

Item

Quantity

Rate

Amount

SECTION 1

BILL NO. 1

PRELIMINARIES

BUILDING AGREEMENT AND PRELIMINARIES

The JBCC edition 6.1 Principal Building Agreement (March 2014 edition) prepared by the Joint Building Contracts Committee, shall be the agreement, amended as hereinafter described

The Preliminaries for use with the JBCC edition 6.1 Principal Building Agreement (March 2014) prepared by the Joint Building Contracts Committee, shall be deemed to be incorporated in these bills of quantities

Contractors are referred to the above-mentioned documents for the full intent and meaning of each clause thereof

These clauses are hereinafter referred to by clause number and heading only. Where standard clauses or alternatives are not entirely applicable to this contract such modifications, corrections or supplements as will apply are given under each relevant clause heading and such modifications, corrections or supplements shall take precedence notwithstanding anything contrary contained in the above-mentioned documents

Where any item is not relevant to this specific contract such item is marked N/A, signifying "not applicable"

Notwithstanding anything to the contrary contained in any of the contract documents including the Principal Building Agreement and the Preliminaries, the provision of the "Preliminaries" as hereinafter set forth shall prevail and shall take precedence

PREAMBLES FOR TRADES

The Model Preambles for Trades (1999 edition) as published by the Association of South African Quantity Surveyors shall be deemed to be incorporated in these bills of quantities and no claim arising from brevity of description of items fully described in the said Model Preambles for Trades will be entertained

Carried to Collection

R

Section 1

Bill 1

Preliminaries

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Item		Quantity	Rate	Amount
	<p>Supplementary preambles to the Model Preambles covering clauses of a general nature, clauses pertaining to specific materials and amendments to clauses in the Model Preambles are incorporated in these bills of quantities to satisfy the requirements of this project</p> <p>The contractor's prices for all items throughout these bills of quantities must take account of and include for all of the obligations, requirements and specifications given in the Model Preambles and in any supplementary preambles</p> <p>GENERAL</p> <p>If Alternative A as set out in clause B10.3 hereinafter is to be used for the adjustment of the preliminaries each item priced is to be allocated to one or more of the three categories "F", "T" or "V" as the case may be below such item, where "F" denotes a fixed amount (amount not to be varied), "T" denotes an amount variable in proportion to time and "V" denotes an amount variable in proportion to value</p> <p>SECTION A - PRINCIPAL BUILDING AGREEMENT</p> <p>Definitions (A1)</p> <p>1 Definitions and interpretation (clause 1) Fixed:..... Value Related:..... Time Related:.....</p> <p>Objective and Preparation (A2 to A14)</p> <p>2 Offer acceptance and performance (clause 2) Fixed:..... Value Related:..... Time Related:.....</p> <p>3 Documents (clause 3) F:..... V:..... T:.....</p> <p>4 Design responsibility (clause 4) F:..... V:..... T:.....</p>			
	Carried to Collection		R	
	<p>Section 1</p> <p>Bill 1</p> <p>Preliminaries</p> <p>Building Fourth Floor Refurbishment Works</p> <p>CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS</p>			

Item		Quantity	Rate	Amount
5	<p>Employer's agents (clause 5) F:.....V:..... T:.....</p> <p>The principal agent shall:</p> <ul style="list-style-type: none"> - monitor and control progress and scheduling - monitor all contract conditions, and - coordinate the efforts of the employer's agents, the contractor and subcontractors <p>The powers conferred on the principal agent in terms of this clause and/or the exercising of these powers shall not be construed as removing or diminishing any of the obligations of the Contractor in terms of the Principal Building Agreement, whether financial, contractual or otherwise, nor shall the exercising of these powers create any privity of contract as between the Employer or his agents on the one part and the Contractor or subcontractors or suppliers on the other part</p>	Item		
6	<p>Site representative (clause 6) F:.....V:..... T:.....</p>	Item		
7	<p>Compliance with regulations (clause 7) F:.....V:..... T:.....</p>	Item		
8	<p>Works risk (clause 8) F:.....V:..... T:.....</p>	Item		
9	<p>Indemnities (clause 9) F:.....V:..... T:.....</p>	Item		
10	<p>Works insurances (clause 10) F:..... V:..... T:.....</p>	Item		
11	<p>Liability insurances (clause 11) F:.....V:..... T:.....</p>	Item		
12	<p>Effecting insurance (clause 12) F:.....V:..... T:.....</p>	Item		
13	NO CLAUSE	N/A		
14	<p>Security (clause 14) F:.....V:..... T:.....</p>	Item		
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<p>Section 1 Bill 1 Preliminaries Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS</p>				

