



**NHBRC WATERPROOFING PANEL RATES**

| ITEM NO | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | UNIT | QUANTITY | RATE | AMOUNT |
|---------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|----------|------|--------|
| 1.      | <p><b>EXTENT OF CONTRACT</b></p> <p><u>Building contract</u></p> <p>The successful tenderer for this contract will be appointed in terms of the National Home Builders Registration Council Remedial work.</p> <p>The successful tenderer for this contract will be appointed in terms of the National Home Builders Registration Council Remedial work.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |      |          |      |        |
| 2.      | <p><b>ACQUAINTANCE WITH TENDER DOCUMENTS</b></p> <p>By submission of a tender, the contractor shall be deemed to have acquainted himself with the contract documents, local requirements and laws and all aspects of the work envisaged in the documents, prior to pricing and submission of a tender. It is of vital importance that the tenderer visit the site prior to the submission of a tender to study conditions on site.</p> <p>No claim resulting from failure to comply with any of the above will be entertained.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |      |          |      |        |
| 3.      | <p><b>CONTRACT DOCUMENTS</b></p> <p>The contract documents shall comprise:</p> <p>Notes to Tenders</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |      |          |      |        |
| 4.      | <p><b>BILLS OF QUANTITIES</b> These bills of quantities contains pages numbered consecutively as indicated in the Index. Before the contractor submits his/her tender he/she should check the number of pages, and if any obvious errors, he/she should apply to the quantity surveyor at once and have same rectified as no liability whatsoever will be admitted by the National Home Builders Registration Council (NHBRC) in respect of errors in a tender due to the foregoing. On no account should these documents be used for placing material orders. The contractor may do so at his/she own risk, but shall not be reimbursed for additional cost incurred. Unless a separate rate for the supply and installation of any items has been specifically called for, the unit price for all items shall include the supply and installation costs. These Bill of Quantities to be priced in accordance with the Engineer's Report/Scope of works, with all the quantities</p> <p>Unit: The unit of measurement for each item of work as defined in the specifications</p> <p>Quantity: The number of units of work for each item</p> <p>Rate: The price per unit of measurement at which the tenderer tenders to do the work</p> <p>Amount: The product of the quantity and the rate tendered for an item</p> <p>The following abbreviations are used in the Bill Of Quantities: mm = millimetre, m = metre, m<sup>2</sup> = square metre, m<sup>3</sup> = cubic metre, No = Number, % = percent. All rates and sums of money quoted in the Bill Of Quantities shall be in rands and whole cents. Fractions of a cent shall be discounted.</p> |      |          |      |        |
| 5.      | <p><b>MATERIAL AND LABOUR COST FLUCTUATIONS</b></p> <p>All rates in this tender shall be fixed for the duration of the contract.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |      |          |      |        |
| 6.      | <p><b>CONDITIONS TO BE OBSERVED IN TENDERING</b></p> <p>Tenders shall include Value Added Tax.</p> <p>The SCM department will notify the tenderer of the tender results.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |      |          |      |        |

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|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|
|    | <p>The employer will not be responsible for, or pay for, expenses or losses, which may be incurred by any tenderer in the preparation of his tender.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |  |  |  |
| 7. | <p><b>TENDER INFORMATION</b></p> <p>The employer may require additional information from the tenderer in order to evaluate the tender. The tenderer is required to provide such information if so required by the employer.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |  |  |  |  |
| 8. | <p><b>SITE INSPECTION</b></p> <p>N/A</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |  |  |  |  |
| 9. | <p><b>SUBMISSION OF TENDERS</b></p> <p><u>By Email:-</u><br/>The tenderer shall email The Form Of Tender and Completed Priced Bill of Quantities to scmrequests@nhbrc.org.za</p> <p>Neither late tenders nor faxed tenders will be considered.</p> <p><b><u>BILL NO 1</u></b></p> <p><b><u>PRELIMINARIES AND GENERALS</u></b></p> <p><b>NOTES</b></p> <p><u>The agreement is to be a "Remedial work contract agreement" that will be signed between the Employer (NHBC) and Contractor upon acceptance of tender offer.</u></p> <p><u>Temporary works and plant</u></p> <p>The contractor shall protect, uphold and maintain all public utilities and services and shall not interfere with their operation without the consent of the service authorities and the Conciliation Officer. The contractor shall notify the Conciliation Officer of any damage to such services and shall make good same at his own cost to the satisfaction of the service authorities.</p> <p>Fuel, power and water for commissioning of mechanical and other specialised equipment shall also include for the cost of all necessary reticulation and connections thereto</p> <p>The contractor shall provide noise and dust control to the approval of the Conciliation Officer.</p> <p>The contractor shall maintain the access roads, paths, buildings, etc., adjacent to the construction area etc., during the period of the works in a clean and rubble free condition.</p> <p><u>Identity of employees</u></p> <p>All employees of the contractor and his subcontractors shall be identifiable at all times by means of ID cards, company name and logos imprinted on overalls. Any person found on site not complying with the aforementioned conditions the contractor shall be requested by Conciliation Officer, to remove such person from the site.</p> <p><u>Health and safety</u></p> <p>The contractor is to comply with all requirements of the Health and Safety Act</p> <p><u>Housekeeping and compliance with Conciliation officer site rules</u></p> <p>The contractor will be responsible for a high standard of housekeeping in his site establishment, delivery of materials and goods and removal of rubble, debris, etc., storage areas and construction working areas to the approval of the Conciliation Officer.</p> <p><u>Working hours</u></p> |  |  |  |  |

Should the contractor wish to work outside normal working hours or at weekends in order to maintain his building programme, he shall notify and obtain the approval of the Conciliation Officer before doing so. The cost of this overtime will be for the contractor's account.

