



SPECIFICATION- AS AND WHEN: PLUMBING REPAIR & MAINTENANCE OF GAUTENG SOUTH

Contents

<u>1.</u>	<u>Scope of Work</u>	1
<u>2</u>	<u>Definitions</u>	2
<u>3</u>	<u>Maintenance References</u>	2
<u>4</u>	<u>Maintenance</u>	2
<u>5</u>	<u>Contract Performance</u>	3
<u>6.</u>	<u>General Information</u>	4
<u>7.</u>	<u>Safety and Provision of material</u>	4
<u>8.</u>	<u>Quality of Work and Workmanship:</u>	5
<u>9.</u>	<u>Non-Compliance:</u>	5
<u>10.</u>	<u>Pre-qualification requirements</u>	Error! Bookmark not defined.
<u>11.</u>	<u>Special Conditions</u>	6
<u>12.</u>	<u>Schedule of Rates</u>	Error! Bookmark not defined.
<u>13.</u>	<u>Pricing Schedule</u>	15
<u>14.</u>	<u>Safety file</u>	Error! Bookmark not defined.
<u>15.</u>	<u>EVALUATION CRITERIA</u>	Error! Bookmark not defined.
	<u>Compliance Requirements</u>	Error! Bookmark not defined.

Scope of Work

1.1. The scope of the work / services to be provided by the contractor is as follows:

- Carry out planned maintenance and corrective maintenance Plumbing to building components/ infrastructure at various Railway Station Platforms, Buildings, Offices, Rental Properties and Workshops.

Contract duration will be for **2 years** from the time of accepting the appointment but can be terminated when there is proof of underperformance or substandard performance.

1.2. Active 3SO or Higher

2 Definitions

- 2.1 *PRASA-RAIL FACILITIES*: One of the subsidiaries of Passenger Rail Agency of South Africa (PRASA) group responsible for managing the property portfolio of the group and the maintenance thereof.
- 2.2 *Facilities Manager*: A manager of PRASA-RAIL FACILITIES responsible for the building and infrastructure portfolio or any person authorized to act in that capacity.
- 2.3 *Normal Working Hours*: Hours of work as determined by a wage regulating measure or statutory enactment for any trade or activity, during which the basic minimum rate of pay is applicable and excludes all time for which a higher rate of pay is obligatory. Where no wage regulation is in force, the hours will be 07h00 to 17h00 Mondays to Fridays excluding a daily meal break.
- 2.4 *Contractor*: Successful tender who is appointed by PRASA-RAIL and will be responsible to carry out the works as per this specification.

3 Maintenance References

- 3.1 All general building and civil works will be in accordance with the following publications.
- SABS 0400 other applicable Code of Practices
 - SANS10400
 - OHS Act 85 of 1993 as amended and
 - Other applicable Municipal By-Laws and Regulations.

4 Maintenance

- 4.1 All planned work will be carried out during normal working hours at the cost tendered for in the Bill of Quantities. Visits to the premises will be as scheduled for the contractor to carry out maintenance work as per the specification. Sites have visitors' book which is to be properly completed by the Contractor on every visit and the reason for the visit recorded in the book.
- 4.2 The Contractor shall produce and issue to PRASA-RAIL a written report or service sheet of any testing, inspection, examination, investigation and/or assessment undertaken and execution of any repairs by the Contractor. Reports will highlight.
- the type of work or service done



- problems experienced.
- results of inspection
- faults found and their priority thereof.

Quotations for any corrective work required shall be submitted to PRASA-RAAIL and on the approval of such quotations the Contractor will correct or repair accordingly.

4.3 PRASA-RAIL reserves the right to conduct an independent safety and quality audit to be carried out on the work completed by the contractor. The contractor shall provide his own quality controls to ensure compliance with the specifications and any changes to legislation or regulations applicable. Possible modernisation products to upgrade or to improve the reliability and performance of the installation will be brought to PRASA-RAIL for consideration.

5 Contract Performance

5.1 The contractor will sign a service level agreement with the PRASA-RAIL FACILITIES.

The performance of the Contractor will be discussed on the monthly basis at meetings scheduled to site at PRASA RAIL offices. Performance Items to be discussed will include:

- the number of breakdowns for specific period
- the turnaround time to attend emergency callouts.
- planned vs. actual progress.
- submission of reports, invoices and other administration duties
- payment of invoices

5.2 Services Measure and Expectations

Response Times for:

- Emergencies – within 3hrs
- Urgent - within 5hrs
- Non-Urgent - within 24hrs

5.3 Completion of works, upon the completion of work the service Provider must submit the following:



- Signed job card by the Project Manager or leader (job completion form)
- Guarantee/ Warranty certificates to cover a free maintenance period.
- Material invoice
- Maintenance programs or plan for
- New installations for construction related items.
- Maintenance manuals

C.O.C and other related statutory / regulatory documentations

6. General Information

6.1 The contractor shall be or have in his employment qualified Artisans leading maintenance teams, proof of qualifications for maintenance team leaders shall be provided on request.

