item

Items not priced in these Preliminaries shall be deemed to be included elsewhere in these Bills of Quantities

Where standard clauses or alternatives are not entirely applicable to this contract such modifications, corrections or supplements as will apply are given under each relevant clause heading

SECTION A: JBCC PRINCIPAL BUILDING AGREEMENT

Definitions (A1)

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1 Definitions and interpretation (clause 1)

Clause 1.1 Definition of "**Agreement**" is amended by replacing it with the following:

Agreement means the agreement arising from the signing of the Form of Offer and Acceptance by the parties.

Clause 1.1 Definition of "**Bills of Quantities**" is amended by adding the following:

"...and the Pricing Instructions contained in the Pricing Data" after the word measuring system.

Clause 1.1 Definition of "**Contract Documents**" is amended by adding the following:

".....this Agreement and all other documents referenced therein.." after the word this document"

Clause 1.1 Definition of "**Contract Drawings**" is amended by replacing it with the following:

Contract Drawings means the drawings upon which the tender was accepted and used in preparing the bills of quantities and are available for viewing at the offices of the Principal Agent at the time of tender

Clause 1.1 Definition of "**Contract Sum**" is amended by replacing it with the following:

Contract Sum means the total of prices in the Form of Offer and Acceptance.

Clause 1.1 Definition of "**Schedule**" is amended by adding the following:

".....and in the **Contract Data**". at the end on the sentence ending with **agreement**

Clause 1.1 Definition of "**Commencement Date**" is added:

Commencement date" means the date that the **agreement**, made in terms of the Form of Offer and Acceptance, comes into effect

Clause 1.1 Definition of "**Construction Guarantee**" is amended by replacing it with the following:

Construction guarantee" means guarantee at call obtained by the **contractor** from an institution approved by the **employer** in terms of the **employer's** construction guarantee form as selected in the **schedule**

Clause 1.1 Definition of "**Construction Period**" is amended by replacing it with

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the following:

"Construction period" means the period commencing on the commencement date and ending on the date of practical completion

Clause 1.1 Definition of **"Corrupt Practice"** is added:

"Corrupt Practice" means the offering , giving, receiving or soliciting of anything of value to influence the action of a public official in the procurement process or in contract execution

Clause 1.1 Definition of **"Fraudulent Practice"** is added:

"Fraudulent Practice" means a misrepresentation of facts in order to influence a procurement process or the execution of a contract to the detriment of any tenderer and includes collusive practice among tenderers (prior to or after the tender submission) designed to establish tender prices at artificial non-competitive levels and to deprive the tenderer of the benefits of free and open competition.

Clause 1.1 Definition of **"Interest"** is amended by replacing it with the following:

"Interest" means the interest rates applicable on this contract, whether specifically indicated in the relevant clauses or not, will be the rate as determined by the Minister of Finance, from time to time, in terms of section 80(1)(b) of the Public Finance Management Act, 1999 (Act No. 1 of 1999).

Clause 1.1 Definition of **"Principal Agent"** is amended by replacing it with the following:

"Principal Agent" means the person or entity appointed by the **employer** and named in the **schedule**. In the event of a **principal agent** not being appointed, then all the duties and obligations of a **principal agent** as detailed in the **agreement** shall be fulfilled by a representative of the **employer** as named in the **schedule**.

Clause 1.1 Definition of **"Security"** is amended by replacing it with the following:

Security" means the form of security provided by the **employer** or **contractor**, as stated in the **schedule**, from which the **contractor** or **employer** may recover expense or loss

Fixed

Item

Value Related

Item

Time Related

Item

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Objective and Preparation (A2 - A14)

2	Offer, acceptance and performance (clause 2)	Fixed	Item
		Value Related	Item
		Time Related	Item
3	<p>Documents (clause 3)</p> <p>Clause 3.2.1 is amended by replacing "14.1" with "14.0"</p> <p>Clause 3.7 is amended by the addition of the following:</p> <p>The contractor shall supply and keep a copy of the JBCC Series 2000 Principal Building Agreement and Preliminaries applicable to this contract on the site, to which the employer, principal agent and agents shall have access at all times.</p> <p>Clause 3.10 is amended by replacing the second reference to "principal agent" with the word "employer"</p>	Fixed	Item
		Value Related	Item
		Time Related	Item
4	Design responsibility (clause 4)	Fixed	Item
		Value Related	Item
		Time Related	Item
5	Employer's agents (clause 5)	Fixed	Item
		Value Related	Item
		Time Related	Item
6	Contractor's site representative (clause 6)	Fixed	Item

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		Value Related	Item
		Time Related	Item
7	Compliance with laws and regulations (clause 7)		
	Note: A separate clause has been included in Section C: Specific Preliminaries of the bills of quantities for the contractor to have the opportunity to price for all the requirements of the Occupational Health and Safety Act, Construction Regulations and Health and Safety Specification		
		Fixed	Item
		Value Related	Item
		Time Related	Item
8	Works risk (clause 8)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
9	Indemnities (clause 9)		
	Clause 9.0 is amended by adding Clause 9.1.4:		
	The contractor indemnifies and holds harmless the employer against all liability, losses, claims, damages, penalties, actions, proceedings or judgments (collectively referred to as "Losses") arising from any infringement of letters, patent design, trademark, name, copyright or other protected rights in respect of any machine, plant, work, materials, thing, system or method of using, fixing, working or arrangement used or fixed or supplied by the contractor , but such indemnity shall not cover any use of the equipment of part thereof otherwise than in accordance with the provisions of the specification. All payments and royalties payable in one sum or by installments or otherwise shall be included by the contractor in the price and shall be paid by him to those to whom they may be payable. The contractor shall reimburse the employer for all legal and other costs and expenses, including without limitation attorney's fees on attorney-client scale incurred by the employer in connection with investigation, defending or settling any Losses in connection with pending or threatening litigation in which the employer is a party.		
		Fixed	Item
		Value Related	Item
		Time Related	Item
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10 Works insurances (clause 10)

Clause 10.0 is amended by the addition of the following clauses

10.5 Damage to the Works

- (a) Without in any way limiting the **contractor's** obligations in terms of the contract, the **contractor** shall bear the full risk of damage to and/or destruction of the **works** by whatever cause during construction of the **works** and hereby indemnifies and holds harmless the **employer** against any such damage. The **contractor** shall take such precautions and security measures and other steps for the protection and security of the **works** as the **contractor** may deem necessary
- (b) The **contractor** shall at all times proceed immediately to remove or dispose of any debris arising from damage to or destruction of the **works** and to rebuild, restore, replace and/or repair the **works**
- (c) The **employer** shall carry the risk of damage to or destruction of the **works** and material paid for by the **employer** that is the result of the excepted risks as set out in 10.6
- (d) Where the **employer** bears the risk in terms of this contract, the **contractor** shall, if requested to do so, reinstate any damage or destroyed portions of the **works** and the costs of such reinstatement shall be measured and valued in terms of 32.0 hereof

10.6 Injury to Persons or loss of or damage to Properties

- (a) The **contractor** shall be liable for and hereby indemnifies the **employer** against any liability, loss, claim or proceeding whether arising in common law or by statute, consequent upon personal injuries to or the death of any person whomsoever arising out of or in the course of or caused by the execution of the **works** unless due to any act or neglect of any person for whose actions the **employer** is legally liable
- (b) The **contractor** shall be liable for and hereby indemnifies the **employer** against any liability, loss, claim or proceeding consequent upon loss of or damage to any moveable or immovable or personal property or property contiguous to the **site**, whether belonging to or under the control of the **employer** or any other body or person, arising out of or in the course of or by reason of the execution of the **works** unless due to any act or neglect of any person for whose actions the **employer** is legally liable
- (c) The **contractor** shall, upon receiving a **contract instruction** from the **principal agent**, cause the same to be made good in a perfect and workmanlike manner at his own cost and in default thereof the **employer** shall be entitled to cause it to be made good and to recover the cost thereof from the **contractor** or to deduct the same from amounts due to the **contractor**
- (d) The **contractor** shall be responsible for the protection and safety of such

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portions of the premises placed under his control by the **employer** for the purpose of executing the **works** until the issue of the **certificate of practical completion**

- (e) Where the execution of the **works** involves the risk of removal of or interference with support to adjoining properties including land or structures or any structures to be altered or added to, the **contractor** shall obtain adequate insurance and will remain adequately insured or insured to the specific limit stated in the contract against the death of or injury to persons or damage to such property consequent on such removal or interference with the support until such portion of the **works** has been completed
- (f) The **contractor** shall at all times proceed immediately at his own cost to remove or dispose of any debris and to rebuild, restore, replace and/or repair such property and to execute the **works**

10.7 High risk insurance

In the event of the project being executed in a geological area classified as a "High Risk Area", that is an area which is subject to highly unstable subsurface conditions that might result in catastrophic ground movement evident by sinkhole or doline formation the following will apply:

10.7.1 Damage to the works

The **contractor** shall, from the commencement **date** of the **works** until the date of the **certificate of practical completion** bear the full risk of and hereby indemnifies and holds harmless the **employer** against any damage to and/or destruction of the **works** consequent upon a catastrophic ground movement as mentioned above. The **contractor** shall take such precautions and security measures and other steps for the protection of the **works** as he may deem necessary

When so instructed to do so by the principal agent, the contractor shall proceed immediately to remove and/or dispose of any debris arising from damage to or destruction of the works and to rebuild, restore, replace and/or repair the works, at the contractor

10.7.2 Injury to persons or loss of or damage to property

The **contractor** shall be liable for and hereby indemnifies and holds harmless the **employer** against any liability, loss, claim or proceeding arising at any time during the period of the contract whether arising in common law or by statute, consequent upon personal injuries to or the death of any person whomsoever resulting from, arising out of or caused by a catastrophic ground movement as mentioned above

The **contractor** shall be liable for and hereby indemnifies the **employer** against any and all liability, loss, claim or proceeding consequent upon loss of or damage to any moveable or immovable or personal property or property contiguous to the **site**, whether belonging to or under the control of the

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employer or any other body or person whomsoever arising out of or caused by a catastrophic ground movement, as mentioned above, which occurred during the period of the contract

10.7.3 It is the responsibility of the **contractor** to ensure that he has adequate insurance to cover his risk and liability as mentioned in 10.7.1 and 10.7.2. Without limiting the **contractor's** obligations in terms of the contract, the **contractor** shall, within twenty-one (21) **calendar days** of the **commencement date** but before commencement of the **works**, submit to the **employer** proof of such insurance policy, if requested to do so

10.7.4 The **employer** shall be entitled to recover any and all losses and/or damages of whatever nature suffered or incurred consequent upon the **contractor's** default of his obligations as set out in 10.7.1; 10.7.2 and 10.7.3. Such losses or damages may be recovered from the **contractor** or by deducting the same from any amounts still due under this contract or under any other contract presently or hereafter existing between the **employer** and the **contractor** and for this purpose all these contracts shall be considered one indivisible whole

		Fixed	Item
		Value Related	Item
		Time Related	Item
11	Liability insurances (clause 11)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
12	Effecting insurances (clause 12)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
13	No clause (clause 13)		

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14	<p>Security (clause 14)</p> <p>Clause 14.0 is amended by:-</p> <p>i) The addition of the following clauses:-</p> <p>Clause 14.7.3</p> <p>"Hand the site over to the contractor subject to agreement that shall be made between the employer and the contractor"</p>	Fixed Item	
		Value Related	Item
		Time Related	Item
	Execution (A15 - A23)		
15	<p>Preparation for and execution of the works (clause 15)</p> <p>Clause 15.1.1 is amended by replacing it with:</p> <p>No clause</p> <p>Clause 15.1.2 is amended by replacing it with:</p> <p>The security selected in terms of 14.0</p> <p>Clause 15.1 is amended by the addition of the following clause:</p> <p>15.1.4 An acceptable health and safety plan, required in terms of the Occupational Health and Safety Act, 1993 (Act 85 of 1993) or latest edition, revision and ammendments, at the date of site possession</p> <p>Clause 15.2.1 is amended by replacing it with the following clause:</p> <p>Give the contractor possession of the site within ten (10) working days of the contractor complying with the terms of 15.1</p>	Fixed Item Value Related Item Time Related Item	
16	Access to the works (clause 16)	Fixed Item	
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		Value Related	Item	
		Time Related	Item	
17	Contract instructions (clause 17)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
18	Setting out of the works (clause 18)			
	<p>The contractor shall notify the principal agent if any encroachments of adjoining foundations, buildings, structures, pavements, boundaries, etc. exist in order that the necessary arrangements may be made for the rectification of any such encroachments</p> <p>The contractor shall perform tolerance control checks regularly throughout the contract period and report on this at regular intervals to the principal agent in the approved format. Should the contractor fail to comply with this requirement to the satisfaction of the the principal agent, progressively as the structure is being constructed, the employer will commission a registered land surveyor to do so on the contractor's behalf and at the contractor's expense</p>			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
19	Assignment (clause 19)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
20	Nominated sub-contractors (clause 20)			
	<p>Clause 20.0</p> <p>Clause 20.1.3 is amended by replacing it with the following:</p> <p>No Clause</p>			
		Fixed	Item	
		Value Related	Item	
		Carried to Collection		R
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		Time Related	Item	
21	Selected sub-contractors (clause 21)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
22	Employer's direct contractors (clause 22)			
	The contractor shall allow the direct contractors and employer's agents access to the work, allocate reasonable space in the building for storage of their materials, tools and equipment, all to the satisfaction of the principal agent . The contractor shall also allow the direct contractors , etc. free of charge, use of their ablution facilities and water and power supply to the and shall in no way hinder or prevent the execution of their work. Attendance may be priced against the relevant specified items in the bills of quantities			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
23	Contractor's domestic sub-contractors (Clause 23)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
	<u>COMPLETION</u>			
	<u>Completion (A24-A30)</u>			
24	Practical completion (clause 24)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
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25	Works completion (clause 25)	Fixed	Item
		Value Related	Item
		Time Related	Item
26	Final completion (clause 26)	Fixed	Item
		Value Related	Item
		Time Related	Item
27	Latent defects liability period (clause 27)	Fixed	Item
		Value Related	Item
		Time Related	Item
28	Sectional completion (clause 28)	Fixed	Item
		Value Related	Item
		Time Related	Item
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29 Revision of date of practical completion (clause 29)

Clause 29.1.1 shall be deemed to be omitted and replaced by the following:

Inclement weather shall be defined as weather in excess of the average rainfall (volume and period) for each calendar month over the past ten (10) years as recorded by the nearest commonly recognised weather bureau in the region of the project

It shall be deemed that the contractor has adequately allowed in his programme and tendered rates for expenses which might result from delays due to average or below rainfall as described above

Add Clause 29.9 as follows:

Revision to the date for **practical completion** shall only be considered when work on the critical path of the agreed programme for the **works** is delayed

Add Clause 29.10 as follows:

Clause 29.10 - Acceleration

Clause 29.10.1

Irrespective of whether or not the **principal agent** rules that the **contractor** is entitled to an extension of time or a revision of the date for **practical completion**, the **principal agent** shall nevertheless, at any time, be entitled to instruct the **contractor** in writing to accelerate the progress of the remaining **works** to ensure that the **works** are completed by the original date for **practical completion** or revised date as the case may be