#### **PRELIMINARIES AND GENERAL**

##### All risk insurance

- 1 Allowance for contractor's all risk insurance and all other relevant insurance etc. Item

##### Health and Safety

Allowance for all health and safety requirements as deemed necessary for the successful execution of the project. (i.e All work to be in a compliance with the provisions of the OHS

- 2 Act 85 of 1993 and Regulations R1010) Item

##### Management of contract

Management of the works, programming for the works, progress meetings, technical meetings, etc

- 3 Item

##### Temporary works and plant

- 4 Plant, small tools, equipment, scaffolding etc. Item

##### Temporary Services

Allowance for site establishment and de establishment etc. (Site office, Temporary Portable Toilet, water and electricity etc)

- 5 Item

##### Adhere to Estate rules and regulations

Allowance for registration of all workers and access cards etc. to work in the Estate/Complex.

- 6 Item

**Preliminaries and General will be paid at maximum 20% of remedial works**

#### **BILL NO 2**

#### **ALTERATIONS**

#### **SUPPLEMENTARY PREAMBLES**

##### View site

Before submitting the tender the contractor shall visit the site and satisfy himself as to the nature and extent of the work to be done and the value of the materials contained in the buildings or portions of the buildings to be demolished. No claim for any variations of the contract sum in respect of the nature and extent of the work or of inferior or damaged materials will be entertained

##### Explosives

No explosives whatsoever may be used for demolition purposes unless otherwise stated

##### General

The contractor shall carry out the whole of the works with as little mess and noise as possible and with minimum of disturbance to adjoining premises and their tenants. He/she shall provide proper protection and provide, erect and remove when directed, any temporary tarpaulins that may be necessary during the progress of the works, all to the satisfaction of the principal agent/engineer

Water supply pipes and other piping that may be encountered and found necessary to disconnect or cut, shall be effectually stopped off or grubbed up and removed, and any new connections that may be necessary shall be made with proper fittings, to the satisfaction of the principal agent/engineer.

Doors, fanlights, fittings, frames, linings, etc which are to be re-used shall be thoroughly overhauled before re fixing including taking off. easing and rehanging, cramping up, re wedging as required and making good cramps, dowels, etc, and easing, oiling, adjusting and repairing ironmongery as necessary, replacing any glass damaged in removal or subsequently and stopping up all ail and screw holes with tinted plastic wood to match timber, unless otherwise described. Re-painting or re-varnishing is given separately

Prices for taking out doors, windows, etc shall including for removal of all beads, architraves, ironmongery, etc

Prices for taking out and removing doors and frames shall include for removing door stop, cabin hook, etc and making good floor and wall finishes to match existing

With regard to building up of openings in existing walls, cement screeds and pavings, granolithis, tops of walls, etc, shall be levelled and prepared for raising of brickwork

Making good of finishes shall include making good of the brick and concrete surfaces onto which the new finishes are applied, where necessary

The contractor will be required to take all dimensions affecting the existing buildings on the site and he will be held solely responsible for the accuracy of all such dimensions where used in the manufacture of new items (doors, windows, fittings, etc)

All loading and carting away cost of demolished material will be included in the Rate

#### **TEMPORARY BARRIERS, SCREENS, ETC**

##### Temporary barriers, screens, etc including removal

- 1 Heavy duty Drop sheets and Ply wood to cover all finishes, floor tiles, cupboards, bath, wash hand basin, etc.

m2

115.00

**RATE ONLY**

#### **REMOVAL OF EXISTING WORK**

##### Taking out and removing doors, windows, etc including thresholds, sills, etc setting aside for re use and later re fixing in similar new position.

- 2 Aluminium Sliding Door / Stacking Door including setting up and building/fixing frame into brickwork, silicone/waterproof all around frame etc.

m2

95.00

**RATE ONLY**

##### Taking down and removing roofs, floors, panelling, ceilings, partitions, etc (and setting aside for re-use)

- 3 Carefully remove Roof sheeting (Steel, Chroma deck etc.) covering and timber purlins (Measured flat on plan).

m2

60.00

**RATE ONLY**

- 4 Carefully take down concrete roof tiles (Measure flat on floor plan.) and set aside for re-use.