6.2 The Contractor must have the capacity to be able to work on more than one site at any given time.

6.3 Where day to day repairs is to be undertaken, the Contractor shall first estimate the labor and material cost based on the schedule of prices, before proceeding with the job.

All material removed to be returned to PRASA-RAIL unless otherwise stated.

7. Safety and Provision of material

7.1 The contractor is responsible for supply of all material required to repair the faults as per job cards /work order.

7.2 All material used shall be of high standard (SABS approved)

7.3 The material item price shall be based on standard market related plus the percentage mark-up fee.

7.4 Prasa Rail Facilities Maintenance Manager /Supervisor reserve the right to query price of any material that is on the material list. He /she may request that the contractor justifies a copy of the material purchased, invoices or actual quotes from reputable suppliers.

7.5 All materials supplied and workmanship to meet the prescribed Statutory Requirements, including the Occupational Health and Safety Act of 1993.

7.6 Provision of a Safety File is a requirement and must be submitted prior to any work commences. The provisional amount of R6000.00 for a Safety File is included in the schedule of rates table, proof of cost will be required before the contract claim the amount.

NB: The contractor material supplier must be a reputable material supplier and only market related material prices will be accepted by PRASARAIL FACILITIES.

8. **Quality of Work and Workmanship:**

Works with poor workmanship will not be signed off and PRASA Rail reserve the right to hold payments until satisfied with the quality of the works.

9. **Non-Compliance:**

- **Safety** – the contractor will always ensure that work is performed in accordance with all the prescribed legal prescripts.
- A fully complete and compliant safety file as per the attached safety check list shall be submitted to the Project Manager within **5 days** from the date of the acceptance without failure. Failure to adhere to specified timelines will result in termination of contract.
- **NB:** No work is to be done without approval of Safety File and valid signed site access certificate being issued to the contractor. No Contractor will be allowed on site without having attended the safety Induction training and proof is to be submitted to the Project Manager
- **Response time** – if an appointed service provider as per the General provisions of the As and When fails to adhere to the priority levels as prescribed PRASA CRES Facilities department hereby reserves the right to penalise the service provider a penalty fee of R **2000** per incident /site will be imposed and if this provision is continually violated the contract will be terminated.
- **Proof of Work done**> the contractor will provide photos of before/during and after work completed with claim submitted. Photos can be submitted electronically.
- **Qualified personnel**- It is a requirement that personnel performing/overseeing works issued to the contractor be qualified Artisan in specific Trade.
- In case PRASA Rail facilities find that the contractor's team is executing any bricklayer/ carpenter/painter/ plaster/tiler artisan activities without a qualified bricklayer/ carpenter/painter/ plaster/tiler artisan the penalty up to **R1000** per incident /site will be imposed
- If during inspection, the workers are not found in proper PPE (Personnel protective equipment) a penalty up to **R 200** per employee per day will be imposed.

10. **Mandatory administrative requirements**

If you do not submit the following documents/information, your submission will be disqualified automatically.

- CIDB grade 3SO or higher



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11. Special Conditions

- Negotiations will be conducted with the second (2nd), third (3rd) and fourth(4th) highest scoring bidders when necessary.
- The service provider shall provide the contacts number that is available for 7days a week / 24hours without failure.

12. Pricing Schedule

12.1 Material Price Schedule

#	Description	Unit	Rates (Excl. VAT) Year 1	Rates (Excl.VAT) Year2
1	15 mm straight connex adaptor	Each	R	R
2	15 mm connex elbow	Each	R	R
3	15 mm male connex adaptor	Each	R	R
4	15 mm male connex elbow	Each	R	R
5	15 mm female connex adptor	Each	R	R
6	22mm polly pipe x 100m	Each	R	R
7	15mm connex Tee	Each	R	R
8	22mm connex elbow	Each	R	R
9	22mm connex Tee	Each	R	R
10	22mm straight connex elbow	Each	R	R
11	22mm female connex adaptor	Each	R	R
12	22mm male connex adaptor	Each	R	R
13	22mm female connex Tee	Each	R	R
14	22mm to 15mm female reduce Tee	Each	R	R
15	22mm copper pipes length	Each	R	R
16	22mm to 15mm reduce straight connex adaptor	Each	R	R
17	15mm pillar tap push batten	Each	R	R
18	15mm pillar tap AIYI 2 chrome	Each	R	R
19	15mm star pillar tap	Each	R	R
20	15mm scorpio pillar tap	Each	R	R
21	Holder bet 15mm	Each	R	R
22	Holder bet 20mm	Each	R	R