Clause 29.10.2

Upon receipt of such instruction, the **contractor** shall take all necessary steps to ensure that the **works** are completed timeously including the provision by him of additional resources, plant, manpower, etc and the working overtime or additional overtime beyond that contemplated at the time of tender (at all times adhering to the regulations and requirements of all authorities) and by all other adequate and proper means and methods. The **contractor** shall prove that such steps are being taken if called upon to do so

Clause 29.10.3

The **contractor's** entitlement to compensation arising out of or in respect of any revision to the date for **practical completion** that may have been granted by the **principal agent** or alternatively where the **principal agent** has instructed the **contractor** to accelerate, shall be adjudicated strictly in terms of clause 32

Fixed

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Cancellation (A36-A39)

36 Cancellation by employer - contractor's default (clause 36)

Clause 36.1 is amended by the additions of the following clauses:

36.1.3 refuses or neglects to comply strictly with any of the conditions of contract

36.1.4 estate being sequestrated, liquidated or surrendered in terms of the insolvency laws in force within the Republic of South Africa

36.1.5 in the judgement of the **employer**, has engaged in **corrupt** or **fraudulent practices** in competing for or in executing the contract

Clause 36.3 is amended by removing the reference to "No clause" and replacing the words "**principal agent**" with "**employer**"

Clause 36.0 is amended by the addition of the following clause:

36.7 Notwithstanding any clause to the contrary, on cancellation of this **agreement** either by the **employer** or the **contractor**; or for any reason whatsoever, the **contractor** shall on written instruction, discontinue with the **works** on a date stated and withdraw himself from the **site**. The **contractor** shall not be entitled to refuse to withdraw from the **works** on the grounds of any lien or right of retention or on the grounds of any other right whatsoever

Fixed Item

Value Related Item

Time Related Item

37 Cancellation by employer - loss and damage (clause 37)

Clause 37.3.5 is amended by replacing "ninety (90)" with "one-hundred and twenty (120)"

Clause 37.0 is amended by the addition of the following clause:

37.5 Notwithstanding any clause to the contrary, on cancellation of this **agreement** either by the **employer** or the **contractor**; or for any reason whatsoever, the **contractor** shall on written instruction, discontinue with the **works** on a date stated and withdraw himself from the **site**. The **contractor** shall not be entitled to refuse to withdraw from the **works** on the grounds of any lien or right of retention or on the grounds of any other right whatsoever

Fixed Item

Value Related Item

Time Related Item

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38	<p>Cancellation by contractor - employer's default (clause 38)</p> <p>Clause 38.5.4 is amended by replacing "ninety (90) with "one-hundred and twenty (120)"</p> <p>Clause 38.0 is amended by the addition of the following clause:</p> <p>38.7 Notwithstanding any clause to the contrary, on cancellation of this agreement either by the employer or the contractor; or for any reason whatsoever, the contractor shall on written instruction, discontinue with the works on a date stated and withdraw himself from the site. The contractor shall not be entitled to refuse to withdraw from the works on the grounds of any lien or right of retention or on the grounds of any other right whatsoever</p>	Fixed	Item
		Value Related	Item
		Time Related	Item
39	<p>Cancellation - cessation of the works (clause 39)</p> <p>Clause 39.3.5 is amended by the addition of the following at the end of the sentence: "within one-hundred and twenty (120) working days of completion of such report"</p>	Fixed	Item
		Value Related	Item
		Time Related	Item
	<u>Dispute Settlement (A40)</u>		
40	<p>Disputes Settlement (clause 40)</p> <p>Clause 40.2.2 is amended by replacing "one (1) year" with "three (3) years"</p> <p>Clause 40.6 is amended by removing the reference to:</p> <p>No clause</p> <p>Clause 40.7.1 is amended by replacing "(10)" with "(15)" and by the addition of the following:</p> <p>Whether or not mediation resolves the dispute, the parties shall bear their own cost concerning the mediation and equally share the costs of the mediator and related costs</p>	Fixed	Item
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State Provisions (A41)

41 State Substitutions (clause 41)

Delete in the Substitute Provisions (41.0 State Clauses) clauses 40.2.1, 40.2.2, 40.3, 40.4, 40.5 and 40.6 and replace with the following:

40.1 Should any dispute between the **employer**, his **agents** or **principal agent** on the one hand and the contractors on the other arise out of this **agreement**, such dispute shall be referred to adjudication

40.2 Adjudication shall be conducted in accordance with the edition of the JBCC Rules for Adjudication current at the time when the dispute is declared. The party, which raises the dispute, shall select three adjudicators from the panel of adjudicators published by the Association of Arbitrators (Southern Africa), determine their hourly fees and confirm that these adjudicators are available to adjudicate the dispute in question. The other party shall then select within 7 days one of the three nominated adjudicators, failing which the chairman for the time being of the Association of Arbitrators (Southern Africa) shall nominate an adjudicator. The **adjudicator** shall be appointed in terms of the Adjudicators Agreement set out in C1.4

40.3 If provided in the **schedule**, a dispute shall be finally settled by a single Arbitrator to be agreed on between the parties or, failing such agreement within 28 days after referring the dispute to Arbitration, an Arbitrator nominated by the chairman for the time being of the Association of Arbitrators (Southern Africa). Any such reference shall be deemed to be a submission to the arbitration of a single arbitrator in terms of the Arbitration Act (Act No 42 of 1965, as amended), or any legislation passed in substitution therefore. In the absence of any other agreed procedure, the arbitration shall take place in accordance with the Rules for the Conduct of Arbitrations issued by the Association of Arbitrators (Southern Africa) which are current at the time of the referral to arbitration. The Arbitrator shall, in his award, set out the facts and the provisions of the contract on which his award is based

40.4 If the **schedule** provides for court proceedings to finally resolve disputes, disputes shall be determined by court proceedings.

Value Related

Item

Time Related

Item

Fixed

Item

Value Related

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Contract Variables (A41)

42 The Schedule (clause 42)

Tenderers are referred to the Contract Data and Notes to Tenderes for variables pertaining to this contract

Fixed

Item

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SECTION B: PRELIMINARIES

Definition and interpretation (B1)

43 Definition and interpretation

See also clause A1.0 of Section A for additional and/or amended definitions which shall apply equally to this Section

Fixed Item

Value Related Item

Time Related Item

Documents (B2)

44 Checking of documents (B2.1)

These **bills of quantities**:

- (1) contain pages and annexes as indexed, and;
- (2) are in multiple procurement format, i.e. all trades are fully measured with minor budgetary allowances

Items in these **bills of quantities** are to be read and priced in conjunction with and the descriptions regarded as amplified by the Preambles and Supplementary Preambles and no claim arising from brevity of description of items fully described in the said Preambles and Supplementary Preambles will be entertained

Fixed Item

Value Related Item

Time Related Item

45 Provisional bills of quantities (B2.2)

Fixed Item

Value Related Item

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46	<p>Availability of construction documentation (B2.3)</p> <p>The minor budgetary allowances included in this document will be separately procured, based on multiple procurement of selected sub-contractors during the construction period</p>	Fixed	Item
		Value Related	Item
		Time Related	Item
47	<p>Interests of agents (B2.4)</p>	Fixed	Item
		Value Related	Item
		Time Related	Item
48	<p>Priced documents (B2.5)</p>	Fixed	Item
		Value Related	Item
		Time Related	Item
49	<p>Tender submission (B2.6)</p> <p>Notwithstanding anything contained in this clause tenders shall be valid for a period of ninety (90) days from the closing date of tenders</p> <p>Clause 2.6 is amended by replacing "JBCC Form of Tender" with "Form of Offer and Acceptance C1.1"</p>	Fixed	Item
		Value Related	Item
		Time Related	Item
50	<p><u>The site (B3)</u></p> <p>Defined works area (B3.1)</p>	Fixed	Item
		Value Related	Item
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			Time Related	Item	
51	Geotechnical investigation (B3.2)				
			Fixed	Item	
			Value Related	Item	
			Time Related	Item	
52	Inspection of the site (B3.3)				
	Tenderers are instructed to familiarise themselves before submission of their tender with regard to the relevant local site conditions, site accessibility, the nature of operations required, availability of labour and any conditions pertaining thereto, together with conditions relating to unloading, carting and storage of materials, equipment and tools required for the works				
	No claims for extras arising from the contractor having failed to comply with this clause will be entertained				
			Fixed	Item	
			Value Related	Item	
			Time Related	Item	
53	Existing premises occupied (B3.4)				
			Fixed	Item	
			Value Related	Item	
			Time Related	Item	
54	Previous work - dimensional accuracy (B3.5)				
	Work executed under a previous contract and the extent thereof will be pointed out to the contractor by the principal agent on handing over of the site				
			Fixed	Item	
			Value Related	Item	
			Time Related	Item	
55	Previous work - defects (B3.6)				
			Fixed	Item	
			Carried to Collection		R
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		Value Related	Item
		Time Related	Item
56	Services - known (B3.7)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
57	Services - unknown (B3.8)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
58	Protection of trees, etc (B3.9)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
59	Articles of value (B3.10)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
60	Inspection of adjoining properties, etc (B3.11)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
Carried to Collection			R

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Management of contract (B4)

61 Management of the works (B4.1)

Fixed

Item

Value Related

Item

Time Related

Item

62 Programming for the works (B4.2)

Clause B4.2 is hereby amended by the addition of the following:

Programme

The **contractor** and the **principal agent** shall agree to a contract programme for the control of the **works**

The **contractor** shall submit a draft of the contract programme and method statement to the **principal agent** for approval together with the tender

The **contractor** shall ensure that the contract programme:

1. Shall be prepared and drawn up to comply in all respects with the requirements of this **agreement**
2. shall be drawn up using logic developed during the tender period and complies with the planning requirements of the **employer**
3. shall be in accordance with the dates given herein for possession and practical completion
4. shall be in sufficient and approved detail to ensure effective control of the work, including all items necessary to enable calculations to be made for the distribution of finance during the cashflow analysis; and
5. shall be accompanied by a full written method statement

The **principal agent** shall examine and comment on the contract programme and method statement within two weeks of its submission

Following on these comments the **contractor** shall amend the contract programme and method statement as may be necessary and submit the final contract programme and method statement to the **principal agent** for approval within a further two weeks thereafter

The contract programme shall be processed by computer and be presented to the principal agent in the form of logic charts and bar charts in such a way as to determine the critical path and the float on non-critical activities. All supporting printouts must be available to the **principal agent** on demand

The acceptance by the **principal agent** of the contract programme, or any revision thereof, does not necessarily sanction the accuracy of validity of the network logic, the correctness of individual activities in terms of description or

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duration, the comprehensiveness of networks or the discrepancies between drawings and any other documents presented by the **contractor**, and in no way relieves the responsibility of the **contractor** to comply with the requirements of the **agreement**

No policy decisions other than the planning requirements, procedures and policies provided, will be enforced on the **contractor** regarding construction of the project and the **contractor** shall be responsible at all times for ensuring the accuracy, validity and reasonableness of programming information

Documentation will not be available in complete detail at the date of award of the contract. Non-availability of information will not be deemed an excuse for non-presentation of programmes. In the event of inadequate information, the **contractor** shall estimate the predicted time applications on available information and quality the submission accordingly

Development of the contract programme and method statement

Within two weeks of award of the contract, the **contractor** shall submit an updated contract programme and written method statement which shall include the latest information in sufficient detail to permit comprehensive monitoring

Progress of the **works** will be monitored by the **principal agent**. The **contractor** shall liaise with the **principal agent** in order to provide whatever information is required to facilitate such monitoring

Revisions to the contract programme

Revisions to the contract programme may be introduced periodically by the **contractor** subject to compliance with the contract completion and handover dates

Providing the required consultation between the relevant parties has highlighted the implications of the required changes, the programming strategy on the project may be changed and the changes noted and specified on logic charts delivered to the principal agent. The changes to the programme will be recorded as firm and binding once the **principal agent** has sanctioned the said changes

A revision to the programme will not invalidate the contractual completion dates and applications for extensions of time will be processed by the **principal agent** in accordance with the conditions of contract

Should the **contractor** fail to submit a request for revision to the construction programme, progress monitoring shall be based on the latest revised programme sanctioned by the **principal agent**

The **contractor** shall make all his necessary revisions on the approved network sheets clearly marking, inter-alia, the logic changes and duration changes. These will then be processed by the necessary parties and then approved in the normal manner

Progress Monitoring

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The **contractor** shall provide regular progress reports showing actual and expected progress against the latest contract programme. Progress reports shall be submitted at each site progress meeting and shall outline the progress against key target dates and deviation which has occurred against the most recently updated control programme due to the progress reflected in the as-built construction programme.

The status of each activity must also be reported as follows:

Target - If the activity is not complete, the latest predicted completion date shall be supplied

Start - If the activity has commenced, the actual date shall be supplied

Finish - If the activity is complete, the actual completion date shall be supplied

Problems which may occur during execution of the contract must be specifically identified in progress reports under a separate section of the **contractor's** report.