m2

62

**RATE ONLY**

- 5 Gypsum plasterboard ceilings, including cornices, timber brandering, etc

m2

55.00

**RATE ONLY**

- 6 Ridge tiles

m

30.00

**RATE ONLY**

- 7 Hip tiles

m

30.00

**RATE ONLY**

- 8 Gypsum plasterboard ceilings, including cornices, timber brandering, etc

m2

55.00

**RATE ONLY**

- 9 Cornice from brickwork

m

27.00

**RATE ONLY**

- 10 Fascia and Barge boards including screws, brackets etc.

m

30.00

**RATE ONLY**

|    |                                                                                                                                                                                            |    |        |                  |  |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|--------|------------------|--|
|    | <u>Taking out and removing sundry joinery work, fittings, etc.</u>                                                                                                                         |    |        |                  |  |
| 11 | Timber Skirting including courter round etc.                                                                                                                                               | m  | 27.00  | <b>RATE ONLY</b> |  |
|    | <u>Taking out and removing sundry joinery work, fittings, etc. setting aside for re-use and later refixing in similar new position</u>                                                     |    |        |                  |  |
| 12 | Timber Skirting including courter round etc.                                                                                                                                               | m  | 40.00  | <b>RATE ONLY</b> |  |
|    | <u>Taking up and removing vinyl floor coverings, carpeting, etc</u>                                                                                                                        |    |        |                  |  |
| 13 | Vinyl tile floor covering including preparing screed for new vinyl floor covering                                                                                                          | m2 | 60.00  | <b>RATE ONLY</b> |  |
|    | <u>Taking out and removing ironmongery etc. setting aside for re-use and later refixing in similar new position</u>                                                                        |    |        |                  |  |
| 14 | Blinds                                                                                                                                                                                     | No | 35.00  | <b>RATE ONLY</b> |  |
| 15 | Curtain Rails                                                                                                                                                                              | No | 35.00  | <b>RATE ONLY</b> |  |
|    | <u>Taking out/off sundry metalwork and setting aside for re-use and later refix in similar new position</u>                                                                                |    |        |                  |  |
| 16 | Steel or Chromadeck gutter including stop end etc                                                                                                                                          | m  | 40.00  | <b>RATE ONLY</b> |  |
| 17 | Steel or Chroma deck downpipes including bend, shoes etc.                                                                                                                                  | m  | 40.00  | <b>RATE ONLY</b> |  |
|    | Carefully take out balustrade 900mm high from concrete and set aside and make good concrete and plaster work. Reinstall balustrades including core drilling, epoxy etc. to match original. |    |        |                  |  |
| 18 |                                                                                                                                                                                            | m  | 40.00  | <b>RATE ONLY</b> |  |
|    | <u>Hacking up/off and removing granolithic, screeds, plaster, etc from concrete or brickwork and preparing surfaces for new screed, plaster, tile finishes, etc.</u>                       | m  | 865.28 | <b>RATE ONLY</b> |  |
| 19 | Tourch-on waterproofing from screed etc.                                                                                                                                                   | m2 | 25.00  | <b>RATE ONLY</b> |  |
| 20 | Average 70mm Screed from slabs including waterproofing etc.                                                                                                                                | m2 | 60.00  | <b>RATE ONLY</b> |  |
| 21 | Internal plaster from walls, columns and beams.                                                                                                                                            | m2 | 45.00  | <b>RATE ONLY</b> |  |
| 22 | External plaster from walls, columns and beams                                                                                                                                             | m2 | 45.00  | <b>RATE ONLY</b> |  |
| 23 | Rhinolite from ceilings/soffits and walls                                                                                                                                                  | m2 | 40.00  | <b>RATE ONLY</b> |  |
|    | <u>Hacking up/off and removing tiles including removing mortar bed or adhesive from concrete or brickwork and preparing surfaces for new screed, plaster, tile finish, etc.</u>            |    |        |                  |  |
| 24 | Tiles to floors                                                                                                                                                                            | m2 | 65.00  | <b>RATE ONLY</b> |  |
| 25 | Tiles to walls                                                                                                                                                                             | m2 | 65.00  | <b>RATE ONLY</b> |  |
| 26 | Tiles to treads and risers of stairs                                                                                                                                                       | m2 | 65.00  | <b>RATE ONLY</b> |  |
| 27 | Tile Skirting 100mm high                                                                                                                                                                   | m  | 30.00  | <b>RATE ONLY</b> |  |
|    | <u>Taking out and removing Light fitting and set aside for re-use and later refit in similar new position</u>                                                                              |    |        |                  |  |
|    | Make safe all electrical work and remove all light fittings and set aside for re-use and later refit in similar new position.                                                              |    |        |                  |  |
| 28 |                                                                                                                                                                                            | No | 150.00 | <b>RATE ONLY</b> |  |
|    | <b>MAKING GOOD OF FINISHES ETC</b>                                                                                                                                                         |    |        |                  |  |
|    | <u>Making good "Rhino" gypsum plasterboard ceilings and brandering etc</u>                                                                                                                 |    |        |                  |  |
| 29 | Ceilings in patches                                                                                                                                                                        | m2 | 240.00 | <b>RATE ONLY</b> |  |
|    | <u>Making good Rhinolite</u>                                                                                                                                                               |    |        |                  |  |