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23	15mm basin allure tap	Each	R	R
24	15mm copper pipe length	Each	R	R
25	15mm galvanized socket	Each	R	R
26	15mm galvanized elbow	Each	R	R
27	15mm galvanized nipple	Each	R	R
28	15mm galvanized long screw nipple	Each	R	R
29	15mm galvanized pipes length 6m	Each	R	R
30	15mm male and female galvanized reduce socket	Each	R	R
31	15mm galvanized reduce bush	Each	R	R
32	22mm galvanized pipes 6m	Each	R	R
33	22mm galvanized socket	Each	R	R
34	22mm galvanized nipple	Each	R	R
35	22mm galvanized long screw nipple	Each	R	R
36	Johnson coupling 15mm	Each	R	R
37	Johnson coupling 20mm	Each	R	R
38	Johnson coupling 40mm	Each	R	R
39	Stop end plug 90mm GI	Each	R	R
40	Stop end plug 32mm GI	Each	R	R
41	Stop end plug 50mm	Each	R	R
42	25mm galvanized pipes	Each	R	R
43	25mm galvanized socket	Each	R	R
44	25mm galvanized elbow	Each	R	R
45	25mm galvanized nipple	Each	R	R
46	25mm galvanized long screw nipple	Each	R	R
47	25mm galvanized pipes length 6m	Each	R	R
58	25mm reducing socket	Each	R	R
59	Toilet seat heavy duty	Each	R	R



50	25mm galvanized Tee	Each	R	R
51	32mm galvanized pipes	Each	R	R
52	32mm galvanized socket	Each	R	R
53	32mm galvanized elbow	Each	R	R
54	32mm galvanized nipple	Each	R	R
55	32mm galvanized long screw nipple	Each	R	R
56	32mm galvanized pipes length	Each	R	R
57	32mm reducing socket	Each	R	R
58	Toilet seat medium weight	Each	R	R
59	32mm galvanized Tee	Each	R	R
60	50mm pvc pipe	Each	R	R
61	50mm pvc socket	Each	R	R
62	50mm Y junction plain	Each	R	R
63	50mm Y junction with access	Each	R	R
64	UPVC blue pipe 110mm	Each	R	R
65	50mm 90 bend plain	Each	R	R
66	50mm 90 bend with access	Each	R	R
67	50mm 45 bend plain	Each	R	R
68	50mm 45 bend with access	Each	R	R
69	110mm cascade stainless steel clamp	Each	R	R
70	90mm cascade stainless steel clamp	Each	R	R
71	15mm stop cork	Each	R	R
72	15mm pillar tap borras	Each	R	R
73	20mm garden tap	Each	R	R
74	Tap washer 15mm	Each	R	R
75	Tap washer 20mm	Each	R	R
76	Basin mixture 15mm	Each	R	R



77	Zink mixture 15mm	Each	R	R
78	Bib AIYI brass garden tap 20mm	Each	R	R
79	15mm bib cobra garden tap	Each	R	R
80	15mm bib cobra star heavy	Each	R	R
81	15mm scorpio short bib tap	Each	R	R
83	15mm neap tide bib tap	Each	R	R
84	15mm bib borras	Each	R	R
85	90mm HDPE adaptor	Each	R	R
88	50mm HDPE adaptor	Each	R	R
87	Cistern kit bottom inlet	Each	R	R
88	Cistern kit side inlet	Each	R	R
89	10L Urn	Each	R	R
90	20L Urn	Each	R	R
91	10L push through geyser	Each	R	R
92	50L geyse	Each	R	R
93	150L geyser	Each	R	R
94	200L geyser	Each	R	R
95	500L geyser	Each	R	R
96	250L geyser	Each	R	R
97	50mm pvc pipe 6m	Each	R	R
98	110mm bend with access heel	Each	R	R
99	110mm pvc pipe 6m	Each	R	R
100	110mm 90 bend plain PVC	Each	R	R
101	110mm 90 bend with IE PVC	Each	R	R
102	110mm Socket	Each	R	R
103	110mm 45 bend plain PVC	Each	R	R
104	110mm Y junction plain PVC	Each	R	R