Should problems occur during the execution of the contract or the scope of **works** be increased or decreased, the **contractor** may be requested to increase the extent or the detail of the programme

The **principal agent** may recommend action to be taken by the **contractor**, including the revision of resource levels, but this information will not be binding on the **contractor** unless the recommendations are enforced in terms of the conditions of contract by the **principal agent** and will in no way relieve the **contractor's** responsibility to comply with the requirements of the **agreement**

Extension of time

Any extension of time which is granted by the **principal agent** will be annotated to affect selected activities in the programme and the associated activities will be incorporated by revisions to the programme by the **contractor**. Should the additional activities or the extension of time on existing activities fall on a non-critical area of the programme, extension will be limited to the activities affected by the said additional activities or extensions and the contract dates shall not be affected. If, however, the additional activities fall on the critical path, the **principal agent** shall take this into account when granting any extension of time in terms of the conditions of contract

The **contractor** agrees that the contract completion date (i.e. the date for **practical completion**) has been stipulated in the contract for the benefit of the **employer**, so that, without derogating from the generality of the foregoing principle it is provide that:

1. The **contractor** shall not be entitled to deliver the site and the works to the **employer** prior to the contract completion date
2. Should there for any reason be any float period indicated in the contract programme prior to the contractual completion date then this float period shall be utilized to absorb any delays or extensions of time without affecting the contract completion date, and

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3. The **contractor** shall, at all times, ensure that, notwithstanding the approval or sanctioning, reviewing or inspection of a programme or any revision of a programme by the **principal agent** in the foregoing terms, **practical completion** and completion of the **works** shall take place strictly in accordance with this **agreement**

A defective or faulty programme, even if so sanctioned, approved, reviewed or inspected by the **principal agent**, shall therefore not constitute a cause for granting an extension of time for completion of the works or for entitling the **contractor** to the payment by the **employer** in terms of the contract of any loss, compensation or damage whatsoever

The **contractor** acknowledges that the **principal agent's** foregoing participation in the approval of development of, revisions to and updating of the contract programme shall take place in consultation with the **principal agent**. The **contractor** shall therefore provide the **principal agent** with such co-operation and/or information and/or access as they may reasonably require for such purposes

		Fixed	Item
		Value Related	Item
		Time Related	Item
63	Progress meetings (B4.3)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
64	Technical meetings (B4.4)		
		Fixed	Item
		Value Related	Item
		Time Related	Item
65	Labour and plant records (B4.5)		
		Fixed	Item
		Value Related	Item
		Time Related	Item

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Samples, shop drawings and manufacturer's instructions (B5)

66	Samples of materials (B5.1)	Fixed	Item
		Value Related	Item
		Time Related	Item

67	Workmanship samples (B5.2)	Fixed	Item
		Value Related	Item
		Time Related	Item

68	Shop drawings (B5.3)	Fixed	Item
		Value Related	Item
		Time Related	Item

69	Compliance with manufacturer's instructions (B5.4)	Fixed	Item
		Value Related	Item
		Time Related	Item

Temporary works and plant (B6)

70	Deposits and fees (B6.1)	Fixed	Item
		Value Related	Item
		Time Related	Item

71	Enclosure of the works (B6.2)	Fixed	Item
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		Value Related	Item	
		Time Related	Item	
72	Advertising (B6.3)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
73	Plant, equipment, sheds and offices (B6.4)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
74	Main notice board (B6.5)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
75	Subcontractors notice board (B6.6)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
	<u>Temporary services (B7)</u>			
76	Location (B7.1)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
		Carried to Collection		R

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77	Water (B7.2)		Fixed	Item	
			Value Related	Item	
			Time Related	Item	
78	Electricity (B7.3)		Fixed	Item	
			Value Related	Item	
			Time Related	Item	
79	Telecommunication facilities (B7.4)		Fixed	Item	
			Value Related	Item	
			Time Related	Item	
80	Ablution facilities (B7.5)		Fixed	Item	
			Value Related	Item	
			Time Related	Item	
	<u>Prime cost amounts (B8)</u>				
81	Responsibility for prime cost amounts (B8.1)		Fixed	Item	
			Value Related	Item	
			Time Related	Item	
	<u>Attendance on nominated and selected subcontractors (B9)</u>				
82	General attendance (B9.1)				
	The schedule rates providing for attendance on nominated subcontractors and other contractors , will be adjusted pro-rata to the value of the works		Fixed	Item	
			Carried to Collection	R	
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		Value Related	Item	
		Time Related	Item	
83	Special attendance (B9.2)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
84	Commissioning - Fuel, water and electricity (B9.3)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
	<u>Financial aspects (B10)</u>			
85	Statutory taxes, duties and levies (B10.1)			
	Provision is made in the summary of these bills of quantities for the inclusion of Value Added Tax (VAT)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
86	Payment of preliminaries (B10.2)			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
87	Adjustment of preliminaries (B10.3)			
	Clauses B10.3.1 and B10.3.2 are amended by replacing "within fifteen (15) working days of taking possession of the site " with "when submitting his priced bills of quantities "			
		Fixed	Item	
		Carried to Collection	R	
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93	Disturbance (B11.5)	Fixed	Item	
		Value Related	Item	
		Time Related	Item	
94	Enviromental disturbance (B11.6)	Fixed	Item	
		Value Related	Item	
		Time Related	Item	
95	Works cleaning and clearing (B11.7)	Fixed	Item	
		Value Related	Item	
		Time Related	Item	
96	Vermin (B11.8)	Fixed	Item	
		Value Related	Item	
		Time Related	Item	
97	Overhand work (B11.9)	Fixed	Item	
		Value Related	Item	
		Time Related	Item	
98	Instruction manuals and guarantees (B11.10)	Fixed	Item	
		Value Related	Item	
		Time Related	Item	
		Carried to Collection	R	
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99	As built information (B11.11)	Fixed	Item
		Value Related	Item
		Time Related	Item
100	Tenant installations (B11.12)	Fixed	Item
		Value Related	Item
		Time Related	Item
	<u>Schedule of variables (B12)</u>		
101	<i>Pre-tender information (B12.1)</i>		
	This schedule contains all variables referred to in this document and is divided into pretender and post-tender categories. The pre-tender category must be completed in full and included in the tender documents. Both the pre-tender and post-tender categories form part of these Preliminaries		
		Fixed	Item
		Value Related	Item
		Time Related	Item
	12.1.1 Provisional bills of quantities (B12.1.1)		
	The quantities are provisional	No	
	12.1.2 Availability of construction documentation (B12.1.2)		
	Construction documentation is complete	Yes	
	12.1.3 Interest of agents (B12.1.3)		
		No	
	12.1.4 Defined works area (B12.1.4)		
	The area of the works to be occupied by the contractor , any restriction on the area and the limit of access or exit will be pointed out to the contractor by the principal agent on handing over of the site		
		Carried to Collection	R
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12.1.5 **Geotechnical investigation (B12.1.5)**

The geotechnical report is available for viewing at the offices of the **principal agent**

Yes

12.1.6 **Existing premises occupied (B12.1.6)**

[3.4] Specific requirements:

The **contractor** shall execute the **works** with as little noise and disturbance as possible

12.1.7 **Previous work - Dimensional accuracy (B12.1.7)**

[3.5] Details:

No additional details

12.1.8 **Previous work - defects**

[3.6] Details:

No additional details

12.1.8 **Services - known (B12.1.9)**

[3.7] Details:

Existing services and points of connection are shown on site plan and/or will be pointed out on site by the **principal agent**

12.1.10 **Protection of trees**

[3.9] Specific requirements:

No trees to be damaged or removed except those specifically designated in writing by the **principal agent**

12.1.11 **Inspection of adjoining properties**

[3.11] Specific requirements:

None

12.1.12 **Enclosure of the works**

[6.2] Specific requirements:

Areas where work is taking place shall at all times be blocked off by appropriate means

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12.1.13 **Offices**

[6.4.3] Specific requirements:

The **contractor** shall provide, maintain and remove on completion of the works an office for the exclusive use of the **principal agent**, minimum size 4 x 3 x 3m high internally, suitably insulated and ventilated, provided with electric lighting and fitted with boarded floor, desk, chair, drawing stool, drawing board and lock-up drawers for drawings. The office shall be kept clean and fit for use at all times

12.1.14 **Main notice board**

[6.5] Specific requirements:

The **contractor** shall provide, erect where directed, maintain and remove on completion of the works a notice board size 3 x 3m constructed of suitable boarding with flat smooth surface and with edging bead 19mm thick round outer edges and projecting 12mm from face of boarding and rounded on front edge. The board shall be securely fixed to hoarding, where hoarding is provided, or fixed to and including a suitable supporting structure of timber or tubular posts and braces. The board is to be painted ivory white and the bead and 12mm wide dividing lines dark green. All wording shall be inscribed in dark green as per the coat of arms for SA. All wording shall be inscribed in dark green painted sans serif lettering.

12.1.15 **Subcontractors' notice board**

[6.6]	A notice board is required Specific requirements:	(yes/no)	No
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12.1.16 **Water**

[7.2]	Option A (by contractor)	(yes/no)	Yes
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12.1.17 **Electricity**

[7.3]	Option A (by contractor)	(yes/no)	Yes
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12.1.18 **Telecommunications**

[7.4]	Telephone	(yes/no)	Yes
	Facsimile	(yes/no)	Yes
	E-mail	(yes/no)	Yes

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12.1.19 **Ablution facilities**

- [7.5] Option A (by **contractor**) (yes/no) **Yes**
- Option B (by **employer**) (yes/no) **No**

12.1.20 **Protection of existing/sectionally occupied works**

- [11.2] Protection is required (yes/no) **Yes**

12.1.21 **Special attendance**

The **contractor** must obtain information from all **subcontractors** at tender stage regarding special attendance that might be required and make allowance for each and every subcontract that requires special attendance

- [9.2] **Subcontractor (1) Details:**
- Subcontractor (2) Details:**
- Subcontractor (3) Details:**

12.1.22 **Protection of the works**

- [11.1] Specific requirements:
All work that requires protection during construction must be adequately protected up to **practical completion** by the **contractor**

12.1.23 **Disturbance**

- [11.5] Specific requirements:
The **contractor** shall keep the site, structures, etc well watered during operations to prevent dust and shall provide and erect and remove on completion of the **works** all necessary temporary dust screens all to the satisfaction of the **principal agent**

12.1.24 **Environmental disturbance**

- [11.6] Specific requirements:
None

102 **Post-tender information (B12.2)**

All post-tender information for this section will be determined once tender is awarded

Fixed

Item

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Value Related

Item

Time Related

Item

12.2.1 **Payment of preliminaries**

- [10.2] Option A (prorated) (yes/no) **Yes**
- Option B (calculated) (yes/no) **No**

12.2.2 **Adjustment of preliminaries**

- [10.3] Option A (three categories) (yes/no) **Yes**
- Option B (detailed breakdown) (yes/no) **No**

12.2.3 **Additional agreed preliminaries items**

Details:
None

103 **Other post tender information (B12.3)**

All post-tender information for this section will be determined once tender is awarded

Fixed

Item

Value Related

Item

Time Related

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SECTION C: SPECIFIC PRELIMINARIES

Section C contains specific preliminary items which apply to this contract except where N/A (Not Applicable) appears against an item

104 **Clause C1 - Contract drawings**

The drawings issued with the tender documents do not comprise the complete set but serve as a guide only for tendering purposes and for indicating the scope of the **works** to enable the tenderer to acquaint himself with the nature and extent of the **works** and the manner in which they are to be executed

Should any part of the drawings not be clearly understood by the the tenderer he shall, before submitting his tender, obtain clarification in writing from the **principal agent**

Fixed Item

Value Related Item

Time Related Item

105 **Clause C2 - General Preambles**

The preambles and supplementary preambles as specified in the trades is deemed to be included herein and shall be read in conjunction with the **bills of quantities** and be referred to for the full descriptions of work to be done and materials to be used

Fixed Item

Value Related Item

Time Related Item

106 **Clause C3 - Site instructions**

All **site** instructions issued on site shall be recorded in writing within seven (7) calendar days in **site** instruction book (A4 size and triplicate carbon format), which is to be provided and maintained by the contractor. The said **site** instruction book shall be kept on **site** at all times for the exclusive use of recording **site** instructions only

Site instructions may be issued by the architect or any of the consultants only. Copies of the **site** instructions are to be submitted to the architect and quantity surveyor within seven (7) calendar days of such recording in the **site** instruction book

Fixed Item

Value Related Item

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110 **Clause C5 - Labour record**

At the end of each week the **contractor** shall provide the **principal agent** with a written record, in schedule form, reflecting the number and description of tradesmen and labourers employed by him and all **subcontractors** on the **works** each day

Fixed Item

Value Related Item

Time Related Item

111 **Clause C6 - Plant record**

At the end of each calendar week the **contractor** shall provide the **principal agent** with a written record, in schedule form, reflecting the number, type and capacity of all plant, excluding hand tools, currently used on the **works**

Fixed Item

Value Related Item

Time Related Item

112 **Clause C7 - Non-cession of monies**

The **contractor** shall not cede nor assign his rights or claims to any monies due or to become due to him under this contract

Fixed Item

Value Related Item

Time Related Item

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113

Clause C8 - Occupational Health and Safety Act

The **contractor** shall comply with all the requirements set out in the Construction Regulations, 2003 issued under the Occupational Health and Safety Act, 1993 (Act No 85 of 1993).

It is required of the **contractor** to thoroughly study the **latest** Health and Safety Specification that must be read together with and is deemed to be incorporated under this Section of the **bills of quantities / lump sum document**.

The **contractor** must take note that compliance with the Occupational Health and Safety Act, Construction Regulations and Health and Safety Specification is compulsory. In the event of partial or total non-compliance, the **principal agent**, notwithstanding the provisions of clause A31.0 of Section A or any other clause to the contrary, reserves the right to delay issuing any progress **payment certificate** until the **contractor** provides satisfactory proof of compliance. The **contractor** shall not be entitled to any compensation of whatsoever nature, including interest, due to such delay of payment.

Provision for pricing of the Occupational Health and Safety Act, Construction Regulations and Health and Safety Specification is made under this clause and it is explicitly pointed out that all requirements of the aforementioned are deemed to be priced hereunder and no additional claims in this regard shall be entertained.

Fixed	Item
Value Related	Item
Time Related	Item

114

Clause C9 - Viewing of the site in security areas

The **site** is not situated in a security area

Fixed	N/A
Value Related	N/A
Time Related	N/A

115

Clause C10 - Commencement of works in security areas

The **works** are not situated inside a security area

Fixed	N/A
Value Related	N/A
Time Related	N/A

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116	Clause C11 - Entrance permits to security areas	As the works do not fall within a security area there is no need for the contractor to obtain entrance permits for his personnel and workmen entering the area	Fixed	N/A
			Value Related	N/A
			Time Related	N/A
117	Clause C12 - Security check of personnel	The works is not situated in a security area and there is no need for the contractor to have his personnel and workmen, or a certain number of them, security classified	Fixed	N/A
			Value Related	N/A
			Time Related	N/A
118	Clause C13 - HIV/Aids awareness	It is required of the contractor to thoroughly study the HIV/AIDS Specification (PW 1544) of the Department that must be read together with and is deemed to be incorporated under this Section of the bills of quantities . Provision for pricing of HIV/AIDS awareness is made under items C10.1 to C10.5 hereafter and it is explicitly pointed out that all requirements of the aforementioned specification are deemed to be priced hereunder, as the said items represent the only method of measurement and no additional items or extras to the contract in this regard shall be entertained		
	The contractor must take note that compliance with the HIV/AIDS Specification is compulsory. In the event of partial or total non-compliance, the principal agent , notwithstanding the provisions of Clause A 31.0 of Section A or any other clause to the contrary, reserves the right to delay issuing any progress payment certificate until the contractor provides satisfactory proof of compliance. The contractor shall not be entitled to any compensation of whatsoever nature, including interest, due to such delay of payment		Fixed	Item
			Value Related	Item
			Time Related	Item
			Carried to Collection	R
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119	Clause C13.1 - Awareness champion	Selection, appointment, briefing and making available of an Awareness Champion including provision of all relevant services, all in accordance with the HIV/AIDS Specification	Fixed	Item
			Value Related	Item
			Time Related	Item
120	Clause C13.2 - Awareness workshop	Selection and appointment of a competent Service Provider approved by the principal agent , provision of a Service Provider Workshop Plan and a suitable venue, conducting of awareness workshops by means of traditional and/or modern multi-media techniques, including follow-up courses, making available all tuition material and performing assessment procedures, all in accordance with the HIV/AIDS Specification	Fixed	Item
			Value Related	Item
			Time Related	Item
121	Clause C13.3 - Posters, booklets, videos, etc.	Provision, displaying, maintaining and replacing when necessary of four plastic laminated posters, booklets and educational videos, etc. for the duration of the construction period , all in accordance with the HIV/AIDS Specification	Fixed	Item
			Value Related	Item
			Time Related	Item
122	Clause C13.4 - Access to condoms	Provision and maintenance of condom dispensers fixed in position, including male and female condoms, replenishing male and female condoms on a daily basis as required for the duration of the construction period , all in accordance with the HIV/AIDS Specification	Fixed	Item
			Value Related	Item
		Carried to Collection		R
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		Time Related	Item	
123	Clause C13.5- Monitoring			
	Monitoring HIV/AIDS awareness of workers, providing the principal agent with access to information including making available all reports, thoroughly completed and reflecting the correct information, for the duration of the construction period and close out, all in accordance with the HIV/AIDS Specification			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
124	Clause C14 - Co-operation of contractor for cost management			
	It is specifically agreed that the contractor accepts the obligation of assisting the principal agent in implementing proper cost management. The contractor will be advised by the principal agent of all cost management procedures which will be implemented to ensure that the final building cost does not exceed the budget. The principal agent undertakes to make available to the contractor all budgetary allowances and cost assessments/reports to enable the proper procedure to be implemented and the contractor shall attend all cost plan review and cost management meetings. The contractor undertakes to extend these procedures, as necessary, to all subcontractors			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
125	Clause C15 - Testing of windows for watertightness			
	Each window shall be tested for watertightness with water sprayed on using adequate pressure. If in the opinion of the principal agent , the pressure proves to be inadequate, then the pressure shall be boosted by means of compressed air or other approved means			
		Fixed	Item	
		Value Related	Item	
		Time Related	Item	
		Carried to Collection	R	
	Section No. 1 PRELIMINARIES Bill No. 1 PRELIMINARIES Completion of Lepelle Municipal Office			