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| 30                                                                                                                                                                                                                                                                                      | Ceilings/soffits in patches<br><u>Making good internal cement plaster</u>                                                                                                                                                                                                                                                 | m2   | 70.00    | RATE ONLY |
| 31                                                                                                                                                                                                                                                                                      | Walls in patches<br><u>Making good External cement plaster</u>                                                                                                                                                                                                                                                            | m2   | 175.00   | RATE ONLY |
| 32                                                                                                                                                                                                                                                                                      | Walls in patches                                                                                                                                                                                                                                                                                                          | m2   | 175.00   | RATE ONLY |
| <b>BILL NO 3</b>                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| <b>WATERPROOFING</b>                                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| <b>SUPPLEMENTARY PREAMBLES</b>                                                                                                                                                                                                                                                          |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| <u>Waterproofing</u>                                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| Tenderer must attach / submit manufacturer's specification for their waterproofing system                                                                                                                                                                                               |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| 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                                                      |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| <b>WATERPROOFING TO ROOFS, BASEMENTS, ETC</b>                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| <u>Prime with one coat bitumen primer and one layer 4mm fully bonded waterproof membrane (DEBIGUM CG3) comprising two bitumen layers reinforced with woven spun bonded polyester fabric and coated with polyethylene film for heat bonding. laid with 100mm side and 150mm end laps</u> |                                                                                                                                                                                                                                                                                                                           |      |          |           |
| 1                                                                                                                                                                                                                                                                                       | Flat Roofs<br><u>Prime with one coat bitumen primer and one layer 4mm fully bonded waterproof membrane (DEBIGUM CG4) comprising two bitumen layers reinforced with woven spun bonded polyester fabric and coated with polyethylene film for heat bonding. laid with 100mm side and 150mm end laps</u>                     | m2   | 405.00   | RATE ONLY |
| 2                                                                                                                                                                                                                                                                                       | On top and sides of parapet walls and Inverted Beams<br><u>Cementitious waterproofing system (suitable for tiling) comprising patching defects with polymer modified flexible (PMF) waterproofing slurry and three full coats PMF waterproofing slurry applied with a brush to a final dry film thickness of 2 to 3mm</u> | m2   | 405.00   | RATE ONLY |
| 3                                                                                                                                                                                                                                                                                       | Floors<br><u>Two layers SILCOR 900 MP waterproofing</u>                                                                                                                                                                                                                                                                   | m2   | 285.00   | RATE ONLY |
| 4                                                                                                                                                                                                                                                                                       | Covering gutters, Flashings etc. All as per Engineers detail<br><b>PROTECTIVE ROOFING PAINT</b><br><u>Two coats bituminous aluminium paint</u>                                                                                                                                                                            | m2   | 205.00   | RATE ONLY |
| 5                                                                                                                                                                                                                                                                                       | On waterproofing to roofs<br><b>SUNDRIES</b><br><u>Testing</u>                                                                                                                                                                                                                                                            | m2   | 90.00    | RATE ONLY |
| 6                                                                                                                                                                                                                                                                                       | Allow for flooding of waterproofing area (All as per Engineers detail)                                                                                                                                                                                                                                                    | Item | 2 500.00 | RATE ONLY |
| <b>BILL NO 4</b>                                                                                                                                                                                                                                                                        |                                                                                                                                                                                                                                                                                                                           |      |          |           |

**ROOF COVERINGS****SUPPLEMENTARY PREAMBLES****ROOFS ETC****PROFILE ROOF SHEETING AND ACCESSORIES**

0.5mm IBR Chromadek roof sheeting fixed to timber purloins or rails. (All as per specification AND TO MATCH EXISTING)

|   |                                                                                                                               |    |       |           |
|---|-------------------------------------------------------------------------------------------------------------------------------|----|-------|-----------|
| 1 | Reinstate existing roof covering including new underlay and tek-screws, etc, (Measured flat on plan) (All as per Eng details) | m2 | 85.00 | RATE ONLY |
|---|-------------------------------------------------------------------------------------------------------------------------------|----|-------|-----------|

|   |                                                                                                                                                                |    |        |           |
|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------|----|--------|-----------|
| 2 | NEW Roof covering including roof screws, washers, roof underlay etc, with pitch roof not exceeding 25 degrees (Measured flat on plan) (All as per Eng details) | m2 | 410.00 | RATE ONLY |
|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------|----|--------|-----------|

0.5mm IBR Galvanize roof sheeting fixed to timber purloins or rails. (All as per specification AND TO MATCH EXISTING)

|   |                                                                                                                               |    |       |           |
|---|-------------------------------------------------------------------------------------------------------------------------------|----|-------|-----------|
| 3 | Reinstate existing roof covering including new underlay and tek-screws, etc, (Measured flat on plan) (All as per Eng details) | m2 | 85.00 | RATE ONLY |
|---|-------------------------------------------------------------------------------------------------------------------------------|----|-------|-----------|

|   |                                                                                                                                                                |    |        |           |
|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------|----|--------|-----------|
| 4 | NEW Roof covering including roof screws, washers, roof underlay etc, with pitch roof not exceeding 25 degrees (Measured flat on plan) (All as per Eng details) | m2 | 345.00 | RATE ONLY |
|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------|----|--------|-----------|