Item		Quantity	Rate	Amount
Execution (A15-A23)				
15	Preparation for and execution of the works (clause 15) F:..... V:..... T:.....	Item		
16	Access to the works (clause 16) F:..... V:..... T:.....	Item		
17	Contract instructions (clause 17) F:..... V:..... T:.....	Item		
18	Setting out of the works (clause 18) F:..... V:..... T:.....			
	The contractor shall notify the principal agent if any encroachments of adjoining foundations, buildings, structures, pavements, boundaries, etc exist in order that the necessary arrangements may be made for the rectification of any such encroachments	Item		
19	Assignment (clause 19) F:..... V:..... T:.....			
	The contractor shall not cede his rights or delegate his obligations in terms of this agreement unless specifically called for by the employer	Item		
20	Nominated subcontractors (clause 20) F:..... V:..... T:.....	Item		
21	Selected subcontractors (clause 21) F:..... V:..... T:.....			
	Written proof is required from subcontract tenderers at tendering that they can meet the JBCC Selected Subcontract Agreement or other tender agreements and provide security in terms of the agreement. If the above is not provided the tender may not be accepted			
	All amounts allowed under Provisional Amounts are intended to be awarded to Selected Subcontractors	Item		
22	Employer's Direct Contractors (clause 22) F:..... V:..... T:.....	Item		
23	Contractor's Domestic Sub-Contractors (Clause 23) F:..... V:..... T:.....	Item		
	Carried to Collection		R	
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Item	Quantity	Rate	Amount
Completion (A24-A30)			
24	Practical completion (clause 24) F:..... V:..... T:.....	Item	
25	Works completion (clause 25) F:..... V:..... T:.....	Item	
26	Final completion (clause 26) F:..... V:..... T:.....	Item	
27	Latent defects liability period (clause 27) F:..... V:..... T:.....	Item	
28	Sectional completion (clause 28) F:..... V:..... T:.....	Item	
29	Revision of date of practical completion (clause 29) F:..... V:..... T:.....		
	The removal and replacement of materials and/or workmanship that do not conform to specification or drawings shall not constitute grounds for an extension of the construction period nor for an adjustment to the contract sum (clause 29.3)	Item	
30	Penalty for non-completion (clause 30) F:..... V:..... T:.....	Item	
Payment (A31 - A35)			
31	Interim payment to the contractor (clause 31) F:..... V:..... T:.....	Item	
32	Adjustment to the contract value (clause 32) F:..... V:..... T:.....		
	Where prices are submitted by the contractor or nominated/selected subcontractors during the progress of the works in respect of contract instructions or in regard to a claim under the terms of the contract and notwithstanding the fact that such prices may be used in an interim payment certificate, there is to be no presumption of acceptance.		
	Should the principal agent wish to accept any such prices prior to the issue of the final certificate, it will be in writing	Item	
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Item		Quantity	Rate	Amount
33	Recovery of expense and loss (clause 33) F:..... V:..... T:.....	Item		
34	Final account and final payment (clause 34) F:..... V:..... T:.....			
	The employer shall not pay any interest on amounts payable to the contractor for one hundred and forty two (142) days after the date of issue of the certificate of practical completion			
	The employer shall, however, pay interest to the contractor at the rate stipulated in clause 34.11 on any amounts payable to the contractor more than one hundred and forty two (142) days after the date of issue of the certificate of practical completion but only for such period as the settlement of the final account is delayed by the non-performance of the principal agent or the employer or his agents. In evaluating non-performance for purposes of this clause a reasonable time shall be allowed to the employer or his agents to respond to any matter brought to his/their attention and which may affect the settlement of the final account	Item		
35	Payment to other parties (clause 35) F:..... V:..... T:.....	Item		
	Cancellation (A36-A39)			
36	Cancellation by employer - contractor's default (clause 36) F:..... V:..... T:.....	Item		
37	Cancellation by employer - loss and damage (clause 37) F:..... V:..... T:.....	Item		
38	Cancellation by contractor - employer's default (clause 38) F:..... V:..... T:.....	Item		
39	Cancellation - cessation of the works (clause 39) F:..... V:..... T:.....	Item		
	Dispute (A40)			
40	Dispute Settlement (clause 40) F:..... V:..... T:.....	Item		
	Carried to Collection		R	
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Item	Quantity	Rate	Amount
<p>41 State clauses (Clause 41) F:..... V:..... T:.....</p> <p>Information necessary for the completion of those clauses contained in the schedule which are necessary for tender purposes is given hereunder</p> <p>THE SCHEDULE</p> <p>Information necessary for completion of those clauses contained in the schedule which are necessary for tender purposes is given hereunder</p>	Item		
<p>42 Pre-tender information (clause 42) F:..... V:..... T:.....</p> <p><u>42.1 CONTRACTING AND OTHER PARTIES</u></p> <p>42.1.1 Employer:</p> <p>Central Johannesburg College</p> <p>Postal address:</p> <p>Tel :</p> <p>Fax:</p> <p>Physical Address:</p>	Item		
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Item	Quantity	Rate	Amount
42.1.2 Principal Agent: Shabangu Architects Postal address: Tel Fax			
42.1.3 Architect: Shabangu Architects Cell Fax			
42.1.4 Quantity Surveyor: Vumah Management (Pty) Ltd Postal address: Tel Fax			
Carried to Collection			R
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Item	Quantity	Rate	Amount
42.1.5 Agents service: Structural Engineer Themba Consulting Engineers Postal address: Physical Address: Tel Fax			
42.1.6 Agents service: Civil Engineer Themba Consulting Engineers Tel Fax			
42.1.7 Agent service: Electrical Engineer Rivoningo Consulting Engineers Postal address: Physical Address: Tel Fax			
Carried to Collection			R
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Item	Quantity	Rate	Amount
<p>42.1.8</p> <p>Agents service: Mechanical & Fire</p> <p>Rivoningo Consulting Engineers</p> <p>Postal address:</p> <p>Physical Address:</p> <p>Tel</p> <p>Fax</p>			
<p><u>42.2 CONTRACT DETAILS</u></p>			
<p>42.2.1 Works Description:</p> <p>Refurbishment of 4th Floor</p>			
<p>42.2.2 Site Description:</p> <p>The site is located Alexandra</p>			
<p>42.2.3 Work or installations by direct contractors:</p> <p>N/A</p>			
<p>42.2.4 This agreement is for a government contract where there are specific options that are applicable to a State organ only</p> <p>No</p>			
<p>42.2.5 Date on which possession of the site is intended to be given:</p> <p>T/A</p>			
<p>42.2.6 Period for the commencement of the works after the contractor takes possession of the site</p> <p>10 working days</p>			
<p>Carried to Collection</p>		R	
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42.2.7 For the works as a **whole**. Intended date of practical completion and the penalty per calendar day