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Clause C16 - Testing of flat roof for watertightness

Flat roof waterproof areas shall be prepared with small sand dykes around them of a size and enclosing an area approved by the **principal agent**, flooded with water and kept "ponded" for at least 36 hours as a test to ensure the watertightness of the waterproofing and before any further construction work is carried out above the waterproofing

Fixed

Item

Value Related

Item

Time Related

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	<u>SECTION NO. 2</u>			
	<u>BILL NO. 4</u>			
	<u>WATERPROOFING</u>			
	<u>PREAMBLES</u>			
	For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"			
	<u>SUPPLEMENTARY PREAMBLES</u>			
	<u>Damp-proof course to walls</u>			
	All joints in damp-proof course to walls shall be lapped a minimum of 150mm except at junctions and corners where the lap should be equal the full thickness of the wall			
	<u>Waterproofing</u>			
	Waterproofing of roofs, basements, etc shall be laid under a ten year guarantee. Waterproofing to roofs shall be laid to even falls to outlets etc with necessary ridges, hips and valleys. Descriptions of sheet or membrane waterproofing shall be deemed to include additional labour to turn-ups and turn-downs			
	<u>WATERPROOFING TO ROOFS, BASEMENTS, ETC</u>			
	<u>"ABE" or similar and approved torch-on waterproofing</u>			
1	On bottoms and sides of planter boxes	m2	12	
2	On screeds to falls and currents	m2	90	
3	On splayed fillets 110mmwide with turnups against brickwork	m	180	
4	Collar around rainwater outlet exceeding 100mm and not exceeding 200m girth	No	10	
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	Section No. 2 NEW BUILDINGS Bill No. 1 WATERPROOFING Completion of Lepelle Municipal Office			

WATERSTOPS, SEALING STRIPS, JOINT SEALANTS, ETC

"a.b.e. Flexothane" two-part elastometric sealing compound including backing cord, bond breaker, "Flexoprime C" primer, etc

5	6 x 25mm Deep saw cut joint in floor	m	110
	<u>"a.b.e. Durakol G HL" two-part grey polysulphide sealing compound including backing cord, bond breaker, "Epidermix" primer, etc</u>		
6	10 x 20mm In expansion joints in walls, including raking out expansion joint filler as necessary (<u>Provisional</u>)	m	24
7	10 x 20mm In expansion joints in floors, including raking out expansion joint filler as necessary	m	276
8	10 x 20mm In expansion joints in slabs, including raking out expansion joint filler as necessary	m	26
	<u>"a.b.e. DOW Corning 888" silicone sealing compound including backing cord, bond breaker, primer, etc</u>		
9	12 x 25mm In construction joints in floors	m	89

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BILL NO. 5

ROOF COVERINGS, CLADDINGS, ETC

PREAMBLES

For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Metal sheeting, flashings, etc

All roof coverings, flashings, etc to be Z200 galvanized steel complying with ISQ 550 (3T) (A653) with a "Chromadek" finish to one side and standard backiing coat (Pebble Grey) to underside

Roof sheets shall be fixed to every purlin by means of patented KL700 clips and screwed to timber or steel purlins by the methods and materials prescribed by the manufacturer

Flashings shall be fixed by way of patented S10 brackets (sliding brackets where roof sheets are 30m or longer)

Installation

Installation must be done by a contractor approved by the manufacturer. A written 5-year guarantee certificate must be issued on completion of the installation

Prices

Prices to include for all cutting and waste and relevant fixing material, unless otherwise described

All rates for flashings, trimmings, sheeting, etc., to include for notching on site to suit roof profile, forming drips and closed ends to troughs of sheet steel roof covering where applicable, etc

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Sizes

All items are measured net unless otherwise described

Flashings, trimming plates, etc

Sheet metal flashings shall have minimum 100mm laps and linings to valleys, etc minimum 225mm laps

PROFILED METAL SHEETING AND ACCESSORIES

0.58mm "Global Roofing Solutions Klip-Tite" Z200 spelter galvanised ribbed steel sheets in single lengths with "Chromadek" finish of approved standard colour on one side and standard grey backing finish on reverse side, fixed to timber purlins or rails

1	Roof covering with pitch not exceeding 25 degrees	m2	36
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0.58mm Z200 spelter galvanised steel sheet accessories to preceding roof coverings with "Chromadek" finish of approved standard colour on one side and standard grey backing finish on reverse side

2	Counter flashings 185mm girth two times bent	m	71
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3	Side wall flashings 408mm girth two times bent	m	23
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4	Head wall flashings 375mm girth two times bent	m	19
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5	Head wall flashings 375mm girth two times bent	m	23
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SHEET METAL FLASHINGS, LININGS, COPINGS, ETC

0.6mm Galvanised sheet steel with "Chromadek" silicone polyester finish on one side, with 150mm laps

6	Linings to valleys with riveted and sealed joints	m2	46
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BILL NO. 6

CARPENTRY AND JOINERY

PREAMBLES

For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Particle board

Particle board shall comply with the following specifications:

- a) SANS 1300 Particle board: exterior and flooring type
- b) SANS 1301 Particle board: interior type

Joinery

Descriptions of frames shall be deemed to include frames, transoms, mullions, rails, etc

Descriptions of hardwood joinery shall be deemed to include pelleting of bolt holes

Fixing

Items described as "nailed" shall be deemed to be fixed with hardened steel nails or shot pins to brickwork or concrete

Items described as "plugged" shall be deemed to include screwing to fibre, plastic or metal plugs at maximum 600mm centres, and where described as "bolted" the bolts have been given elsewhere

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CARPENTRY AND JOINERY
Completion of Lepelle Municipal Office

Decorative thermosetting plastic laminate covering

Laminate covering shall be glued under pressure and edge strips of same shall be butt jointed at junctions with adjacent similar finish

All edge strips shall be butt jointed at junctions with adjacent similar finish

Hardwoods

All hardwoods shall be specially selected, well seasoned, free from sapwood and kiln dried. Meranti shall be Red or Medium Brown Meranti, even in grain and colour, selected from "Standard and Better" quality from Malaysia

Sealing of all abutments

All cupboards, counter tops, shelves, etc. abutting walls, tiled surfaces, etc. to be sealed watertight with an approved silicon sealant along all joints

Tendered rates must make provision for this as no additional claims in this regard will afterwards be entertained

FLOORS AND SKIRTINGS

SKIRTINGS

"Cape Town Timbers" wrought meranti

1	22 x 140mm High type "WSK3" skirting nailed	m	3 700
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TIMBER DOORS, WINDOWS, ETC

DOORS, ETC

Approved solid chipcore flush doors with concealed hardwood edges and with 3,2mm standard hardboard covering on both sides, hung to steel frames

2	40mm Door 1220 x 2400mm high	No	5
3	40mm Double door 1800 x 2400mm high	No	1

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Approved solid chipcore flush doors with concealed hardwood edges and with 3,2mm standard hardboard covering on both sides, hung to aluminium frames

4	40mm Door 900 x 2032mm high	No	3
5	40mm Door 1200 x 2400mm high	No	17
6	40mm Door 813 x 2032mm high	No	19

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BILL NO. 7

**CEILINGS, PARTITIONS AND ACCESS
FLOORING**

PREAMBLES

For preambles see "Construction Specifications -
General Specification (PW371-A)" and "Construction
Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Descriptions

Items described as "nailed" shall be deemed to be fixed
with hardened steel nails or pins or shot pinned to
brickwork or concrete

Items described as "plugged" shall be deemed to
include screwing to fibre, plastic or metal plugs at
maximum 600mm centres, and where described as
"bolted", these bolts have been given elsewhere

Ceilings

Unless otherwise described, ceilings shall be deemed to
be horizontal

Steel components

All steel components for ceilings, partitions, etc are to be
galvanised in accordance with SANS 121

Finishes to suspended ceilings

All finishes to be applied at the factory during the
manufacturing process and to be delivered on site "pre-
finished" as described. No applying of finishes on site
will be allowed

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Fixing of electrical light fittings, diffusers, panels, etc. to suspended ceilings

Electrical light fittings, diffusers, panels, etc. generally are "lay in" units of the same dimensions as the suspension grid described and allowance must be made accordingly for their support inclusive of any flexibility in setting out that may be required (ceiling panels have not been deducted and pricing is to take cognizance thereof)

CEILING TIMBERS, BEADS, INSULATION, ETC

Ceiling insulation

1	50mm Insulation closely fitted and laid on top of brandering between roof timbers, etc	m2	755
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Wrought meranti

2	19 x 75mm Cornices fixed on flat to brandering	m	1 400
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NAILED-UP CEILINGS

SUPPLEMENTARY PREAMBLES

Openings

Prices for openings for light fittings, ventilation grilles, air conditioning diffusers, etc are to include for any necessary additional support, trimming around, etc

CEILINGS, ETC

6mm "Everite Nutec" ceiling boards with H-profile primed galvanised steel jointing strips

3	External ceilings including 38 x 38mm sawn softwood brandering at 400mm centres and cross brandering at 600mm centres	m2	52
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6,4mm Gypsum plasterboard with H-profile primed galvanised steel jointing strips

4	Ceilings including 38 x 38mm sawn softwood brandering at 400mm centres and cross brandering at 400mm centres	m2	700
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5	Sloping ceilings including 38 x 38mm sawn softwood brander at 400mm centres and cross brander at 400mm centres	m2	3
6	Opening for 260mm diameter downlighter	No	2
7	Extra over ceiling for 600 x 600mm trap door of 38 x 38mm wrought softwood rebated framing with one cross brander, covered with ceiling board and fitted flush in opening, including necessary trimmers around	No	3
<u>Gypsum plasterboard cornices</u>			
8	75mm Coved cornices, plugged	m	20
9	75mm Coved cornices, glued with cornice adhesive to concrete ceilings	m	50

SUSPENDED CEILINGS

SUPPLEMENTARY PREAMBLES

Proprietary suspended ceilings

Hangers, suspension grids, "lay-in" panels, etc are to be in accordance with the manufacturers' recommendations

CEILINGS, ETC

600 x 1200 x 15mm "Masonite Soundstop 2000 Adria" pre-painted "Tegular" edged mineral fibre acoustic ceiling panels on exposed "Prelude XL24" suspension grid system including hangers, necessary hold-down clips and wedges, etc

10	Ceilings suspended not exceeding 1m below timber roof trusses (trusses at 750mm centres)	m2	689
11	Opening for 260mm diameter downlighter	No	75
12	Extra over ceiling for opening for 600 x 1200mm light fitting	No	45
13	Extra over ceiling for 300 x 300mm opening for ventilation grille/air conditioning diffuser	No	22
14	Extra over ceiling for 890 x 575mm opening for ventilation grille/air conditioning diffuser	No	1

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15	Extra over ceiling for 840 x 840mm opening for ventilation grille/air conditioning diffuser	No	1
	<u>"Donn" cornices, perimeter trims, etc to suspended ceilings</u>		
16	Type "SM 25" pre-painted recessed wall angles, plugged	m	745

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<p><u>PREAMBLES</u></p>			
<p>For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"</p>			
<p><u>SUPPLEMENTARY PREAMBLES</u></p>			
<p><u>Proprietary items</u></p>			
<p>Where applicable the manufacturers' names or product catalogue titles are given in sub-headings preceding the items</p>			
<p>Prices are to be based on the specific products/articles specified. If tenderers wish to offer alternative products/articles for certain items, these items are to be clearly marked and the alternative specification given with supporting brochures etc clarifying the features of the products/articles offered</p>			
<p>On request returnable samples are to be provided to the principal agent for consideration</p>			
<p><u>Preparation of door frames</u></p>			
<p>Descriptions for flush bolts, door closers, floor springs, etc. shall be deemed to include all necessary preparations to door frames to accommodate same</p>			
<p><u>"En-suite" locks</u></p>			
<p>All "en-suite" locks shall be ordered to operate in a dedicated master keyed and/or grand master keyed lock system as described</p>			
<p><u>HINGES, BOLTS, ETC</u></p>			
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<p>Section No. 2 NEW BUILDINGS Bill No. 5 IRONMONGERY Completion of Lepelle Municipal Office</p>			

"Dorma"

1	DBC-SS-022 SS Adjustable roller bolt	No	4
2	160mm DFB-SS-027 Flush bolt with heel	No	2
3	300mm DFB-SS-028 Flush bolt with heel	No	2
4	DWC-006 SS WC indicator with 79 mm turn knob for physically impaired	Sets	2
5	PHA3/S Three point locking panic bar for double door with door leaf up to 1000mm wide and maximum 2270mm high (2101.2104.2104.2201.PHX02.PHX04)	Sets	3
6	SR 392 Size 2 door co-ordinator for door leaf widths than 800mm	No	3

LOCKS

"Dorma"

7	D032D SS Bathroom deadlock	No	2
8	D036S SS Euro-profile cylinder sash lock	No	21
9	D035S SS Bathroom sash lock	No	1
10	D037D SS Euro-profile cylinder dead lock	No	6
11	35mm D07735 SS Narrow stile heavy duty swivel deadlock	No	1

"EN-SUITE" LOCKS

The following locks are to be suitable for master and grand master key operation

"Dorma"

12	PHT 3901 Exterior access lock with lever handle	No	3
13	43mm DSC054201 KD Five pin Euro-profile single cylinder	No	5
14	65mm DDC056501 KD Five pin Euro-profile double cylinder	No	22