420 x 332mm "Double Roman" concrete terracotta tiles laid on and including an underlay of 250 micron "Dakseel" sheeting with 75mm lapped and sealed joints and nailed through underlay with non-corrosive tile nails to 38 x 38mm sawn softwood battens at 320mm centre

|   |                                                                             |    |    |           |
|---|-----------------------------------------------------------------------------|----|----|-----------|
| 5 | Reinstate existing roof tiles with 26 degrees pitch (Measured flat on plan) | m2 | 90 | RATE ONLY |
|---|-----------------------------------------------------------------------------|----|----|-----------|

|   |                                                                                                                                                                                                                                  |    |    |           |
|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|----|-----------|
| 6 | Reinstate existng Hips, bedded and pointed in 1:3 tinted cement mortar, including 300mm wide strip of 375 micron embossed dampproof course in accordance with SANS 952 Type B underlay and raking cutting to tiles on both sides | m2 | 30 | RATE ONLY |
|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|----|-----------|

|   |                                                                                                                          |    |    |           |
|---|--------------------------------------------------------------------------------------------------------------------------|----|----|-----------|
| 7 | Reinstate existing Purpose made tile to end of ridge bedded and pointed on 1:3 cement mortar tinted to match tile colour | m2 | 15 | RATE ONLY |
|---|--------------------------------------------------------------------------------------------------------------------------|----|----|-----------|

|   |                                               |    |     |           |
|---|-----------------------------------------------|----|-----|-----------|
| 8 | New Roof covering tiles with 26 degrees pitch | m2 | 215 | RATE ONLY |
|---|-----------------------------------------------|----|-----|-----------|

|   |                                                                                                                                                                                                            |    |     |           |
|---|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|-----|-----------|
| 9 | New Ridges of tiles to match roofing tiles, bedded and pointed in 1:3 tinted cement mortar, including 300mm wide strip of 375 micron embossed dampproof course in accordance with SANS 952 Type B underlay | m2 | 110 | RATE ONLY |
|---|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|-----|-----------|

|    |                                                                                                                                                                                                                                                    |    |     |           |
|----|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|-----|-----------|
| 10 | New Hips of tiles to match roofing tiles, bedded and pointed in 1:3 tinted cement mortar, including 300mm wide strip of 375 micron embossed dampproof course in accordance with SANS 952 Type B underlay and raking cutting to tiles on both sides | m2 | 110 | RATE ONLY |
|----|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|-----|-----------|

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|----|-----------------------------------------------------------------------------------------------------------|----|----|-----------|
| 11 | New Purpose made tile to end of ridge bedded and pointed on 1:3 cement mortar tinted to match tile colour | m2 | 75 | RATE ONLY |
|----|-----------------------------------------------------------------------------------------------------------|----|----|-----------|

0.6mm Galvanised sheet steel flashings

|    |                             |   |        |           |
|----|-----------------------------|---|--------|-----------|
| 12 | Valley flashing 450mm girth | m | 145.00 | RATE ONLY |
|----|-----------------------------|---|--------|-----------|

|    |                                                                                                            |   |       |           |
|----|------------------------------------------------------------------------------------------------------------|---|-------|-----------|
| 13 | Side wall flashing 200mm girth including sealing top edge with mastic in and including groove in brickwork | m | 95.00 | RATE ONLY |
|----|------------------------------------------------------------------------------------------------------------|---|-------|-----------|

|    |                                                                                                            |   |       |           |
|----|------------------------------------------------------------------------------------------------------------|---|-------|-----------|
| 14 | Head wall flashing 200mm girth including sealing top edge with mastic in and including groove in brickwork | m | 95.00 | RATE ONLY |
|----|------------------------------------------------------------------------------------------------------------|---|-------|-----------|

|    |                                                                                                         |   |       |           |
|----|---------------------------------------------------------------------------------------------------------|---|-------|-----------|
| 15 | Cover flashings 150mm girth including sealing top edge with mastic in and including groove in brickwork | m | 75.00 | RATE ONLY |
|----|---------------------------------------------------------------------------------------------------------|---|-------|-----------|