10 months after contractual commencement date
Penalty Amount
3.5 cents/R100 of the contract sum per calendar day
but limited to 10% of the contract value at which point the contract will be terminated.

42.2.8 For the works in **sections**: Intended date of practical completion and the penalty per calendar day

Section 1
.N/A..... Date
R.N/A..... Penalty Amount

42.2.9 The **law** applicable to this **agreement** shall be that of
South Africa (country)

42.3 INSURANCES

42.3.1 Contract works insurance to be effected by:
Contractor:
For the Sum of Construction Cost + 30%
With a deductible of - to be determined by the contractor

42.3 INSURANCES

42.3.2 Supplementary insurance is required

No

42.3.3 Public liability insurance to be effected by:

Contractor:
For the Sum of R 4 000 000.00
With a deductible of - to be determined by the contractor

42.4 DOCUMENTS

42.4.1 Waivers of **contractors lien** or right of continuing possession is required

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Item		Quantity	Rate	Amount
	42.4.2 Number of construction document copies to be supplied to the contractor free of charge: <p style="text-align: right;"><i>3 Number of</i></p>			
	42.4.3 Bills of Quantities/Lump sum document schedule of rates drawn up in accordance with: "Standard System of Measuring Builders' Work"			
	42.4.4 On acceptance of the tender the bills of quantities/lump sum document is to be submitted within working days <i>The priced bills of quantities must be handed in with the tender</i>			
	42.4.5 JBCC Engineering General Conditions are to be included in the contract documents: <p style="text-align: right;"><i>No</i></p>			
	42.4.6 The contract value is to be adjusted using escalation adjustment indices <p style="text-align: right;"><i>No</i></p>			
	Where JBCC CPAP is to be used			
	42.4.7 Details of changes made to the provision of JBCC standard documentation:			
	SECTION B: PRELIMINARIES			
	Definitions and interpretation (B1)			
43	Definition and interpretation (B1.1 - B1.4.6) F:..... V:..... T:.....		Item	
	Documents (B2)			
44	Checking of documents (B2.1) F:..... V:..... T:.....		Item	
45	Provisional bills of quantities (B2.2) F:..... V:..... T:.....		Item	
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Item		Quantity	Rate	Amount
46	Availability of construction documentation (B2.3) F:..... V:..... T:.....	Item		
47	Interests of agents (B2.4) F:..... V:..... T:.....	Item		
48	Priced documents (B2.5) F:..... V:..... T:.....	Item		
49	Tender submission (B2.6) F:..... V:..... T:.....	Item		
	The site (B3)			
50	Defined works area (B3.1) F:..... V:..... T:.....	Item		
51	Geotechnical investigation (B3.2) F:..... V:..... T:.....	Item		
52	Inspection of the site (B3.3) F:..... V:..... T:.....			
	Existing premises occupied (B3.4) F:..... V:..... T:.....			
	Previous work - dimensional accuracy(B3.5) F:..... V:..... T:.....			
	Previous work - defects (B3.6) F:..... V:..... T:.....	Item		
53	Services - known (B3.7) F:..... V:..... T:.....	Item		
54	Services - unknown (B3.8) F:..... V:..... T:.....	Item		
55	Protection of trees etc (B3.9) F:..... V:..... T:.....	Item		
56	Articles of value (B3.10) F:..... V:..... T:.....	Item		
57	Inspection of adjoining properties etc (B3.11) F:..... V:..... T:.....	Item		
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Item		Quantity	Rate	Amount
Management of contract (B4)				
58	Management of the works (B4.1) F:..... V:..... T:.....	Item		
59	Programme for the works (B4.2) F:..... V:..... T:.....	Item		
60	Progress meetings (B4.3) F:..... V:..... T:.....	Item		
61	Technical meetings (B4.4) F:..... V:..... T:.....	Item		
62	Labour and Plant records (B4.5) F:..... V:..... T:.....	Item		
Local labour				
63	The contractor to provide for transportation of local labour for the duration of the contract. F:..... V:..... T:.....	Item		
64	The contractor to provide for safety clothing to local labours F:..... V:..... T:.....	Item		
Samples, Shop Drawings and Manufacturer's Instructions (B5)				
65	Samples of materials (B5.1) F:..... V:..... T:.....	Item		
66	Workmanship samples (B5.2) F:..... V:..... T:.....	Item		
67	Shop drawings (B5.3) F:..... V:..... T:.....	Item		
68	Compliance with Manufacturer's Instructions (B5.4) F:..... V:..... T:.....	Item		
			R	
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Item		Quantity	Rate	Amount
	Temporary works and plant (B6)			
69	Deposits and fees (B6.1) F:..... V:..... T:.....	Item		
70	Enclosure of the works (B6.2) F:..... V:..... T:.....	Item		
71	Advertising (B6.3) F:..... V:..... T:.....	Item		
72	Plant, equipment, sheds and offices (B6.4) F:..... V:..... T:.....	Item		
73	Main notice board (B6.5) F:..... V:..... T:.....	Item		
74	Subcontractors' notice board (B6.6) F:..... V:..... T:.....	Item		
	Temporary services (B7)			
75	Location (B7.1) F:..... V:..... T:.....	Item		
76	Water (B7.2) Option [A] shall apply F:..... V:..... T:.....	Item		
77	Electricity (B7.3) Option [A] shall apply F:..... V:..... T:.....	Item		
78	Telecommunication facilities (B7.4) F:..... V:..... T:.....	Item		
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Item		Quantity	Rate	Amount
79	Ablution facilities (B7.5)			
	Option [A] shall apply			
	F:..... V:..... T:.....	Item		
	Prime cost amounts (B8)			
80	Responsibility for prime cost amounts (B8.1)			
	F:..... V:..... T:.....	Item		
	Attendance on N/S Subcontractors (B9)			
81	General attendance (B9.1)			
	F:..... V:..... T:.....	Item		
82	Special attendance (B9.2)			
	F:..... V:..... T:.....	Item		
83	Commissioning - Fuel, water and power (B9.3)			
	F:..... V:..... T:.....	Item		
	Financial aspects (B10)			
84	Statutory taxes, duties and levies (B10.1)			
	F:..... V:..... T:.....	Item		
85	Payment of preliminaries (B10.2)			
	Option [B] shall apply			
	F:..... V:..... T:.....	Item		
86	Adjustment of preliminaries (B10.3)			
	Option [A] shall apply			
	F:..... V:..... T:.....	Item		
87	Payment certificate cash flow (B10.4)			
	F:..... V:..... T:.....	Item		
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Item		Quantity	Rate	Amount
	General (B11)			
88	Protection of works (B11.1) F:..... V:..... T:.....	Item		
89	Protection/isolation of existing/sectionally occupied works (B11.2) F:..... V:..... T:.....	Item		
90	Security of the Works (B11.3) F:..... V:..... T:.....	Item		
91	Notice before covering work (B11.4) F:..... V:..... T:.....	Item		