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15	65mm DKC056501 KD Five pin Euro-profile knob cylinder	No	4
	<u>"Union"</u>		
16	Masterkey	No	2
17	Grand masterkey	No	1
	<u>REBATE CONVERSION KITS</u>		
	<u>"Dorma"</u>		
18	D038R NP Rebated conversion kit for Euro-profile locks	No	2
	<u>HANDLES, ETC</u>		
	<u>"Dorma"</u>		
19	400 x 30mm DPH205 BT SS straight pull handles	No	4
20	200 x 22mm DPH209 BT SS straight pull handles	No	4
21	325 x 25mm DPH301B SS straight pull handles with flange fixing	No	4
22	400 x 32mm DPH206 BTH SS offset back-to-back pull handles (BTH fixing sets included)	Pairs	2
23	TH125 Cyl SS Lever handle on rose with cylinder escutcheons	Sets	20
24	TH125 WC SS Lever handle on rose with cylinder escutcheons	Sets	1
25	450 x 50 x 1.2mm Thick stainless steel push plate	No	4
	<u>ESCUTCHEONS, ETC</u>		
	<u>"Dorma"</u>		
26	DCE-002 SS Euro profile cylinder escutcheons	No	6
27	DCE-105 SS Narrow stile cylinder escutcheons	No	2

DOOR CLOSERS, ETC

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	<u>"Dorma"</u>		
28	TS90/EN3/4 S "Cam" action slide channel door closer and non-hold open action	No	7
29	TS73V PA DC + Parallel arm bracket delayed action door closer, push side fixing (parallel arm bracket included)	No	2
30	BTS75 DAA-NHO SS Double action non-hold open floor spring for aluminium doors (mech/spindle/7510SS/7422/8062)	Sets	2

PUSH PLATES AND KICKING PLATES

1.2mm Thick satin finished "Union" stainless steel plates countersunk screwed along edges at not exceeding 200mm centres

31	300 x 800mm Type "SS5089-300W" kicking plate	No	4
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BATHROOM FITTINGS, KEY CABINETS, ETC

"Buchel"

32	19mm Diameter chromium plated towel rail 600mm long including end brackets	No	1
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"Servest Hygiene Ocean Range"

33	102 x 103 x 208mm High "TR2" (code DIS-TIDYR-001) two roll toilet roll dispenser, plugged	No	11
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34	114 x 111 x 267mm High (code DIS-SOAPS-019) soap dispenser, plugged	No	7
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35	"Eco" (code DIS-TOWEL-008) folded paper towel dispenser, plugged	No	7
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36	"One Piece" (code DIS-BINNS-002) waste receptacle bin, plugged	No	7
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"Bathroom Butler"

37	604 x 604 x 106mm Deep stainless steel side grab rail (code GRDG02B), plugged	No	2
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38	842 x 92 x 227mm Deep stainless steel grab rail around cistern (code GRCS01B), plugged	No	2
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39	673 x 90 x 48mm Stainless steel towel rail (code 4672POLLS), plugged <u>"Hydor"</u>	No	2
40	High velocity infrared sensor operated thiefproof streamline silver stainless steel handdrier with 60 degrees adjustable outlet (code GSQ250) <u>C-M First Aid</u>	No	6
41	Epoxy powder coated first aid metal box, 410 x 305 x 130mm including standard school kit equipment, plugged <u>"Union"</u>	No	1
42	"KC100" wall mounted key cabinet plugged to wall <u>PINNING BOARDS, WRITING BOARDS, PROJECTION SCREENS, ETC</u> <u>"Vitrex System 2000"</u>	No	1
43	Model 2000 pinning boards (code 2317) 2000 x 1200mm high, plugged	No	20
44	Model 2200 white writing boards (code 2309) 2400 x 1200mm high, plugged	No	20
	<u>STEEL LOCKERS</u> <u>"Greenfield" steel lockers with standard baked enamel finish</u>		
45	Bank of 3 lockers each type S002, 380mm wide x 450mm deep x 1800mm high with two 1.6mm thick doors and 0.8mm thick sides, three-way locking system, etc, the lockers bolted together	Sets	3
46	Bank of 6 lockers each type S002, 380mm wide x 450mm deep x 1800mm high with two 1.6mm thick doors and 0.8mm thick sides, three-way locking system, etc, the lockers bolted together	Sets	1
	<u>LETTERS, NAME PLATES, ETC</u>		
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150 x 150 x 3mm thick "Union" aluminium standard safety signage

47	SS5066E-06SSE10 stainless steel pictogram engraved with a male sign	No	2
48	SS5066E-06SSE11 stainless steel pictogram engraved with a female sign	No	2
49	SS5066E-06SSE14 stainless steel pictogram engraved with a disabled sign	No	2

SUNDRIES

"Dorma"

50	DHC-SS-013B SS Hat and coat hook	No	3
51	DDS-NP-018 Door stop plugged	No	25

"Matco" heavy duty entrance dirt trapper mats with resilient latex backing

52	Cotton mat size 900 x 750mm	No	5
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"Obbligato" stainless steel planter pots with removable fibreglass planting boxes

53	Type "A1000" planter pot, 1000mm high	No	10
54	Type "A1100" planter pot, 1100mm high	No	11

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	<p><u>SECTION NO. 2</u></p> <p><u>BILL NO. 11</u></p> <p><u>METALWORK</u></p> <p><u>PREAMBLES</u></p> <p>For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"</p> <p><u>SUPPLEMENTARY PREAMBLES</u></p> <p><u>Door frames</u></p> <p>Unless otherwise described, the following shall be applicable on all door frames:</p> <ul style="list-style-type: none"> - Frames shall be double rebated suitable for 40mm thick doors - One jamb of all frames for single doors shall be factory prepared for striking plate of mortice lock - All frames shall be factory fitted with three washered butt hinges for each door - All frames shall be treated with one coat factory applied metal primer complying with SANS Specification 909 <p><u>Striking plates for door frames</u></p> <p>Striking plates to be of chromium-plated type, unless otherwise described</p> <p><u>Burglar bars to steel windows</u></p> <p>All opening sections shall be filled with type B20 burglar bars, unless otherwise described</p> <p><u>Furniture to steel windows</u></p> <p>All steel type windows shall be fitted with chromium-plated furniture</p> <p style="text-align: right;">Carried to Collection</p> <p>Section No. 2 NEW BUILDINGS Bill No. 6 METALWORK Completion of Lepelle Municipal Office</p>			
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Sealing of all abutments

All windows, etc. abutting face brick walls, etc. to be sealed watertight with an approved silicon sealant along all joints and prices to allow therefore

50 x 50 x 2.5mm Square tube frame with 30 x 30 x 2mm diagonal bars welded at maximum 100mm centres welded to two 30 x 30 x 2mm horizontal intermediate rails complete with housing for security gate lock formed of two 100 x 150mm x 2mm thick plates neatly welded and finished off at angles, with bullet hinges and welded to brackets fixed to brickwork with spacers between wall and hinges

1 Double gate 1.6mm wide x 2.2m high overall No 5

MILD STEEL BURGLAR PROOFING TO WINDOWS

"Duro Pressing" or similar approved standard burglar bars to opening and fixed in sections

2 Provide the amount of R30,000.00 (Thirty Thousand Rand excluding VAT) for mild steel burglar proofing Item

3 Allow for profit and attendance %

ALUMINIUM WINDOWS, DOORS, ETC.

SUPPLEMENTARY PREAMBLES

Manufacturing and installation of aluminium doors, windows, shopfronts, etc

All aluminium doors, windows, shopfronts, etc. are to be manufactured, supplied and installed complete under guarantee by an approved firm of specialists and shall comply with AAAMSA design criteria

The following documents, certificates, guarantees, etc. shall be provided and the necessary approvals obtained from the Principal Agent prior to commencement of any fabrication and/or work on site:

1 A complete set of manufacturing drawings as prepared by manufacturer of the aluminium doors, windows and shopfront units

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- 2 A copy of the relevant AAAMSA Performance Test Certificate from the manufacturer/specialist supplying or installing the glazed architectural products
- 3 A copy of the appropriate SAFIERA Energy Rating Certification

The following certificates, etc shall be provided and handed over to the Principal Agent upon completion of the aluminium work on site:

- 1 AAAMSA Performance Test Certificate
- 2 AAAMSA or SAGGA Glass & Glazing Certificate
- 3 AAAMSA Surface Finishing Certificate
- 4 AAAMSA or SASA Skylight System Certificate (where applicable)
- 5 AAAMSA Architectural Product Certificate (in the event drawings are not provided)
- 5 SAFIERA Energy Rating Certification

Approved workshop drawings, design and guarantee certificates

It will be regarded the contractor's responsibility to timeously prepare, submit and obtain the necessary approvals from the principal agent in respect of the required manufacturing drawings and specified design and guarantee certificates

Building in

Tendered rates for doors, windows, shopfronts, etc., should include for the setting up and builing in position in brickwork or concrete with all abutments, joints, etc. sealed with approved coloured silicon joint sealant and to be left completely watertight

Upon completion of the works, all doors, windows, shopfronts, etc., are to be properly serviced and rendered in a complete and satisfactory state of repair and working order

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Protection

Doors, windows, shopfronts, etc. shall be supplied with protective tape and plastic and must be erected, wherever practicable, as near to the end of the contract period as possible to minimise the danger of possible damages. Protective material must be maintained during the course of the project to ensure protection against possible damages, deterioration or discolouration caused by movement of personnel, mortar droppings, varnish, wax, paint, etc., all to the entire satisfaction of the principal agent and shall be removed only once surrounding trades have been completed

Glazing

All glazing and thicknesses thereof shall comply with SAGGA and AAAMSA regulations irrespective of thicknesses described and/or shown on the drawing or schedules

Tendered rates must cater for glazing with all glass/frame abutments being be sealed with and including proprietary type neoprene extruded gaskets, well fitted and with fair cut mitres at corners. Care must be taken to ensure that all neoprene extruded gaskets do line up with the glazing rebates of frames

Steel louvered windows

Steel louvered windows to be "Stormline" or other approved adjustable steel louvres of powder coated finish, complete with framework, stiles pivoted glass holds, weather beads, handle, etc., supplied by and installed all in accordance to the manufacturer's specifications

Ironmongery

- **Hinges:**

Unless otherwise described, swing doors are to be hung on one-and-half pairs aluminium hinges with stainless steel pins, nylon bushes and stainless steel washers per leaf

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- **Flush bolts:**

Double, sliding and sliding/stacking doors shall be factory fitted with and including flush bolts at bottom and top as described to facilitate easy access

- **Furniture:**

All other furniture (ie. door locks, door handles, door closers, door stops, etc) are described and provided for elsewhere in this document. Rates must make provision for preparing door leaves and fixing of ironmongery complete

Tendered rates must make provision for the above-mentioned as no additional claims in this regard will afterwards be entertained

Dimensions

All dimensions given in the descriptions of the aluminium windows, doors, etc are nominal and actual measurements are to be obtained or taken on the site before fabrication commences

Dimensions as quoted for the itemised doors, windows, shopfronts, etc. shall take precedence should any dimension on drawings be inconsistent with dimensions referred to in the items hereunder

Drawings for shopfronts, windows, doors, etc

Full scale drawings of the above-mentioned can be viewed at and/or obtained, during normal office hours, from the principal agent

Water penetration tests

The external units are to be tested for water penetration in accordance with SANS and AAAMSA requirements

Sealing

Windows, shopfronts and curtain walls are to be sealed on both sides with an approved silicone sealant against adjoining plaster, brickwork, concrete, etc

WINDOWS, DOORS, SIDELIGHTS, ETC

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Note:

Where windows, doors, etc are described as fitted with low-E glass, units to be fitted with "Solar Value HL Neutral Low-E" glass with a U-value of 5.73W/m2.K and SHGC of 0.6, unless described otherwise

Doors, etc

"Origin Palace" black epoxy powder coated energy efficient hinged aluminium doors, sidelights and fanlights complete with sub-frames, 6.4mm clear low-E toughened safety glass (unless specified otherwise), sealing, etc plugged to brickwork or concrete

4	Double door with frame 1800 x 2400mm high overall in two equal leaves, each leaf formed of two stiles, top and bottom rails and one transome to form two panels, both panels fixed	No	2
5	Double door with frame 1500 x 2400mm high overall in two equal leaves, each leaf formed of two stiles, top and bottom rails and one transome to form two panels, both panels fixed	No	6
6	Double door with frame 1220 x 2400mm high overall in two equal leaves, each leaf formed of two stiles, top and bottom rails and one transome to form two panels, both panels fixed	No	9
7	Single door with frame 1800 x 2400mm high overall in two equal leaves, each leaf formed of two stiles, top and bottom rails and one transome to form two panels, both panels fixed	No	36

STAIRS BALLUSTRADES

Supply and fix ballustrades of seamless steel profiles

8	Stairs handrails of 30 x 30 x 2mm high rectangular hollow section 1.25 x 2mm circular hollow section and F14mm at 15cm solid steel rods price to include fixing complete using M12 bolt nut and washer, oil paint 3coats in addition to primer		Item
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	<p>Section No. 2 NEW BUILDINGS Bill No. 7 PLASTERING Completion of Lepelle Municipal Office</p>			

Granolithic shall be divided into panels not exceeding 6m² with V-joints and deep trowel cuts

Granolithic to stairs shall include non-slip readings to treads

The method to be used shall be either the monolithic method or the bonded method

For granolithic applied monolithically, the concrete floor shall be swept clean after bleeding of the concrete has ceased and the slab has begun to stiffen; any remaining bleed water shall be removed and the granolithic applied immediately thereafter. For granolithic to be bonded to the floor slab after it has hardened, the slab surface shall be hacked (preferably by mechanical means) until all laitance, dirt, oil, etc is dislodged and swept clean of all loose matter. The slab shall then be wetted and kept damp for at least six hours before applying the granolithic

Granolithic shall attain a compressive strength of at least 41MPa. The coarse aggregate shall comply with SANS 1083 and shall generally be capable of passing a 10mm mesh sieve. Where the thickness of the granolithic exceeds 25mm, the size of the coarse aggregate shall be increased to the maximum size compatible with the thickness of the granolithic

Granolithic shall be laid in panels not exceeding 14m² for monolithic finishes, not exceeding 9,5m² for bonded finishes and not exceeding 6m² for all external granolithic. Wherever possible, panels shall be square but at no time should the length of the panel exceed 1,5 times its width

Where possible joints between panels shall be positioned over joints in the floor slab and shall be at least 3mm wide through the full thickness of the finish, separated by strips of wood or fibreboard and finished with V-joints

Monolithic granolithic shall be applied to the partially set slab and thoroughly compacted and lightly wood floated to the required levels

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Bonded granolithic shall be applied to the slab after applying a 1:1 sand-and-cement slurry brushed over the surface and allowed to partially set before applying the granolithic. The granolithic shall be thoroughly compacted and lightly wood floated to the required levels

After wood floating, the monolithic and bonded granolithic shall remain undisturbed until bleeding has ceased and the surface has stiffened. Any remaining bleed water and laitance shall then be removed and the surface steel trowelled or power floated

Granolithic shall be covered with clean hessian with waterproof building foil over and kept wet for at least seven days after laying

Coloured granolithic shall be tinted with an approved colouring pigment mixed into the granolithic in the proportion of 2kg pigment per pocket of cement, of uniform appearance and consistent colour throughout