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|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------|---|-------|-----------|
| 16                                                                                                                                                                                                     | Under tile flashings ne 200mm girth including sealing top edge with mastic in and including groove in brickwork | m | 95.00 | RATE ONLY |
| <b>BILL NO 5</b>                                                                                                                                                                                       |                                                                                                                 |   |       |           |
| <b><u>CARPENTRY AND JOINERY</u></b>                                                                                                                                                                    |                                                                                                                 |   |       |           |
| <u>Fixing</u>                                                                                                                                                                                          |                                                                                                                 |   |       |           |
| Items described as "nailed" shall be deemed to be fixed with hardened steel nails or pins, or to be shot-pinned, to brickwork or concrete                                                              |                                                                                                                 |   |       |           |
| Items described as "plugged" shall be deemed to include screwing to fibre, plastic or metal plugs at not exceeding 500mm centres, and where described as "bolted", the bolts have been given elsewhere |                                                                                                                 |   |       |           |
| <u>Joinery</u>                                                                                                                                                                                         |                                                                                                                 |   |       |           |
| Descriptions of frames shall be deemed to include frames, transoms, rails, etc                                                                                                                         |                                                                                                                 |   |       |           |
| Descriptions of hardwood joinery shall be deemed to include sinking and pelleting heads and nuts of bolts                                                                                              |                                                                                                                 |   |       |           |
| <u>Fixing</u>                                                                                                                                                                                          |                                                                                                                 |   |       |           |
| Items described as "nailed" shall be deemed to be fixed with hardened steel nails or shot pins to brickwork or concrete                                                                                |                                                                                                                 |   |       |           |
| <u>Decorative laminate finish:</u>                                                                                                                                                                     |                                                                                                                 |   |       |           |
| Laminate finish shall be glued under pressure. Edge strips shall be butt jointed at junctions with adjacent similar finish                                                                             |                                                                                                                 |   |       |           |
| <b>EAVES, VERGES, ETC</b>                                                                                                                                                                              |                                                                                                                 |   |       |           |
| <u>Everite Flexit pressed nutec-cement</u>                                                                                                                                                             |                                                                                                                 |   |       |           |
| 1                                                                                                                                                                                                      | 12 x 225mm Fascias and barge boards including galvanised steel H-profile jointing strips                        | m | 90.00 | RATE ONLY |
| <b>SKIRTINGS</b>                                                                                                                                                                                       |                                                                                                                 |   |       |           |
| <u>Wrought meranti</u>                                                                                                                                                                                 |                                                                                                                 |   |       |           |
| 2                                                                                                                                                                                                      | 19 x 75mm Skirting nailed                                                                                       | m | 85.00 | RATE ONLY |
| <b>BILL NO 6</b>                                                                                                                                                                                       |                                                                                                                 |   |       |           |
| <b><u>CEILING, PARTITIONS AND ACCESS FLOORING</u></b>                                                                                                                                                  |                                                                                                                 |   |       |           |
| <b>SUPPLEMENTARY PREAMBLES</b>                                                                                                                                                                         |                                                                                                                 |   |       |           |
| <u>Fixing</u>                                                                                                                                                                                          |                                                                                                                 |   |       |           |
| Item described as "nailed" shall be deemed to be fixed with hardened steel nails or pins, or to be shot-pinned, to brickwork or concrete                                                               |                                                                                                                 |   |       |           |
| Items described as "plugged" shall be deemed to include screwing to fibre, plastic or metal plugs at not exceeding 500mm centres, and where described as "bolted", the bolts have been given elsewhere |                                                                                                                 |   |       |           |
| <u>Ceilings</u>                                                                                                                                                                                        |                                                                                                                 |   |       |           |
| Unless otherwise described ceilings shall be deemed to be horizontal                                                                                                                                   |                                                                                                                 |   |       |           |
| <u>Bulkheads</u>                                                                                                                                                                                       |                                                                                                                 |   |       |           |

Bulkheads are defined as those portions of ceilings which are stepped down from the general ceiling level in a particular room or area and which generally occur along the perimeter. Their purpose is either to conceal services or to create architectural features

Bulkheads have only been described as such where they confirm to the above definition and where the horizontal or vertical dimensions do not exceed 900mm such portions of ceilings have been included in the appropriate general items of the ceilings

Unless otherwise described bulkheads shall be deemed to be horizontal along the length

#### Steel components

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

#### User note

Circular bulkheads shall be given separately

### **SUNDRIES**

#### Gypsum plasterboard cornices

|   |                    |   |       |                  |
|---|--------------------|---|-------|------------------|
| 1 | 75mm Coved cornice | m | 65.00 | <b>RATE ONLY</b> |
|---|--------------------|---|-------|------------------|

#### Polystyrene cornices to ceilings (All to match existing)

|   |                                                                           |   |        |                  |
|---|---------------------------------------------------------------------------|---|--------|------------------|
| 2 | Cornice to match existing (PC Amount of R 80 per meter delivered to site) | m | 135.00 | <b>RATE ONLY</b> |
|---|---------------------------------------------------------------------------|---|--------|------------------|

### **BILL NO 7**

### **FLOOR COVERINGS, PLASTIC LININGS, ETC**

#### **FLOOR COVERINGS**

#### Laminated floor covering (To match existing)

|   |                               |    |        |                  |
|---|-------------------------------|----|--------|------------------|
| 1 | On floors (PC amount R 300m2) | m2 | 460.00 | <b>RATE ONLY</b> |
|---|-------------------------------|----|--------|------------------|

### **BILL NO 8**

#### **PLASTERING**

#### **SUPPLEMENTARY PREAMBLES**

#### User Note

The following preambles are to be included only when specifically required by the principal agent