92	Disturbance (B11.5) F:..... V:..... T:.....	Item		
93	Environmental Disturbance (B11.6) F:..... V:..... T:.....	Item		
94	Works cleaning and clearing (B11.7) F:..... V:..... T:.....	Item		
95	Vermin (B11.8) F:..... V:..... T:.....	Item		
96	Overhand work (B11.9) F:..... V:..... T:.....	Item		
97	Instruction manuals and guarantees (B11.10) F:..... V:..... T:.....	Item		
98	As built information (B11.11) F:..... V:..... T:.....	Item		
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Item		Quantity	Rate	Amount
99	Tenant Installations (B11.12) F:..... V:..... T:.....	Item		
Schedule of variables (B12)				
100	Pre-tender information (B12.1) F:..... V:..... T:.....			
	12.1.1 Provisional bills of quantities (B2.2) The quantities are provisional:		Yes	
	12.1.2 Availability of construction documentation (B2.3) Construction documentation is not complete		No	
	12.1.3 Interest of agents (B2.4)			
	12.1.4 Defined works area (B3.1)			
	12.1.5 Geotechnical investigation (B3.2)		Yes	
	12.1.6 Existing premises occupied (B3.4)			
	12.1.7 Previous work - dimensional accuracy (B3.4)			
	12.1.8 Previous work - defects (B3.5)			
	12.1.9 Services - known (B3.7)			
	12.1.10 Protection of trees (B3.9) All trees should be protected and only on instruction of the Principal Agent may any trees be removed			
	12.1.11 Inspection of adjoining properties (B3.11)			
	12.1.12 Enclosure of the works (B6.2)			
	12.1.13 Offices (B6.4.3) An office for the clerk of works should be provided			
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12.1.14 Main notice board (B6.5)			
Yes			
12.1.15 Subcontractors notice board (B6.6) A notice board is required			
No			
12.1.16 Water (B7.2) Alternative Selected: A			
12.1.17 Electricity (B7.3) Alternative selected: A			
12.1.18 Telecommunications (B7.4)			
12.1.19 Ablution facilities (B7.5) Alternative selected: A			
12.1.20 Protection of existing/sectionally occupied works (B11.2)			
12.1.21 Special attendance (B9.2)			
Subcontractor (1) details: N/A			
12.1.22 Protection of the works (B11.1) N/A			
12.1.23 Disturbance (B11.5) N/A			
12.1.24 Environmental Disturbance (B11.6) N/A			
Post tender information (B12.2)			
12.2.1 Payment of preliminaries Alternative selected: B			
12.2.2 Adjustment of preliminaries Alternative selected: A			
12.2.3 Additional agreed preliminaries items N/A			
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Item	Quantity	Rate	Amount
SECTION C: SPECIFIC PRELIMINARIES			
Any special items to meet the particular circumstances of a specific project are embodied in this section. Where required for an aspect of the works to be executed according to a design by a consulting engineer, a recital of the headings to the individual clauses of the JBCC Engineering General Conditions are included			
101	Black economic empowerment and training	Item	
	F:..... V:..... T:.....		
102	Proprietary branded products	Item	
	F:..... V:..... T:.....		
	The contractor shall take delivery of, handle, store, use, apply and/or fix all proprietary branded products in strict accordance with the manufacturers' instructions after consultation with the manufacturer's authorised representative		
103	Contract instructions	Item	
	F:..... V:..... T:.....		
	Contract instructions issued on site are to be recorded in triplicate in a contract instruction book which is to be supplied and maintained on site by the contractor		
104	Labour record	Item	
	F:..... V:..... T:.....		
	At the end of each week the contractor shall provide the principal agent with a written record, in schedule form, reflecting the number and descriptions of tradesmen and labourers employed by him and all subcontractors on the works each day of that week		
105	Plant record	Item	
	F:..... V:..... T:.....		
	At the end of each week the contractor shall provide the principal agent with a written record, in schedule form, reflecting the number, type and capacity of all plant, excluding hand tools used on the works each day of that week		
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106	<p>Guarantees</p> <p>F:..... V:..... T:.....</p> <p>Where guarantees are called for, the contractor shall obtain a written guarantee, addressed to the employer, from the firm supplying the materials and/or doing the work and shall deliver same to the principal agent on the certified completion of the contract. The guarantee shall state that workmanship, materials and installation are guaranteed for a specified period from the date of certified completion of the contract, and that any defects that may arise during the specified period shall be made good at the expense of the firm supplying the materials and/or doing the work, upon written notice from the principal agent to do so. This guarantee will not be enforced if the work is damaged by defects in the construction of the building in which case the responsibility for replacement shall rest entirely with the contractor. The principal agent shall be the sole judge of the cause responsible for defects in the work and his decision shall be final and binding in terms of clause 40.2 of the agreement</p>	Item		
107	<p>Overtime</p> <p>F:..... V:..... T:.....</p> <p>Should overtime be required to be worked for any reason whatsoever, the costs of such overtime are to be borne by the contractor unless the principal agent has specifically authorised, in writing, prior to execution thereof, that costs for such overtime are to be borne by the employer</p>	Item		
108	<p>Co-operation of contractor for cost management</p> <p>F:..... V:..... T:.....</p> <p>It is specifically agreed that the contractor accepts the obligation of assisting the professional consultants in implementing proper cost management. The contractor will be advised by the principal agent of all cost management procedures which will be implemented to ensure that the final building cost does not exceed the budget. The quantity surveyor undertakes to make available to the contractor all budgetary allowances and cost assessments/reports to enable the proper procedures to be implemented and the contractor will attend all cost plan review and cost management meetings. The contractor undertakes to extend these procedures in regard to all subcontractors</p>	Item		
	Carried to Collection		R	
	<p>Section 1 Bill 1 Preliminaries Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS</p>			