Skirtings

Skirtings shall not exceed 25mm thick and shall have a fair edge with arris or rounded external angle at top edge or V-joint to finish flush with plaster and coved or square junction with floor finish

Plaster

All plaster, other than skim plaster, shall not be less than 10mm and not more than 20mm thick

General

Rates for plastering described as being on walls shall include concrete columns, beams and lintels flush with the face of the wall

Textured finishes

All textured finishes are to be applied to the satisfaction of the principal agent and executed by an approved firm of specialists, all strictly in accordance with the materials supplied and methods employed by the manufacturer

Rates tendered are to include for all necessary priming, preparatory work, etc

SCREEDS

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	<u>Screeds steel trowelled on concrete</u>		
1	30mm Thick to floors and landings	m2	132
2	30mm Thick to floors and landings in thresholds	m2	79
	<u>GRANOLITHIC</u>		
	<u>Untinted steel floated granolithic on concrete</u>		
3	30mm Thick to floors and landings	m2	75
	<u>INTERNAL PLASTER</u>		
	<u>Cement plaster steel trowelled, on brickwork</u>		
4	On walls	m2	306
5	On narrow widths	m2	31
	<u>CORNER PROTECTORS, DIVIDING STRIPS, ETC</u>		
6	30 x 3mm Flat section brass dividing strips between different floor finishes	m	28
7	30 x 3mm Flat section aluminium cover strips screwed to floor between different floor finishes	m	47

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SECTION NO. 2

BILL NO. 13

TILING

PREAMBLES

For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Descriptions

Unless described as "fixed with adhesive to plaster (plaster elsewhere)" descriptions of tiling on brick or concrete walls, columns, etc shall be deemed to include 1:4 cement plaster backing and descriptions of tiling on concrete floors etc shall be deemed to include 1:3 plaster bedding

Ceramic, porcelain, marble and granite tiles are to be fixed and grouted with suitable adhesives and grouts as recommended by the manufacturer of the tiles

Prices

Prices are to include for all cutting and waste, cleaning off upon completion and protection from damages. Areas are measured net to face of bare brickwork and concrete. Any additional area caused by the thickness of tiling and screed are to be allowed for in prices

Floor tiling to allow for expansion joints at approximately 5 x 5m panel sizes where grouting must be replaced with polyurethane sealant of approved quality and colour

Prices to allow for the above as no extra claims in this regard will afterwards be entertained

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General

Tiles, mosaics, etc shall be even in shape and size, free from cracks, twists or blemishes and uniform in colour

Surfaces shall be clean and free from oil and thoroughly wetted directly before any tiling is commenced. All surfaces shall be prepared as per manufacturer's instructions to form a proper key

Where tiles are fixed to plaster or screeds with an adhesive, the adhesive shall be as recommended by the manufacturer of the tiles. Joints shall be straight, continuous and flush pointed with an approved grouting compound

Patterns

Unless otherwise described, tiles shall be laid with continuous joints in both directions

WALL TILING

Grade A ceramic wall tiles (PC amount of R220 per m2 excluding VAT) fixed with adhesive to plaster (plaster elsewhere) and flush pointed with waterproof jointing compound

1	On walls	m2	53
2	On walls in isolated panels, splashbacks, etc	m2	36
3	On narrow widths	m2	5
4	Fair exposed cutting and fitting around pipe not exceeding 100mm external diameter	No	18
5	Fair exposed cutting and fitting around pipe exceeding 100mm and not exceeding 150mm external diameter	No	10

FLOOR TILING

Ceramic floor tiles (PC amount of R280/m2 excluding VAT) fixed with adhesive to screed (screed elsewhere) and flush pointed with epoxy grouting

6	On floors and landings	m2	702
7	On floors and landings in openings	m2	57

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8	Skirting formed of ceramic tile cut to 100mm high with standard natural anodised aluminium edge strip along top edge	m	112
	<u>600 x 600 x 6mm Full-bodied anti-slip porcelain floor tiles (PC amount of R350/m²) fixed with adhesive to screeds and flush pointed with epoxy grout</u>		
9	On floors and landings	m2	762
10	On floors and landings in openings	m2	2
11	Skirting formed of porcelain tile cut to 100mm high with standard natural anodised aluminium edge strip along top edge	m	26
	<u>Slate floor tiles (PC amount of R400/m2 excluding VAT) fixed with adhesive to screed (screed elsewhere) and flush pointed with dark grey tinted waterproof jointing compound</u>		
12	On floors and landings on walkways	m2	86

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BILL NO. 14

**INTERNAL PLUMBING AND DRAINAGE
(PROVISIONAL)**

PREAMBLES

For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Regulations

All work on the plumbing and drainage installation shall be executed in accordance with the statutory regulations and only registered plumbers shall be employed on any fire water installation on this contract. A Certificate of Compliance to be issued by the registered plumber upon completion

Prices

Prices must include for arranging joints at convenient points, embedding in concrete or for rough cutting around brickwork as the work proceeds

No distinction has been made between pipes chased in walls, fixed in ceilings, roofs, floors, columns, slabs, etc or for different finishes to these elements and has been dedcribed as "pipes".

Prices shall therefore include for all holderbats, brackets, clips, bands, etc and building in or chasing of same, holes through brickwork, concrete, etc and for making good facings, plaster, granolithic and other in-situ finishes as necessary

Prices to fixing of sanitary fittings etc shall include for setting up and fixing in position as described, joints to soil, waste and supply pipes as the case may be, making good finishes around and for protecting fittings from injury during subsequent building operations

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Excavations

Prices for all excavations must include for necessary staging and for the risk of collapse of excavation side and also keeping excavations free from water

Laying, backfilling, bedding, etc. of pipes

Pipes shall be laid and bedded in accordance with manufacturers' instructions and trenches shall be carefully backfilled

Where no manufacturers' instructions exist, pipes shall be laid in accordance with the relevant section of SANS 2001

Compacting

Filling for all types of pipes described as "under solid floors, etc." shall be done with approved backfilling and compacted to 93% Mod. AASHTO density, unless otherwise described

PVC-U pipes and fittings

Sewer and drainage pipes and fittings shall be jointed and sealed with butyl rubber rings

Soil, waste and vent pipes and fittings shall be solvent weld jointed or sealed with butyl rubber rings

Copper pipes

Pipes shall be hard drawn and half-hard pipes of the class stated. Class 0 (thin walled hard drawn) pipes shall not be bent. Class 1 (thin wall half-hard), Class 2 (half-hard) and Class 3 (heavy walled half-hard) pipes shall only be bent with benders with inner and outer formers. Fittings to copper waste, vent and anti-syphon pipes, capillary solder fittings and compression fittings shall be "Cobra Watertech" type. Capillary solder fittings shall comply with ISO 2016

Copper pipes are to be installed in accordance with the latest revision of the Code of Practice for Copper Plumbing soldering techniques. Flux, solder, etc to be strictly in accordance with the manufacturer's requirements with special attention to copper flux composition

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Reducing fittings

Where fittings have reducing ends or branches they are described as "reducing" and only the largest end or branch size is given. Should the contractor wish to use other fittings and bushes or reducers he may do so on the understanding that no claim in this regard will be entertained

Disinfection of water pipework

Water pipework is to be disinfected at completion

Wire gratings

Descriptions of gutter outlets etc shall be deemed to include wire balloon gratings

Stainless steel basins, sinks, wash troughs, urinals, etc

Stainless steel for economy basins, domestic sinks and worktops shall be Type 430 (17/0)

Stainless steel for urinals, basins, quality sinks, wash troughs, institutional equipment, etc shall be Type 304 (18/8)

Stainless steel for laboratory sinks, photographic equipment, etc shall be Type 316 (18/8)

Units shall have standard aprons on all exposed edges and tiling keys against walls where applicable

Flush pans

Flush pans shall have straight or side outlets and "P" or "S" traps as necessary

Sealing of edges

Outer edges of sinks, basins, baths, urinals, etc are to be sealed against adjacent surfaces with approved silicone

Waste unions

Descriptions of waste unions shall be deemed to include rubber or vulcanite plugs and chains fixed to fittings

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Testing

Descriptions for the testing of plumbing and drainage installations shall be deemed to cater for all testing apparatus, labour, etc. and shall be done strictly as directed by and in accordance to the principal agent's instructions, including for re-testing after taking out and making good all defective work to his entire satisfaction

General

Descriptions of cast iron roof outlets shall be deemed to include joints to pipes and casting into concrete (adaptors for joints to PVC pipes, etc are given separately)

Descriptions of overflow pipes where measured in number, shall be deemed to include joints to cisterns and splay cut ends

Descriptions of pipes laid in and including trenches and of inspection chambers, catchpits, etc shall be deemed to include excavation, bedding, backfilling, compaction to a minimum of 93% Mod AASHTO density and disposal of surplus material on site

Descriptions of service pipes and flexible connecting pipes shall be deemed to include connections to taps, cisterns, etc and to steel pipes (adaptors for connections to copper pipes, etc are given separately)

Descriptions of WC pans, slop hoppers, etc shall be deemed to include for joints to soil pipes (pan connectors are separately measured)

RAINWATER DISPOSAL

0.8mm Thick "Watertite Guttering" ogee seamless aluminium commercial and industrial type prepainted gutters and rainwater pipes

1	150 x 125mm Roof gutters	m	215
2	Extra over gutter for stopped end	No	22
3	Extra over gutter for angle	No	12
4	Extra over gutter for outlet for 100 x 75mm pipe	No	34
5	100 x 75mm Fluted rainwater pipes	m	102

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6	Extra over rainwater pipe for shoe	No	34
7	Extra over rainwater pipe for eaves or plinth offset	No	32
	<u>"Marley Streamline" PVC-U pipes</u>		
8	110 x 100mm Square profile rainwater pipes	m	4
	<u>Extra over PVC-U pipes for fittings</u>		
9	110 x 110mm Shoe or bend	No	1
	<u>SANITARY FITTINGS</u>		
	<u>"Franke"</u>		
10	"Trendline 722" double centre bowl drop on sink (code 1030010), size 1500 x 535mm, fitted onto top of cabinet (cabinet elsewhere)	No	2
11	"LDL Luxtub" wash trough, size 500 x 600 x 258mm fitted to wall with and including "Falcon" brackets	No	2
12	Model CHBC slop hopper wash hand basin combo unit with grid 965 x 550mm with 100mm high integral splashback to back and two sides, hinged bucket grid and stainless steel wall fixing brackets secured to wall with 4 anchor bolts	No	2
	<u>WASTE UNIONS ETC</u>		
	<u>"Cobra Watertech"</u>		
13	32mm "Cobra 308" unslotted waste and plug with chain	No	14
14	38mm "Cobra 316" unslotted waste and plug with chain	No	4
	<u>"Franke"</u>		
15	50mm Basket strainer waste fitting (code 1120067)	No	4
16	50mm Basket strainer waste plug (code 1120051)	No	4
	<u>TRAPS ETC</u>		
	<u>"DPE"</u>		
17	40mm "F40 PMP" mini "P" trap	No	4

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<u>"Cobra Watertech"</u>			
18	"Cobra Ref. 345/50" CP bottle trap	No	14
19	"Cobra Ref. 365/50" CP bottle trap	No	2
<u>"Franke"</u>			
20	"Spazi F/2" (code 1120009) plumbing kit	No	2
<u>TAPS, VALVES, ETC</u>			
<u>"Cobra Watertech"</u>			
21	25mm "Cobra Ref. 1001/125-25" brass fullway gate valve	No	3
22	15mm "Cobra Ref. 232/350" Angle regulating valve with 350mm long flexible service connection	No	6
23	25mm "Cobra Ref. 1080-20" brass fullway isolating ball valve with lever handle	No	12
24	15mm "Cobra Ref. 108LK" brass hose bibtap	No	3
25	15mm "Cobra Carina 214CA-15" pillar tap	No	3
26	15mm "Cobra Ref. 515/055-21" medical elbow action wall type mixer with swivel outlet	No	4
27	15mm "Cobra Latis LA-951" pillar type single lever basin mixer (supplied with and including flexible service connections)	No	9
28	"Flushmaster Junior KF4-213" econo concealed type toilet flush valve for back entry installation with front access metal box with stainless steel faceplate, chromium plated palm press push button and push rod including "FJT1-2" and "FMT3.4" flush pipes with "C-FM8-45" elbow connector and "C-FM8.3" rubber pan connector	No	8
29	"Flushmaster Junior FJ2-000" exposed type toilet flush valve with ball-o-stop and wall flange including "FJT1-2" flush pipe and brass adaptor	No	2

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30	"Flushmaster Junior KF8-112" concealed type urinal flush valve for back entry installation with front access metal box with stainless steel faceplate, chromium plated palm press push button and push rod including "FJT5-1" flush pipe and 22mm copper urinal tailpipe	No	4
	<u>"Franke"</u>		
31	15mm "Projectline" (code 1150021) pillar type sink mixer with overarm swivel outlet	No	2
	<u>SANITARY PLUMBING</u>		
	<u>PVC-U soil and vent pipes</u>		
32	50mm Pipes	m	23
33	50mm Pipes laid in and including trenches not exceeding 1m deep under floors	m	33
34	110mm Pipes	m	18
	<u>Extra over PVC-U soil and vent pipes for fittings</u>		
35	50mm Bend	No	26
36	50mm Access bend	No	25
37	50mm Junction	No	12
38	50mm Access junction	No	4
39	50mm "GI Two-way" vent valve	No	3
40	110mm "GI Two-way" vent valve	No	3
	<u>Sundries</u>		
41	Testing waste pipe system		Item
	<u>WATER SUPPLIES</u>		
	<u>Class 0 copper pipes</u>		
42	15mm Pipes	m	33
43	22mm Pipes	m	25

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Section No. 2
NEW BUILDINGS
Bill No. 9
PLUMBING AND DRAINAGE (PROVISIONAL)
Completion of Lepelle Municipal Office

Extra over class 0 copper pipes for capillary fittings

44	15mm Fittings	No	23
45	22mm Fittings	No	45
<u>Sundries</u>			
46	Testing water pipe system		Item

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Section No. 2
NEW BUILDINGS
Bill No. 9
PLUMBING AND DRAINAGE (PROVISIONAL)
Completion of Lepelle Municipal Office

Section No. 2

NEW BUILDINGS

Bill No. 9

PLUMBING AND DRAINAGE (PROVISIONAL)

COLLECTION

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Section No. 2

NEW BUILDINGS

Bill No. 9

PLUMBING AND DRAINAGE (PROVISIONAL)

Completion of Lepelle Municipal Office

Item No	<u>SECTION NO. 2</u>	Quantity	Rate	Amount
	<u>BILL NO. 15</u>			
	<u>GLAZING</u>			
	<u>PREAMBLES</u>			
	For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"			
	<u>SUPPLEMENTARY PREAMBLES</u>			
	<u>Float glass</u>			
	The term "float glass" is used for monolithic annealed glass			
	<u>TOPS, SHELVES, DOORS, MIRRORS, ETC</u>			
	<u>6mm Silvered float glass copper backed mirrors with bevelled edges, holed for and fixed with chromium plated dome capped mirror screws with rubber buffers to plugs in brickwork or concrete</u>			
1	Mirror 600 x 600mm high, plugged	No	2	
2	Mirror 600 x 900mm high, plugged	No	12	
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	Section No. 2 NEW BUILDINGS Bill No. 10 GLAZING Completion of Lepelle Municipal Office			

