

C3.1: SCOPE OF WORKS – JBCC 2000 PRINCIPAL BUILDING AGREEMENT (Edition 4.1 of March 2005)

Project title:	RENOVATIONS, REFURBISHMENTS AND UPGRADE OF EXISTING MUSEUM, OLIVE SCHREINER HOUSE, CRADOCK
Bid No:	AM:002-22/23

1. GENERAL

The Standard for Uniformity in Construction Procurement published in terms of the Construction Industry Development Board (CIDB) Act 2000 (Act no 38 of 2000), the Standard Construction Procurement Documents for Engineering and Construction Works as issued by the CIDB and any other relevant documentation pertaining thereto must be studied and all principles in this regard must be applied to all procurement documentation, practices and procedures.

Details in respect of the scope of works are also described in clauses 42.1.1 to 42.6 of the form C1.2 Contract Data.

2. EXTENT OF THE WORKS

The works comprise the following:

- a. Alterations and renovations
 - Alterations and renovations of existing house museum approximately 153m² overall
 - Alterations and renovations to existing Ikhamanga Hall approximately 114m² overall
 - Additions of new toilets and stores to existing Ikhamanga Hall approximately 33m² overall
- b. Electrical and Mechanical Installations
- c. Minor site works and services

3. ORDER OF THE WORKS

2. The works shall be completed in the following sections:

Section 1: Existing House Museum

- repairs, renovations & alterations to existing house (±153m²)
- related electrical and mechanical works

Section 2: Existing Ikhamanga Hall and New Stores & Ablutions

- repairs, renovations & alterations to existing Ikhamanga Hall building (±114m²)
- construction of new stores and ablutions (±33m²)
- construction of new steel pergola (±57m²)
- construction of new stoep (±57m²)
- alterations to existing and new services (drainage, water supply, etc)
- related electrical and mechanical works

4. EXISTING PREMISES OCCUPIED, ETC

The existing premises shall be occupied and in use during the execution of the works. Noise, dust, fire and security control measures shall therefore have to be applied by the contractor during the execution of the works.

The works to the buildings shall be suspended for approximately five working days after practical completion of Section 1, in order to move the occupants, furniture, etc from Section 2 into Section 1.

Bidders are advised that, in view of the nature and extent of the works other necessary temporary works are an essential part of the works. Bidders must therefore fully examine and understand the nature and extent of the proposed works and must allow in their pricing for all access, structures, hoardings, dust screens, signs and other temporary works, which shall be erected, maintained and removed upon completion of the Works as required by law or otherwise.

The site is accessible via existing roads as indicated on the enclosed locality map and site layout plan (C5). Any restrictions will be pointed out to tenderers at the pre-tender site inspection meeting.

5. WORKS SPECIFICATIONS

The items in the Bills of Quantities are to be read and priced in conjunction with and the descriptions regarded as amplified by the Model Preambles for Trades as recommended and published by the Association of South African Quantity Surveyors (2008 Edition) including any supplementary preambles and/or specification notes described/ contained in the Bills of Quantities (C2.2), as well as the project specifications (C3.2 to C3.4) included hereafter.

The Department of Public Works Construction Works Specification (PW 371 – A Edition 2.0) shall also apply to the Works.