Item		Quantity	Rate	Amount
109	<p>Occupational Health and Safety Specification</p> <p>F:..... V:..... T:.....</p> <p>Any Principal Contractor entering into a contract with The Developer must achieve an acceptable level of Occupational Health and Safety performance. Refer to "Project Specification" and "Safety, Health and Environmental Evaluation Questionnaire" The contractor to comply with all provisions of the above and to be enforced on all selected and or other sub-contractors, as no claim afterwards will be entertained</p>			
110	<p>Obligatory Sub-contracting and Training</p> <p>F:..... V:..... T:.....</p> <p>The Principal Agent shall call for tenders for Sub-Contractors. The Department of Public Works data base of registered Contractors shall be used where possible.</p> <p>The Principal Agent and the Contractor shall provide for sections of the proposed tender to be subcontracted to a Domestic Sub-Contractor. The Principal Agent and the Contractor shall at all times make sure that the work complies with the relevant specifications, standards and norms as contained in this tender.</p> <p>The Principal Agent and the Contractor shall provide for the necessary skills transfer and assistance to complete the subcontracted section of the works.</p> <p>The Principal Agent and the Contractor shall provide the necessary documentation to the Domestic Sub-Contractor for upgrading of the rating by CIDB.</p> <p>BEE Sub-Contractors must be 100% black owned and be locally based</p>			
Carried to Collection			R	
<p>Section 1 Bill 1 Preliminaries Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS</p>				