Item
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SECTION NO. 2

BILL NO. 16

PAINTWORK

PREAMBLES

For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Paint

All paint, complete with undercoat, primer, etc., to be used strictly in accordance with the manufacturer's specification. Only paint which bears the described trade names will be permitted on site. No substitution will be allowed unless approved by the Principal Agent in writing

Contractors to ensure that all surfaces are clean and dry in accordance with the manufacturer's specification. Data sheets to be provided by a representative of the manufacturer stating the moisture content before any paintwork commence. The applicable guarantees must be provided by the manufacturer

Knots in wood to be cleaned from resin with laquer thinners and treated with "Plascon Woodcare Knot Seal (PK 2)". Allow to dry completely before proceeding with varnish/painting

Colours

Unless otherwise described paintwork on ceilings shall be deemed to be in the "White" colour group and paintwork on all other components shall be deemed to be in the "Pastel" colour group in accordance with the Natural Colour System (NCS) adopted by the SA National Standards

PAINTWORK ETC TO NEW WORK

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Section No. 2
NEW BUILDINGS
Bill No. 11
PAINTWORK
Completion of Lepelle Municipal Office

ON INTERNAL FLOATED PLASTER SURFACES

Prepare and prime with "Midas Steracon" plaster primer and apply two finishing coats "Midas Steracon" fully washable satin sheen acrylic emulsion paint

1 On internal walls m2 31

ON FIBRE-CEMENT BOARD SURFACES

Prepare and prime with "Plascon Plaster Primer (UC 56)" and apply two finishing coats "Plascon Super Acrylic Polvin" PVA paint

2 On external ceilings in ducts m2 6

3 On external sloping ceilings at eaves overhangs m2 6

4 On fascias and barge boards m2 63

5 On sills m2 16

ON METAL SURFACES

Spot priming defects in pre-primed surfaces with "Plascon Metalcare Etch Primer Red-Oxide (SNK200), prime with "Plascon Metalcare Galvanised Iron Primer (GIP1)" and apply two finishing coats "Plascon Super Universal Enamel" paint

6 On door frames m2 8

ON WOOD SURFACES

Sand down to a smooth finish, seal knots with "Plascon Woodcare Knot Seal (PK2)", prime with "Plascon Wood Primer (UC2)", and apply two finishing coats "Plascon Super Eggshell Enamel" paint

7 On internal doors m2 108

Sand down to a smooth finish, stop with "Polycell Woodfiller", stain with "Plascon Woodcare Stain (W-range)", apply one coat "Plascon Woodcare Ultra Varnish (X44)" thinned with 1:3 mineral turpentine (AZH1), and two finishing coats "Plascon Woodcare Ultra (X44)" suede varnish

8 On skirtings, rails, etc not exceeding 300 mm girth m 3 700

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Section No. 2
NEW BUILDINGS
Bill No. 11
PAINTWORK
Completion of Lepelle Municipal Office

	<u>Sand down to a smooth finish and apply three coats "Plascon Woodcare Wood Preservative (FPR Range)" oil based wood preservative</u>		
9	On doors	m2	3

ON uPVC SURFACES

	<u>Clean with "Plascon Aquasolv Degreaser (GR1), prime with "Plascon Multi-surface Primer (WUP1)" and apply two finishing coats "Plascon Super Universal Enamel paint</u>		
10	uPVC pipes not exceeding 300mm girth (<u>Provisional</u>)	m	12

PAINTWORK ETC TO PREVIOUSLY PAINTED WORK

ON INTERNAL FLOATED PLASTER SURFACES

	<u>Remove old paint completely by appropriate means, fill all defects with "Polycell Polyfilla", prime with "Plascon Plaster Primer (UC 56)" and apply two finishing coats "Plascon Super Acrylic Polvin" PVA paint on work in poor condition</u>		
11	On internal walls	m2	1 299

ON EXTERNAL FLOATED PLASTER SURFACES

	<u>Remove old paint completely by appropriate means, fill all defects with "Polycell Polyfilla", prime with "Plascon Plaster Primer (UC 56)" and apply two finishing coats "Plascon Super Acrylic Polvin" PVA paint on work in poor condition</u>		
12	On external walls	m2	476

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Section No. 2
 NEW BUILDINGS
 Bill No. 11
 PAINTWORK
Completion of Lepelle Municipal Office

Section No. 2

NEW BUILDINGS

Bill No. 11

PAINTWORK

COLLECTION

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NEW BUILDINGS

Bill No. 11

PAINTWORK

Completion of Lepelle Municipal Office

Section No. 2

NEW BUILDINGS

SECTION SUMMARY - NEW BUILDINGS

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3	CARPENTRY AND JOINERY	141	
4	CEILINGS, PARTITIONS AND ACCESS FLOORING	146	
5	IRONMONGERY	153	
6	METALWORK	160	
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9	PLUMBING AND DRAINAGE (PROVISIONAL)	178	
10	GLAZING	179	
11	PAINTWORK	183	

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Section No. 2
NEW BUILDINGS
Completion of Lepelle Municipal Office

	<u>25MPa/19mm In-situ concrete base finished smooth on exposed faces</u>			
2	Base 600 x 600 x 1000mm deep overall, with top of concrete base projecting 75mm above adjacent surfaces and finished smooth on all exposed sides and with horizontal top wood floated with all external angles rounded, including all necessary excavations, formwork, backfilling, etc	No	2	
	<u>Hot dipped galvanised mild steel</u>			
3	Standard galvanised mild steel flag pole 9m high overall with 6m high bottom section and 3m high top section of flag pole formed of 101mm and 76mm diameter tubular section steel respectively, flag pole complete with 152mm diameter x 70mm high top cap and 300 x 300mm hinged base plate, flag pole to be equipped with double pulley system in top cap, double halyard and cleat lugs, set up and fixed in position, all in accordance with the materials supplied and methods employed by the Manufacturer (Manufacturer: Flag Craft International, Tel: 011-887 2906)	No	2	
4	Standard galvanised mild steel foundation cage 250 x 250 x 500mm high overall, including casting in exact position in top of concrete base, all in accordance with the materials supplied and methods employed by the Manufacturer (Manufacturer: Flag Craft International, Tel: 011-887 2906)	No	2	
	<u>HARD LANDSCAPING</u>			
	<u>The following in planter boxes and garden walls</u>			
	<u>Excavation in earth not exceeding 2m deep</u>			
5	Trenches	m3	33	
	<u>Extra over trench and hole excavations in earth for excavation in</u>			
6	Soft rock	m3	1	
7	Hard rock	m3	1	
	<u>Extra over all excavations for carting away</u>			
8	Surplus material from excavations on site to a dumping site to be located by the contractor	m3	26	
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	<u>Risk of collapse of excavations</u>		
9	Sides of trench and hole excavations not exceeding 1,5m deep	m2	109
	<u>Earth filling obtained from the excavations and /or prescribed stock piles on site including compacted to 93% Mod AASHTO density</u>		
10	Backfilling to trenches, holes, etc	m3	7
	<u>Selected topsoil filling obtained from the excavations and/or prescribed stock piles on site, lightly consolidated</u>		
11	Over site	m3	220
12	In plant boxes	m3	20
	<u>20MPa/19mm unreinforced concrete</u>		
13	Strip footings	m3	16
	<u>Brickwork of NFP bricks in class II mortar</u>		
14	One brick walls	m2	25
15	One brick walls circular on plan	m2	29
	<u>Brickwork reinforcement</u>		
16	150mm Wide reinforcement built in horizontally	m	83
17	150mm Wide reinforcement built in horizontally, circular on plan	m	98
	<u>"Corobrik Roan Satin FBX" face bricks pointed with recessed horizontal and vertical joints</u>		
18	Extra over brickwork for face brickwork	m2	91
	<u>Brick-on-edge header course copings, sills, etc of "Corobrik Roan Satin FBX" face bricks pointed with recessed joints on all exposed faces</u>		
19	Coping on top of one brick wall	m	91
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	Section No. 3 EXTERNAL WORKS (PROVISIONAL) Bill No. 1 GENERAL SITE WORKS Completion of Lepelle Municipal Office		

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Section No. 3

EXTERNAL WORKS (PROVISIONAL)

Bill No. 1

GENERAL SITE WORKS

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EXTERNAL WORKS (PROVISIONAL)

Bill No. 1

GENERAL SITE WORKS

Completion of Lepelle Municipal Office

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SECTION NO. 3

BILL NO. 3

ROADS, PARKING AND SIDEWALKS

PREAMBLES

For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Supplementary preambles and full descriptions of materials, items, work, etc. applicable to this section

The contractor is referred to the previous section(s) for supplementary preambles and full descriptions of materials, items, work, etc. which shall be regarded to be equally applicable for work described in this section, unless specifically otherwise described

Site clearance

Site clearance is measured elsewhere

Precast concrete block road surfacing

Paving shall be laid in accordance with SABS 1200 MJ, SANS 1058 and the Concrete Masonry Association's specifications

Paving shall be laid to herringbone pattern on 20mm thick (thickness after final compaction) clean river sand

Clean sand shall be swept into joints between roadstones at completion

Prices for paving to include for all necessary straight or curved cutting at junctions with kerbs, edge restraints, etc as well as filling in formed gaps with 25MPa unreinforced concrete

ROADWORK, SIDEWALKS, ETC

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Section No. 3
EXTERNAL WORKS (PROVISIONAL)
Bill No. 2
ROADS, PARKING AND SIDEWALKS
Completion of Lepelle Municipal Office

ROADWORK, PARKING AREAS AND PAVING

Digging up topsoil

1	Digging up topsoil to an average depth of 100mm and preserving for use as filling and/or landscaping	m2	3 370
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Open face excavation in earth over sloping site

2	Open face excavation to reduce levels not exceeding 2m deep	m3	772
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Extra over bulk excavation in earth for excavation in

3	Soft rock	m3	39
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4	Hard rock	m3	19
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Extra over all excavations for carting away

5	Surplus material from excavations and/or stock piles on site to a dumping site to be located by the contractor	m3	468
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Keeping excavations free of water

6	Keeping excavations free of water other than subterranean water		Item
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Compaction of surfaces

7	Compaction of ground surfaces under parking areas, pavings etc, including scarifying for a depth of 150mm, breaking down oversize material, adding suitable material where necessary and compacting to 93% Mod AASHTO density	m2	1 889
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Selected earth filling (G7) obtained from the excavations and/or prescribed stock piles on site, compacted to 93% Mod AASHTO density

8	Over site to form levels	m3	271
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9	In backfill behind kerbs	m3	33
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 EXTERNAL WORKS (PROVISIONAL)
 Bill No. 2
 ROADS, PARKING AND SIDEWALKS
Completion of Lepelle Municipal Office

	<u>Filling supplied by the contractor under parking areas, pavings, roadways, etc</u>		
10	Sub-base course of selected natural gravel material (G5), compacted to 95% Mod AASHTO density (minimum CBR of 45)	m3	283
11	Base course of natural gravel material (G5), compacted to 95% Mod AASHTO density including stabilization with 2% Portland cement (minimum UCS > 750kPa)	m3	283
	<u>Prescribed tests to determine degree of compaction or other properties of ground or filling</u>		
12	"Modified AASHTO Density" test	No	36
	<u>Weedkiller (active ingredients metalaclor 102,8 g/l, terbitilasien 248,6 g/l and atrasion 248,6 g/l) mixed in the proportion of 100 ml weedkiller to 100 l water and applied at a rate of 10 l/m2</u>		
13	Under paving etc	m2	1 964
	<u>60mm Thick "Technicrete Bondbrick" precast concrete paving of 200 x 100mm coloured paving bricks in accordance with SANS 1058, laid to falls on and including 20mm thick sand layer with joints filled in with sand, compacted with a vibration compactor</u>		
14	Paving to sidewalks etc to falls	m2	299
15	200mm Wide brick-on-flat header course edgings on 100mm thick mortar bed, including necessary excavation	m	111
16	200mm Wide brick-on-flat header course edgings on 100mm thick mortar bed including necessary excavation, circular on plan to not exceeding 4m radius with tapered radiating joints	m	13
	<u>60mm Thick 25MPa type S-A precast concrete interlocking block paving of 200 x 100mm coloured paving blocks in accordance with SANS 1058, laid to falls on and including 20mm thick sand layer with joints filled in with sand, compacted with a vibration compactor</u>		
17	Paving to parking areas, roads, etc to falls	m2	1 665

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Bill No. 2
ROADS, PARKING AND SIDEWALKS
Completion of Lepelle Municipal Office

	<u>Precast concrete finished smooth on exposed surfaces, including bedding, jointing and pointing</u>			
18	180 x 280mm High semi-mountable kerbs (SANS 927 fig 7) with 150 x 225 x 300mm unreinforced concrete haunching at back of each joint, including excavation, backfilling, etc	m	372	
19	180 x 280mm High semi-mountable kerbs (SANS 927 fig 7) with 150 x 225 x 300mm unreinforced concrete haunching at back of each joint, circular on plan exceeding 4m radius, formed with straight kerbs, including excavation, backfilling, etc	m	19	
20	180 x 280mm High semi-mountable kerbs (SANS 927 fig 7) with 150 x 225 x 300mm unreinforced concrete haunching at back of each joint, circular on plan not exceeding 4m radius, formed with short lengths of straight kerbs, including excavation, backfilling, etc	m	42	
	<u>30MPa/19mm reinforced concrete</u>			
21	300 x 250mm Straight edge beam including necessary excavation, formwork, 4 x 16mm high tensile reinforcement longitudinal bars and 8mm diameter mild steel reinforcement bars in stirrups at 200mm centres, etc	m	20	
	<u>Road signs</u>			
22	600mm Diameter standard type R1 "STOP" sign with 50mm diameter galvanised mild steel post bedded in and including unreinforced concrete base, including any necessary excavation, paint finish, etc	No	2	
23	600mm Diameter standard type R216 "NO PARKING" sign with 50mm diameter galvanised mild steel post bedded in and including unreinforced concrete base, including any necessary excavation, paint finish, etc	No	6	
24	450 x 600mm High standard type R323-P "DISABLED PERSON VEHICLE PARKING" sign with 50mm diameter galvanised mild steel post bedded in and including unreinforced concrete base, including any necessary excavation, paint finish, etc	No	4	
	<u>Etching primer and two coats reflective road marking paint on concrete</u>			
25	Line 100mm wide	m	236	
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26	Line 300mm wide	m	12
27	Numeral or letter 700mm high	No	8
28	Symbol 700mm diameter	No	4
29	Traffic arrow 900 x 300mm wide extreme	No	12

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 Bill No. 2
 ROADS, PARKING AND SIDEWALKS
Completion of Lepelle Municipal Office

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EXTERNAL WORKS (PROVISIONAL)

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ROADS, PARKING AND SIDEWALKS