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105	110mm Y junction with access	Each	R	R
106	110mm 45 bend with IE PVC	Each	R	R
107	6L plastic Cistern	Each	R	R
108	Cistern kit	Each	R	R
109	Close couple toilet set	Each	R	R
111	Water closet pan	Each	R	R
112	5mm Flush pipe	Each	R	R
113	Split pipe repair x 50mm	Each	R	R
114	Urinal basin small	Each	R	R
115	Hydro boiler 10L	Each	R	R
116	515 x 605 mm Hand wash basin	Each	R	R
117	110mm Gulley trap	Each	R	R
118	110mm Gulley top	Each	R	R
119	Manhole cover 400mmx400mm	Each	R	R
120	Concrete gulley	Each	R	R
121	PVC glue x 250ML	Each	R	R
122	Hydro boiler 20L	Each	R	R
123	15mm Under tile stop cork	Each	R	R
124	15mm Under tile stop cork	Each	R	R
125	25mm HDPE adaptor	Each	R	R
126	15mm Shower head	Each	R	R
127	50mm HDPE T piece	Each	R	R
128	20mm Horse pipe (20M)	Each	R	R
129	Close couple toilet suit	Each	R	R
130	Urinal flush valve FJ 6-000 CP	Each	R	R
131	Urinal bottle trap 40x40mm	Each	R	R
132	Triumph flush urinal	Each	R	R



133	Retractable urinal flush	Each	R	R
134	P trap 40x50mm	Each	R	R
135	22mm x 400 KPA pressure control valve connex	Each	R	R
136	BALL'STOP CP (STOPCOCK	Each	R	R
137	ELBOW 90 C X C 15MM X 15MM	Each	R	R
138	CLAMP CASCADE 15MM	Each	R	R
139	CLAMP CASCADE 20MM	Each	R	R
140	CLAMP CASCADE 25MM	Each	R	R
141	SUPA FLUSH SEALING WASHER CWS-14 (DPE)	Each	R	R
142	STOPCOCK 25MM BRASS	Each	R	R
143	uPVC plain end pipe-class 12 x 40mm	Each	R	R
144	uPVC plain end pipe-class 12 x 50mm	Each	R	R
145	uPVC plain end pipe-class 12 x 63mm	Each	R	R
146	uPVC plain end pipe-class 12 x 75mm	Each	R	R
147	uPVC plain end pipe-class 12 x 90mm	Each	R	R
148	uPVC plain end pipe-class 12 x 110mm	Each	R	R
149	uPVC plain end pipe-class 12 x 160mm	Each	R	R
150	uPVC plain end pipe-class 16 x 40mm	Each	R	R
151	uPVC plain end pipe-class 16 x 50mm	Each	R	R
152	uPVC plain end pipe-class 16 x 63mm	Each	R	R
153	uPVC plain end pipe-class 16 x 75mm	Each	R	R
154	uPVC plain end pipe-class 16 x 90mm	Each	R	R
155	uPVC plain end pipe-class 16 x 120mm	Each	R	R
156	uPVC plain end pipe-class 16 x 160mm	Each	R	R
157	32mm S trap	Each	R	R
158	32mm bottle trap	Each	R	R
159	32mm P trap	Each	R	R




160	40mm S trap	Each	R	R
161	40mm P trap	Each	R	R
162	40mm bottle trap	Each	R	R
163	22mm pressure control valve	Each	R	R
164	22mm vacuum breaker	Each	R	R
165	22mm relief valve	Each	R	R
166	15mm pressure control valve	Each	R	R
167	15mm vacuum breaker	Each	R	R
168	15mm relief valve	Each	R	R
169	15mm female wall plate	Each	R	R
170	15mm unitwist polly pipe 6m	Each	R	R
171	22mm unitwist elbows	Each	R	R
172	22mm unitwist Tee	Each	R	R
173	25mm garden tap	Each	R	R
174	15mm shower arm 15mm	Each	R	R
175	15mm sink extension	Each	R	R
176	Flexible pan collar	Each	R	R
177	Basin waste fitting steel	Each	R	R
178	22mm unitwist stop kork	Each	R	R
179	15mm unitwist stop kork	Each	R	R
180	CLAMP CASCADE 15MM	Each	R	R
181	CLAMP CASCADE 20MM	Each	R	R
182	CLAMP CASCADE 25MM	Each	R	R
183	SUPA FLUSH SEALING WASHER CWS-14 (DPE)	Each	R	R
184	STOPCOCK 25MM BRASS	Each	R	R
185	VALVE GATE 25MM BRASS	Each	R	R