Section 1

Bill 1

Preliminaries

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Section 1

Bill 1

Preliminaries

Building Fourth Floor Refurbishment Works
CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Section 1

Bill 1

Preliminaries

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Section 1

Bill 1

Preliminaries

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Item		Quantity	Rate	Amount
5	<p>The contractor shall provide, erect, maintain and afterwards remove all hoists, tarpaulins, fans, weatherproofing and dustproof screens and drop sheets or other methods of protection and provide any drains, trenches, etc., as directed or as may be necessary or as may be required by the authorities to properly -protect from damage to the works, materials and property whether of the employer, other owners or the general public, and secure the safety and freedom from injury of all persons. The contractor shall provide similar protection to protect the inside of existing structures during the progress of the work, taking particular care when existing roofs are altered. Any damage caused by storms, surface water or water from other causes or by inclement weather or by other causes shall be made good at the contractors expense.</p>	Item		
6	<p>The contractor is to allow for watering the works with a jet or spray from a hose, sufficient to prevent any nuisance from dust.</p>	Item		
7	<p>The contractor shall provide and erect all casings and protection for and cover up all existing fittings, doors, windows, joinery work, walls, floors, etc., not disturbed during the alterations and clear away and make good on completion.</p>	Item		
8	<p>The contractor shall provide, erect and remove when directed all casings temporary roof coverings, tarpaulins, dust covers and weatherproof screens and barriers that may be necessary as protection against inclement weather or other damage to the architect's satisfaction.</p>	Item		
9	<p>The contractor shall provide, erect and remove when directed all incidental shoring, needling, strutting, etc., that may be necessary while carrying out any portion of the works to ensure stability of the premises with suitable and substantial timber and other materials. Prices for all items of demolition to form openings shall include for the provision of such support.</p>	Item		
10	<p>Allow for the giving of notice to the proper authorities to disconnect the existing water supply, drain pipes, fire mains or other piping that may be encountered and for sealing pipes as required during the course of the demolitions, all to the satisfaction of the architect to whom due notice is to be given of all alterations to existing services. Pay all fees and costs in connection therewith. Allow for temporary work so that services to existing premises are maintained.</p>	Item		
11	<p>The contractor shall allow for liaison, co-ordinating, working with, programming and sequencing work to suit the programmes of the other direct contractors on site.</p>	Item		
Carried to Collection			R	
<p>Section 2 Bill 1 Alterations (Provisional) Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS</p>				

Item		Quantity	Rate	Amount
DEMOLITION AND ALTERATION WORK				
REMOVAL OF EXISTING WORK				
<u>Take down and remove existing 230mm brickwall</u>				
12	230mm brick wall	m ²	10	
<u>Take down and remove existing ceiling</u>				
13	Ceilings	m ²	1,664	
<u>Take out and remove existing doors and make good</u>				
14	813 x 2032mm High door	No	12	
<u>Take out and remove existing old shelving and joinery and make good</u>				
15	All joinery and shelving		Item	
PREPARATORY WORK TO EXISTING SURFACES				
<u>Sundries:</u>				
16	Cutting toothings and bonding new brickwork to existing	m ²	10	
<u>Hacking up/off and removing existing pilling off paint to painted surface, including cleaning and preparing to receive new paint:</u>				
17	Brick walls	m ²	2,080	
<u>Hacking up/off and removing existing plaster and paint including cleaning</u>				
18	Brick walls	m ²	2,080	
<u>Hacking up/off and removing existing screeds from concrete and prepare surface for new screeds, etc</u>				
19	On floors	m ²	1,664	
Carried to Collection				R
Section 2				
Bill 1				
Alterations (Provisional)				
Building Fourth Floor Refurbishment Works				
CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS				

Section 2

Bill 1

Alterations (Provisional)

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Section 2

Bill 1

Alterations (Provisional)

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Item

Quantity

Rate

Amount

SECTION 2

BILL NO. 4

CARPENTRY AND JOINERY

Note:

1. The Tenderer is advised to refer to the Model Preambles and SABS 1200 before pricing this Bill
2. Works below Surface bed level are included under Section 2 Bill 13 - External Works
3. All boards, rails, frames, etc. shall include all associate mitres, trimming to size, temporary holding in position and fixing complete
4. All timber must be protected from rot attack by fungi and insects by having been treated in accordance with SABS 1200

DOORS, ETC.