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Bill No. 2

ROADS, PARKING AND SIDEWALKS

Completion of Lepelle Municipal Office

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SECTION NO. 3

BILL NO. 6

SITE SERVICES

PREAMBLES

For preambles see "Construction Specifications - General Specification (PW371-A)" and "Construction Specifications - Particular Specification (PW371-B)"

SUPPLEMENTARY PREAMBLES

Supplementary preambles and full descriptions of materials, items, work, etc. applicable to this section

The contractor is referred to the previous section(s) for supplementary preambles and full descriptions of materials, items, work, etc. which shall be regarded to be equally applicable for work described in this section, unless specifically otherwise described

PVC-U pressure pipes and fittings

Pipes of 50mm diameter and smaller shall be plain ended with solvent welded PVC-U loose sockets and fittings

Pipes of 63mm diameter and greater shall have sockets and spigots with push-in type integral rubber ring joints. Bends shall be PVC-U and all other fittings shall be cast iron, all with similar push-in type joints

High density polyethylene (HDPE) pipes and fittings

Pipes shall be type IV and of the class specified with compression fittings

Holes for pipes

Holes for pipes, cutting and fitting around pipes, the making good thereof, etc. in brick and/or concrete sidewalls of catch pits, manholes, valve chambers, etc. shall be deemed to be included in descriptions of pipework

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Section No. 3
EXTERNAL WORKS (PROVISIONAL)
Bill No. 3
SITE SERVICES
Completion of Lepelle Municipal Office

Tendered rates must make provision for this as no additional claims in this regard will afterwards be entertained

Disinfection of water pipework

Water pipework is to be disinfected at completion

Septic tanks

Descriptions of proprietary type septic tanks shall be deemed to include excavation, bedding and jointing, concrete base slabs, jointing to drains and backfilling, compaction, etc all in accordance with the manufacturer's instructions and disposal of surplus material on site

Exposed concrete surfaces

Exposed surfaces of concrete stormwater channels, cover slabs, inspection eye marker slabs, gully tops, cleaning eye tops, catchpits, inspection chambers, etc shall be finished smooth with plaster

Drawings

Tenderers are referred to the drawings annexed to the bills of quantities for tender purposes. The descriptions below are shortened descriptions and detail must be obtained from the annexed drawings for pricing purposes as no claims in this regard will afterwards be entertained

SOIL DRAINAGE

SOIL DRAINAGE NETWORK

Excavation, etc

1	Excavation in earth not exceeding 2m deep for pipe trenches	m3	166
<u>Bedding, etc in areas not subject to traffic loads</u>			
2	Backfilling to pipe trenches compacted to 90% Mod AASHTO density	m3	73
3	Selected fill material to pipe trenches compacted to 90% Mod AASHTO density	m3	44

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 Bill No. 3
 SITE SERVICES
Completion of Lepelle Municipal Office

4	Selected granular filling in bedding under and filling around pipes compacted to 90% Mod AASHTO density	m3	19
	<u>Bedding, etc in areas subject to traffic loads</u>		
5	Backfilling to pipe trenches compacted to 93% Mod AASHTO density	m3	16
6	Selected fill material to pipe trenches compacted to 93% Mod AASHTO density	m3	10
7	Selected granular filling in bedding under and filling around pipes compacted to 93% Mod AASHTO density	m3	4
	<u>Normal duty PVC-U sewer channels</u>		
8	110mm Channels in bottoms of inspection chambers	m	6
	<u>Extra over normal duty PVC-U sewer channels for fittings</u>		
9	110mm Bend	No	3
10	110mm Junction	No	2
	<u>Heavy duty (Class 34) PVC-U sewer and drain pipes</u>		
11	110mm Pipes vertically or ramped to cleaning eyes etc (no excavation)	m	4
12	110mm Pipes laid in trenches (trenches elsewhere)	m	214
	<u>Extra over heavy duty (Class 34) PVC-U sewer and drain pipes for fittings</u>		
13	110mm Bend	No	27
14	110mm Junction	No	1
15	110mm Access pipe	No	4
16	110mm Access bend	No	1
17	110mm Access junction	No	5
18	110mm Access double junction	No	5
19	110mm Rodding eye	No	4

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Completion of Lepelle Municipal Office

	<u>uPVC gulleys</u>		
20	110mm Dished gulley not exceeding 1m deep with 150mm PVC grating and standard concrete gulley surround	No	7
	<u>Precast concrete circular inspection chambers, including benching, foundations, step irons, sealing, etc (covers and channels elsewhere) all as per drawing annexed</u>		
21	1000mm Internal diameter inspection chamber not exceeding 1000mm deep internally	No	3
22	1000mm Internal diameter inspection chamber exceeding 1000mm and not exceeding 1500mm deep internally	No	2
23	1000mm Internal diameter precast concrete reducer slab with 560mm diameter rebated opening for cover lid and frame	No	5
24	560mm Diameter heavy duty precast concrete lid and frame to SABS 558/1973	No	5
	<u>Sundries</u>		
25	Extra over excavation in earth for pipe trenches, chambers, etc for excavation in soft rock	m3	17
26	Extra over excavation in earth for pipe trenches, chambers, etc for excavation in hard rock	m3	8
27	350 x 350 x 50mm Precast concrete inspection eye marker slab set in ground	No	10
28	265 x 265mm x 9kg Type 14A cast iron cover and frame over cleaning eye (cleaning eye elsewhere), including concrete encasing	No	4
	<u>Testing</u>		
29	Testing soil drainage system		Item

WATER SUPPLIES

WATER SUPPLY NETWORK

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 EXTERNAL WORKS (PROVISIONAL)
 Bill No. 3
 SITE SERVICES
Completion of Lepelle Municipal Office

	<u>Excavation, etc</u>			
30	Excavation in earth not exceeding 1m deep for pipe trenches	m3	27	
	<u>Bedding, etc in areas not subject to traffic loads</u>			
31	Backfilling to pipe trenches compacted to 90% Mod AASHTO density	m3	10	
32	Selected backfilling to pipe trenches compacted to 90% Mod AASHTO density	m3	9	
33	Selected granular filling in bedding under and filling around pipes compacted to 90% Mod AASHTO density	m3	4	
	<u>Bedding, etc in areas subject to traffic loads</u>			
34	Backfilling to pipe trenches compacted to 93% Mod AASHTO density	m3	2	
35	Selected fill material to pipe trenches compacted to 93% Mod AASHTO density	m3	2	
36	Selected granular filling in bedding under and filling around pipes compacted to 93% Mod AASHTO density	m3	1	
	<u>Class 10 (PE 100) HDPE type IV pipes</u>			
37	32mm Diameter pipes laid in trenches (trenches elsewhere)	m	75	
	<u>Extra over Class 10 (PE 100) HDPE type IV pipes for compression fittings</u>			
38	32mm Elbow	No	7	
39	32mm Tee	No	1	
40	32 x 25mm Reducing coupling	No	2	
41	32mm Male BSP adaptor	No	2	
42	32 x 25mm Saddle	No	2	
	Carried to Collection			R
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Brass gate valves in accordance with SANS 664, Class 16 waterworks applications

43 32mm "Cobra Ref. 1002/125-32" brass fullway gate valve No 2

Valve chambers, etc

44 100 x 230 x 300mm High Type 11B heavy duty round cast iron valve box to SANS 558 with hinged cover including 2 x 50mm PVC pipes on one brick course below not exceeding 750mm deep and set into and including 400mm diameter x 300mm thick 15MPa/19mm unreinforced concrete surround smooth trowelled with a steel trowel including all excavation, backfilling, etc No 2

The following in four drinking fountains

Galvanised medium duty normalized mild steel piping in accordance with SANS 791 & 62 Specification

45 20mm Pipes m 7

Extra over galvanised piping for galvanised steel fittings

46 20mm Fittings No 16

Taps, etc

47 20mm "Cobra Ref. 1001/125-20" brass fullway gate valve No 4

48 20mm "Cobra Ref. 108-20" brass bibtap No 4

Valve chambers, etc

49 150 mm Diameter Type 7 round cast iron stop cock box valve box to SANS 558 including 110mm PVC pipe 800mm long below and set into and including 350mm diameter x 200mm thick 15MPa/19mm unreinforced concrete surround smooth trowelled with a steel trowel including all excavation, backfilling, etc No 4

Sundries

50 Extra over excavation for trenches, chambers, etc for excavation in soft rock m3 3

51 Extra over excavation for trenches, chambers, etc for excavation in hard rock m3 1

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EXTERNAL WORKS (PROVISIONAL)
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Testing water network system

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EXTERNAL WORKS (PROVISIONAL)
Bill No. 3
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Completion of Lepelle Municipal Office

Section No. 3

EXTERNAL WORKS (PROVISIONAL)

Bill No. 3

SITE SERVICES

COLLECTION

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Section No. 3

EXTERNAL WORKS (PROVISIONAL)

Bill No. 3

SITE SERVICES

Completion of Lepelle Municipal Office

Section No. 3

EXTERNAL WORKS (PROVISIONAL)

SECTION SUMMARY - EXTERNAL WORKS (PROVISIONAL)

Bill No		Page No	Amount
1	GENERAL SITE WORKS	188	
2	ROADS, PARKING AND SIDEWALKS	194	
3	SITE SERVICES	202	

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Section No. 3
EXTERNAL WORKS (PROVISIONAL)
Completion of Lepelle Municipal Office

Item No	Quantity	Rate	Amount
<p><u>SECTION NO. 7</u></p>			
<p><u>BILL NO.1</u></p>			
<p><u>PROVISIONAL SUMS</u></p>			
<p><u>SUPPLEMENTARY PREAMBLES</u></p>			
<p><u>Fuel, power and water for commissioning plant</u></p>			
<p>The cost of water, power and fuel for the commissioning of plant shall be borne by the selected or nominated subcontractor appointed for the relevant selected or nominated sub-contract works in terms of the conditions under which they have/are contracted for the specialist work involved</p>			
<p><u>Profit</u></p>			
<p>Provisional sums are net and do not include builder's discount. Where stated, the contractor may allow for profit if required</p>			
<p><u>Attendance</u></p>			
<p>It will be expected from the contractor to render all general attendance and, if specifically so described, special attendance services to each relevant specialists, all in accordance with the clauses set out in the Preliminaries section</p>			
<p>The item "Attendance" which follows each of the provisional sums for nominated and/or selected sub-contractors' work, shall be deemed to cover all the contractor's costs incurred in providing free of charge to the Nominated and/or Selected Sub-contractors, the following:</p>			
<p>1 The services as set out in the clauses in the "Preliminaries" section</p>			
<p>2 Making good in all trades and cleaning down and removal of rubbish on completion</p>			
<p>The Contractor may allow next to "Attendance" items for the recovery of such costs he might consider necessary</p>			
<p>Carried to Collection</p>		R	
<p>Section No. 4 PROVISIONAL SUMS Bill No. 1 PROVISIONAL SUMS Completion of Lepelle Municipal Office</p>			

Also refer to the Clauses in the "Preliminaries" section for the definitions and adjustment of "Attendance" and "Special Attendance" respectively

The item "attendance" which follows each provisional sum for nominated/selected subcontractors' work, shall be deemed to cover all the contractor's costs incurred in providing free of charge to the nominated/selected subcontractors the contractor's duties as described in the JBCC N/S Subcontract Agreement

Selected and nominated sub-contracts

These scheduled allowances are for work to be executed under separate selected and/or nominated sub-contracts by firms of specialists to be nominated by the employer

All provisional sums cover the supply and installation of material, equipment, plant, etc, including the commissioning thereof, where applicable

PROVISIONAL SUM ALLOWANCES

PROVISIONAL SUMS FOR SELECTED/NOMINATED SUB-CONTRACT WORKS

Signage

- 1 Provide the amount of R20,000.00 (Twenty thousand Rand) for signage
- 2 Allow for profit on above if required
- 3 Allow for attendance

Item	20 000.00
Item	
Item	

Fixed furniture, etc

- 4 Provide the amount of R700,000.00 (Six hundred thousand Rand) for cupboards, shelving, kitchen cupboards, reception counters, council chamber fittings etc
- 5 Allow for profit on above if required
- 6 Allow for attendance

Item	700 000.00
Item	
Item	

Carried to Collection

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Section No. 4
 PROVISIONAL SUMS
 Bill No. 1
 PROVISIONAL SUMS
Completion of Lepelle Municipal Office

Loose furniture, etc

7 Provide the amount of R650,000.00 (Six hundred and fifty thousand Rand) for desks, tables, chairs, boardroom table, work stations, beds in sick bays, etc

Item 650 000.00

8 Allow for profit on above if required

Item

9 Allow for attendance

Item

Electrical Installations

10 Provide the amount of R1,500 000.00 (One Million Five Hundred Thousand Rand) for electrical installation

Item 1 500 000.00

11 Allow for profit on above if required

Item

12 Allow for attendance

Item

Landscaping

13 Provide the amount of R50,000.00 (Fifty thousand Rand) for hard and soft landscaping

Item 50 000.00

14 Allow for profit on above if required

Item

15 Allow for attendance

Item

Carports

16 Provide the amount of R200,000.00 (Two hundred thousand Rand) for carports

Item 200 000.00

17 Allow for profit on above if required

Item

18 Allow for attendance

Item

Mechanical Installation

19 Allow the amount of R750,000.00 (Seven hundred fifty thousand Rand) mechanical installation

Item 750 000.00

20 Allow for profit on above if required

Item

21 Allow for attendance

Item

CONNECTIONS

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Section No. 4
PROVISIONAL SUMS
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Completion of Lepelle Municipal Office

MUNICIPAL AND OTHER CONNECTIONS

Municipal sewer connection

22 Provide the amount of R10,000.00 (Ten thousand Rand) for municipal sewer connection

Item

10 000.00

23 Allow for profit on above if required

Item

Municipal water connection

24 Provide the sum of R20,000.00 (Twenty thousand Rand) for municipal water connection including water meter

Item

20 000.00

25 Allow for profit on above if required

Item

Municipal fire water connection

26 Provide the sum of R30,000.00 (Thirty thousand Rand) for municipal fire water connection including water meter

Item

30 000.00

27 Allow for profit on above if required

Item

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Section No. 4
PROVISIONAL SUMS
Bill No. 1
PROVISIONAL SUMS
Completion of Lepelle Municipal Office

Section No. 4

PROVISIONAL SUMS

Bill No. 1

PROVISIONAL SUMS

COLLECTION

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Section No. 4

PROVISIONAL SUMS

Bill No. 1

PROVISIONAL SUMS

Completion of Lepelle Municipal Office

Section No	<u>FINAL SUMMARY</u>	Page No	Amount
1	PRELIMINARIES	131	
2	NEW BUILDINGS	184	
3	EXTERNAL WORKS (PROVISIONAL)	203	
4	PROVISIONAL SUMS	208	
	SUB-TOTAL		R
	<u>CONTINGENCIES</u>		
	Allow the amount of R450,000.00 (Four hundred and Fifty thousand Rand) for Contingencies for building work, to be used as directed by the Principal Agent and deducted in whole or in part if not required		R
	SUB-TOTAL		R
	<u>Add:</u> Value Added Tax at 15%		R
	Carried to Form of Tender		R
	Completion of Lepelle Municipal Office		