#### GRANOLITHIC

#### Method

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

#### Preparation

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

#### Mix

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

#### Panels

Granolithic shall be laid in panels not exceeding 14 m<sup>2</sup> for monolithic finishes, not exceeding 9,5 m<sup>2</sup> for bonded finishes and not exceeding 6 m<sup>2</sup> 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 3 mm wide through the full thickness of the finish, separated by strips of wood or fibreboard and finished with V-joints

#### Laying

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

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

#### Curing, seasoning and protection

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

#### Colour

Coloured granolithic shall be tinted with an approved colouring pigment mixed into a true and even colour

### **SCREEDS**

#### Screeds on concrete

|   |                                                        |                |        |                  |
|---|--------------------------------------------------------|----------------|--------|------------------|
| 1 | 30mm Thick on floors and landings to fall              | m <sup>2</sup> | 115.00 | <b>RATE ONLY</b> |
| 2 | 70mm Average thick screed to falls                     | m <sup>2</sup> | 145.00 | <b>RATE ONLY</b> |
| 3 | 50 x 50mm Triangular fillets against walls, kerbs, etc | m              | 55.00  | <b>RATE ONLY</b> |

### **BILL NO 9**

#### **TILING**

#### **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 adhesive and grouts from the "TAL Professional" ("Ceresit Tylon") range of products as recommended by the manufacturer

### WALL TILING

600x600x10mm Porcelain Wall tiles (To match existing) (PC R 230/m2 ) fixed with adhesive on to walls and flush pointed waterproofing grout.

|   |          |    |        |           |
|---|----------|----|--------|-----------|
| 1 | On walls | m2 | 505.00 | RATE ONLY |
|---|----------|----|--------|-----------|

|   |                                          |   |        |           |
|---|------------------------------------------|---|--------|-----------|
| 2 | Skirting tiles 100mm high (of cut tiles) | m | 105.00 | RATE ONLY |
|---|------------------------------------------|---|--------|-----------|

400x400x8mm Ceramic Wall tiles (To match existing) (PC R 150/m2) fixed with adhesive on to walls and flush pointed waterproofing grout.

|   |          |    |        |           |
|---|----------|----|--------|-----------|
| 3 | On walls | m2 | 395.00 | RATE ONLY |
|---|----------|----|--------|-----------|

|   |                                                |    |        |           |
|---|------------------------------------------------|----|--------|-----------|
| 4 | On walls in isolated panels, splash backs, etc | m2 | 410.00 | RATE ONLY |
|---|------------------------------------------------|----|--------|-----------|

|   |                                          |   |       |           |
|---|------------------------------------------|---|-------|-----------|
| 5 | Skirting tiles 100mm high (of cut tiles) | m | 75.00 | RATE ONLY |
|---|------------------------------------------|---|-------|-----------|

### FLOOR TILING

#### User Note

Waterproofing grout is to be used in showers, on balconies etc.

600x600x10mm Porcelain floor tiles (To match existing) (PC R 230/m2 ) fixed with adhesive on to screed (Including the treating of screed with bonding liquid) and flush pointed waterproofing grout.

|   |           |    |        |           |
|---|-----------|----|--------|-----------|
| 6 | On floors | m2 | 505.00 | RATE ONLY |
|---|-----------|----|--------|-----------|

400x400x8mm Ceramic floor tiles (To match existing) (PC R 130/m2 ) fixed with adhesive on to screed (Including the treating of screed with bonding liquid) and flush pointed waterproofing grout.

|   |           |    |        |           |
|---|-----------|----|--------|-----------|
| 7 | On floors | m2 | 395.00 | RATE ONLY |
|---|-----------|----|--------|-----------|

### SUNDRIES

Aluminium dividing strips etc.

|   |                                            |   |       |           |
|---|--------------------------------------------|---|-------|-----------|
| 8 | M-Trim Aluminium Straight Edge Trim Silver | m | 55.00 | RATE ONLY |
|---|--------------------------------------------|---|-------|-----------|

### BILL NO 10

### PLUMBING AND DRAINAGE (PROVISIONAL)

#### RAINWATER DISPOSAL

uPVC pipes

|   |                                                                                |    |        |           |
|---|--------------------------------------------------------------------------------|----|--------|-----------|
| 1 | 75mm Diameter weep pipe 600mm long with splay-cut end, built through brickwork | No | 102.00 | RATE ONLY |
|---|--------------------------------------------------------------------------------|----|--------|-----------|