Solid meranti core doors hung to steel frames:

1	40 mm Solid door 813 x 2 032 mm high	No	12
2	40 mm Solid exterior door 813 x 2 032 mm high	No	2
3	40mm Double door 1 613 x 2 032mm high with rebated meeting edges	No	2

Carried to Summary

R

Section 2

Bill 2

Carpentry and Joinery

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Item

Quantity

Rate

Amount

SECTION 2

BILL NO. 5

METALWORK

For preambles see "Model Preambles for Trades"

SUPPLEMENTARY PREAMBLES

Primer

All surfaces of steelwork to be painted with one coat approved factory primer before leaving the workshop of the Manufacturer and all scratches, chips or blemishes to be made good on site after erection. All rates tendered must make provision for this as no claim will afterwards be entertained

Descriptions

Descriptions of bolts shall be deemed to include nuts and washers.

Descriptions of expansion anchors and bolts and chemical anchors and bolts shall be deemed to include nuts, washers and mortices in brickwork or concrete.

Metalwork described as "holed for bolt(s)" shall be deemed to exclude the bolts unless otherwise described.

PRESSED STEEL DOOR FRAMES

Single rebate standard steel pressed metal door frames suitable for one brick walls

1	Frame for door 813 x 2100mm high	No	14
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WELDED SCREENS, GATES, ETC

Security gates to steel door frames

2	Single gate 813 x 2 032mm high of 40 x 60 x 2,5mm hollow section frame with two 40 x 6mm flat section horizontal rails filled in with 12mm diameter vertical rails at 100mm centres fitted with one and a half pairs of suitable pin hinges welded to steel door frame, complete with and including five lever security lock	No	2
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Carried to Summary

R

Section 2

Bill 3

Metalwork

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Item

Quantity

Rate

Amount

SECTION 2

BILL NO. 6

CEILINGS, PARTITIONS AND ACCESS FLOORING

NOTE :

Unless otherwise stated herein, all items in this bill shall be deemed to fall into Work Group No. 129 for CPAP formula purposes

SUPPLEMENTARY PREAMBLES

Descriptions:

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

Items described as "plugged" shall be deemed to include screwing to fibre, plastic or metal plugs at not exceeding 600mm centres, and where described as "bolted" the bolts have been given elsewhere

SUSPENDED CEILINGS

1200 x 600mm Suspended fibre cement ceiling panel on ceiling grid to take the level of portable frame.

1	Suspended ceiling	m ²	1,660
2	Extra over ceiling for 600 x 600mm trap door of 38 x 50mm wrought softwood rebated framing with one 38 x 50mm sawn softwood cross brander covered with ceiling board and fitted flush in opening	No	1
3	<u>Gypsum plasterboard cornices</u> 75mm Coved cornices, nailed to walls/ceilings	m	352

Carried to Summary

R

Section 2

Bill 4

Ceilings, Partitioning, etc

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Item		Quantity	Rate	Amount
SECTION 2				
BILL NO. 7				
IRONMONGERY				
NOTE : Unless otherwise stated herein, all items in this bill shall be deemed to fall into Work Group No. 132 for CPAP formula purposes				
SUPPLEMENTARY PREAMBLES				
<u>Finishes to ironmongery</u>				
Where applicable finishes to ironmongery are indicated by suffixes in accordance with the following list: BS Satin bronze lacquered CH Chromium plated SC Satin chromium plated SE Silver enamelled GE Grey enamelled AS Anodised silver AB Anodised bronze AG Anodised gold ABL Anodised black PB Polished brass PL Polished and lacquered PT Epoxy coated SD Sanded NP Nickle plated				
HINGES, BOLTS, ETC.				
<u>"Union"</u>				
1	"8052-150NP" flush bolt with keep fixed to metal	No	12	
LOCKS				
<u>"Union"</u>				
2	"CZ682-06SC/26310-76SC" latchset	No	12	
3	7 Lever security key	No	2	
HANDLES				
Carried to Collection				R
Section 2 Bill 5 Ironmongery Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS				

Section 2

Bill 5

Ironmongery

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Bill 5

Ironmongery

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

Item		Quantity	Rate	Amount
SECTION 2				
BILL NO. 9				
TILING				
NOTES:				
The Tenderer is advised to refer to the Trade Preambles before pricing this Bill				
FLOOR TILES				
<u>600 x 600 x 9mm Thick porcelain tiles (PC Amount R280/m2) in matt finish, laid to approved pattern and fixed with adhesive to screed (screed elsewhere) including flush pointed with tinted grout</u>				
1	On floors	m ²	1,664	
2	Skirting 100mm high	m	531	
ALUMINIUM AND PVC TRIMS, ETC.				
3	`Genesis ESA 150' natural anodised aluminium straight edge protector 12mm high at junction of differing floor finishes, plugged and screwed	m	332	
Carried to Summary				R
Section 2 Bill 6 Tiling Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS				