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186	HDPE Pipe 50 mm Black Class 16 Code: HDPE-PE100-0050-160 Per Meter	Each	R	R
187	HDPE Pipe 110 mm Black Class 16 Code: HDPE-PE100-0110-160 Per Meter	Each	R	R
188	HDPE Pipe 25 mm Black Class 16 Code: HDPE-PE100-0025-160 Per Roll	Each	R	R
189	HDPE Pipe 50 mm Black Class 16 Code: HDPE-PE100-0050-160 Per Roll	Each	R	R
190	HDPE Pipe 110 mm Black Class 16 Code: HDPE-PE100-0110-160 Per Roll	Each	R	R
191	110mm underground pipe PVC	Each	R	R
		SUB - TOTAL	R	R
	<u>CARRY OVER TO THE FINAL SUMMARY</u> 	TOTAL (Yr1 & Yr 2) (VAT EXCL)	R	

12.2. Labour, Transport and Mark-Up Price Schedule Against Estimated Quantity (SGR - Plumbing)

Item	Description		Unit	Rate (Excl. VAT) Yr 1	Rate (Excl. VAT) Yr2
1	Provisional sum for approval of safety file as per annexure 1		Sum	R 6 000.00	R 6 000.00
2	Percentage mark-up for materials not listed	Material	%	%	%
3	The Service Provider is to tender their total cost per hour on site per qualified Artisan and an assistant to perform service and repairs during Normal working hours (07H:00 – 17H:00) .	Artisans	Rate/hr	R	R
4		General Worker	Rate/hr	R	R
5	The Service Provider is to tender their total cost per hour on site per qualified Artisan and an assistant to perform service and repairs during After working hours and Saturdays (17:00 – 07:00) .	Artisans	Rate/hr	R	R
6		General Worker	Rate/hr	R	R
7	The Service Provider is to tender their total cost per hour on site per qualified Artisan and an assistant to perform service and repairs during Sunday and Public Holiday . This cost shall exclude material, which has previously been dealt with in this contract	Artisan	Rate/hr	R	R
8		General Worker	Rate/hr	R	R
9	Percentage Mark-Up for hire or use of specialized equipment (lock smith, money safe lock repairs) proof of cost per/hr must be submitted with invoices	%	%	%	%
10	Call-out rate (only when there is no fault found)		Sum	R	R
11	Travel cost		Rate/ km	R	R
Totals				R	R
CARRY OVER TO THE FINAL SUMMARY 				R	



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13. **Final Summary**

Item	Amount
12.1 Material Price Schedule (Yr 1 & Yr 2)	R
12.2 Labour, Transport and Mark up price schedule (Yr 1 & Yr 2)	R
<u>Sub - total (Excl.VAT):</u>	R
<u>15% VAT:</u>	R
<u>Total (Inc. VAT):</u>	R

ANNEXURE 1: Health Safety Requirements Template For Issuing of Site Access

CONTRACTOR SAFETY FILE CONTENTS LIST

The purpose of this checklist is to guide the contractors and their sub-contractors as to what documents are required for them to prepare a safety file that must be issues to PRASA Rail Regional Departments or Head Office for evaluation before a site access is issued.

Safety File Assessor and Date:

#	Requirement(s)	Compliance Status (Yes / No)	Comment(s)
1	Scope of works and Project Duration		
2	Notification to DOL (If applicable and as defined in the 2014 Construction Regulations)		
3	Registration of the project with DOL for the construction permit if the total project value is more than R45 Million (If applicable and as defined in the 2014 Construction Regulations)		
4	Valid Letter of Good Standing		
5	Employee List and Certified Copies of their Identity Documents (RSA Citizens) or Passports or Work Permits for foreign Nationals (Employee register); Home address; Contact Numbers; Residential Address; Name of Next of kin with Contacts		



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#	Requirement(s)	Compliance Status (Yes / No)	Comment(s)
	(Very critical issue for contact tracing)		
6	Approved Organizational Structure		
7	Approved S/HE Policy		
8	Proof of medical fitness of employees who will be working on the project and they		
9	Scaffolding plan (when applicable)		
10	Declaration of Sub-contractors (when applicable)		
11	<ul style="list-style-type: none">• Proof of Third Party Liability Cover		
12	Conclusion / Statement of Compliance		
13	Tool inspections Checklists and Register		



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