#### HOLES ETC

Core drilling hole exceeding 50mm and not exceeding 100mm diameter

|                                                                                                                                                                                                                                          |                                                                            |    |        |           |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------|----|--------|-----------|
| 2                                                                                                                                                                                                                                        | 330mm brick wall                                                           | No | 300.00 | RATE ONLY |
| <b>BILL NO 11</b>                                                                                                                                                                                                                        |                                                                            |    |        |           |
| <b>PAINTWORK</b>                                                                                                                                                                                                                         |                                                                            |    |        |           |
| <b>SUPPLEMENTARY PREAMBLES</b>                                                                                                                                                                                                           |                                                                            |    |        |           |
| <b>PREPARATORY WORK TO EXISTING WORK</b>                                                                                                                                                                                                 |                                                                            |    |        |           |
| <u>Previously painted plastered surfaces</u>                                                                                                                                                                                             |                                                                            |    |        |           |
| Surfaces shall be thoroughly cleaned down. Blistered or peeling paint shall be completely removed and cracks and crevices shall be primed, filled with suitable filler and finished smooth                                               |                                                                            |    |        |           |
| <u>Previously painted metal surfaces</u>                                                                                                                                                                                                 |                                                                            |    |        |           |
| Surfaces shall be thoroughly rubbed and cleaned down. Blistered or peeling paint shall be completely removed down to bare metal                                                                                                          |                                                                            |    |        |           |
| <u>Previously painted wood surfaces</u>                                                                                                                                                                                                  |                                                                            |    |        |           |
| Surfaces shall be thoroughly washed down and allowed to dry completely before any paint is applied. Blistered or peeling paint shall be completely removed and cracks shall be opened, filled with a suitable filler and finished smooth |                                                                            |    |        |           |
| <b>PAINT SPECIFICATIONS</b>                                                                                                                                                                                                              |                                                                            |    |        |           |
| All painting shall be done in accordance with Plascon or Dulux specifications unless otherwise described                                                                                                                                 |                                                                            |    |        |           |
| <b>COLOURS</b>                                                                                                                                                                                                                           |                                                                            |    |        |           |
| Unless otherwise described all paintwork shall be deemed to have a colour value in excess of 7 on Munsell system in accordance with SANS 1091                                                                                            |                                                                            |    |        |           |
| <b>PAINTWORK ETC TO NEW WORK</b>                                                                                                                                                                                                         |                                                                            |    |        |           |
| <b>ON INTERNAL FLOATED PLASTER SURFACES</b>                                                                                                                                                                                              |                                                                            |    |        |           |
| <u>Prepare and apply one coat primer and two coats quality paint to match existing (Plascon Product)</u>                                                                                                                                 |                                                                            |    |        |           |
| 1                                                                                                                                                                                                                                        | On walls                                                                   | m2 | 90.00  | RATE ONLY |
| <b>ON EXTERNAL FLOATED PLASTER SURFACES</b>                                                                                                                                                                                              |                                                                            |    |        |           |
| <u>Prepare and apply one coat primer and two coats quality paint to match existing (Plascon Product)</u>                                                                                                                                 |                                                                            |    |        |           |
| 2                                                                                                                                                                                                                                        | On walls                                                                   | m2 | 90.00  | RATE ONLY |
| <b>ON FIBRE-CEMENT BOARD SURFACES</b>                                                                                                                                                                                                    |                                                                            |    |        |           |
| <u>Prepare and apply one coat primer and two coats high quality acrylic emulsion paint</u>                                                                                                                                               |                                                                            |    |        |           |
| 3                                                                                                                                                                                                                                        | Ceilings and cornices, including priming metal cover strips and nail heads | m2 | 90.00  | RATE ONLY |
| <b>ON SMOOTH CONCRETE SURFACES</b>                                                                                                                                                                                                       |                                                                            |    |        |           |
| <u>One undercoat and two coats premium quality highly washable paint to match existing. Applied strictly to manufacturer's specification (Plascon)</u>                                                                                   |                                                                            |    |        |           |
| 4                                                                                                                                                                                                                                        | Ceilings and Beams                                                         | m2 | 90.00  | RATE ONLY |
| <b>PAINTWORK ETC TO PREVIOUSLY PAINTED WORK</b>                                                                                                                                                                                          |                                                                            |    |        |           |

|                                                                                                                                                                          |                   |            |            |                  |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|------------|------------|------------------|
| <b>ON INTERNAL FLOATED PLASTER SURFACES</b>                                                                                                                              |                   |            |            |                  |
| <u>Two coats premium quality highly washable paint on work in sound condition to match existing. Applied strictly to manufacturer's specification (Plascon or Dulux)</u> |                   |            |            |                  |
| 5                                                                                                                                                                        | On walls          | m2         | 75.00      | <b>RATE ONLY</b> |
| <b>ON EXTERNAL FLOATED PLASTER SURFACES</b>                                                                                                                              |                   |            |            |                  |
| <u>Two coats superior quality acrylic emulsion paint on work in sound condition to match existing (Dulux Wall and All or similar approved)</u>                           |                   |            |            |                  |
| 6                                                                                                                                                                        | On external walls | m2         | 75.00      | <b>RATE ONLY</b> |
| SUB TOTAL                                                                                                                                                                |                   | ST         |            |                  |
| <b>CONTINGENCY</b>                                                                                                                                                       |                   |            |            |                  |
| Allow a contingency of 10% to be used as directed by the Quantity Surveyor                                                                                               |                   | SUM        | 10%        |                  |
| <b>VALUE ADDED TAX</b>                                                                                                                                                   |                   | <b>TAX</b> | <b>15%</b> |                  |
|                                                                                                                                                                          |                   |            |            |                  |
|                                                                                                                                                                          |                   |            |            |                  |
|                                                                                                                                                                          |                   |            |            |                  |