Item	Quantity	Rate	Amount
SECTION 2			
BILL NO. 12			
PAINTWORK			
<u>Note:</u>			
1.	The Tenderer is advised to refer to the Model Preambles before pricing this Bill		
2.	Works below Surface bed level are included under Section 2 Bill 13 - External works		
ON FLOATED PLASTER			
<u>One coat alkali resistant primer, one undercoat and two coats interior quality PVA emulsion paint</u>			
1	On internal walls	m ²	2,080
ON PLASTER BOARD			
<u>One coat primer and two coats interior quality PVA emulsion paint</u>			
2	On ceilings and cornices	m ²	1,664
ON METAL			
<u>Spot priming defects in pre primed surfaces with zinc chromate primer and applying one undercoat and two coat high gloss enamel paint on steel</u>			
3	Door frames	m ²	16
ON WOOD			
<u>One coat wood primer, one undercoat and two coats high gloss enamel paint</u>			
4	Timber doors	m ²	40
Carried to Summary			R
Section 2 Bill 7 Paintwork Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS			

Item	Quantity	Rate	Amount
<u>SECTION 2</u>			
<u>BILL NO. 13</u>			
<u>BUILDERS WORK IN CONNECTION WITH SERVICES</u>			
<u>Note:</u>			
1. The Tenderer is advised to refer to the Model Preambles and SABS 1200 before pricing this Bill			
2. Works below Surface bed level are included under Section 2 Bill 13 - External Works			
<u>BUILDER'S WORK</u>			
<u>Chases:</u>			
1 Chase wall horizontally for pipe not exceeding 50 mm diameter and make good after installation	m	2	
2 Chase wall vertically for pipe not exceeding 50 mm diameter and make good after installation	m	1	
<u>Holes:</u>			
3 Cut or form hole through 110 mm brick wall for pipe not exceeding 100 mm diameter and make good after installation	No	1	
<u>SLEEVES</u>			
<u>Plastic sleeves for pipes not exceeding 100 mm diameter:</u>			
4 Sleeve not exceeding 250 mm long	No	2	
5 Sleeve exceeding 250 mm and not exceeding 500 mm long	No	1	
Carried to Summary			R
Section 2 Bill 8 Builderswork in connection with services Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS			

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3	Metalwork	30	
4	Ceilings, Partitioning, etc	31	
5	Ironmongery	34	
6	Tiling	35	
7	Paintwork	36	
8	Builderswork in connection with services	37	
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	Section 2 Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS		

Item		Quantity	Rate	Amount
<u>SECTION 3</u>				
<u>BILL NO. 1</u>				
<u>PROVISIONAL SUMS, BUDGETARY ALLOWANCES, ETC.</u>				
<u>Note:</u>				
1.	The following budgetary allowances are for work to be designed by the Architect, executed by the Contractor and measured and valued by the Quantity Surveyor in terms of Clause 28 of the Conditions of the Contract.			
2.	All Provisional Sums are nett and do not include a 5% cash discount to the Contractor.			
3.	Under no circumstances may any Provisional Sum be extended at an amount lower than the amount stated.			
4.	Unless specific percentage mark-ups for profit and attendance are indicated in the Rate column, the amount priced by the Contractor for profit and attendance against each Provisional Sum shall be deemed to be lump sum prices and shall not be adjusted unless the scope of the sub-contract varies significantly.			
Joinery Works				
1	Provide the sum of R 50 000,00 (Fifty Thousand Rand) for the Joinery Works	Item		
2	Profit	Item		
3	Attendance	Item		
Electrical Installation				
4	Provide the sum of R 450 000,00 (Four Hundred and Fifty Thousand Rand) for the Electrical Installation	Item		
5	Profit	Item		
Carried to Collection			R	
Section 3 Bill 1 Provisional Sums Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS				

Item		Quantity	Rate	Amount
6	Attendance	Item		
	ICT & Security Installation			
7	Provide the sum of R 400 000,00 (Four Hundred Thousand Rand) for the ICT & Security Installation	Item		
8	Profit	Item		
9	Attendance	Item		
	Fire Services Installation			
10	Provide the sum of R 15 000,00 (Fifteen Thousand Rand) for the Fire Services Installation	Item		
11	Profit	Item		
12	Attendance	Item		
	Carried to Collection		R	
	Section 3 Bill 1 Provisional Sums Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS			

Section 3

Bill 1

Provisional Sums

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Bill 1

Provisional Sums

Building Fourth Floor Refurbishment Works

CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS

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2	Building Works	38	
3	Provisional Sums	41	
	Sub total		R
	<u>Contingencies</u>		
	Allow the sum of R 300,000.00 (Three Hundred Thousand Rands) for Contingencies to be used at the discretion of the Project Manager and to be deducted in whole or in part if not required	Item	300,000.00
	Sub-total		R
	Value Added Tax (15%)		R
	Sub-total		R
	Carried to Form of Tender		R
	Building Fourth Floor Refurbishment Works CENTRAL JOHANNESBURG COLLEGE - BRAAMFONTEIN CAMPUS		