

WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN

Item No	Quantity	Rate	Amount
<p><b><u>BILL NO. 1</u></b>  <b><u>PRELIMINARIES</u></b></p> <p><b><u>BUILDING AGREEMENT AND PRELIMINARIES</u></b></p> <p>The <b>JBCC</b> Principal Building Agreement (Edition 6.2 - May 2018) prepared by the Joint Building Contracts Committee shall be the applicable building agreement, amended as hereinafter described</p> <p>The <b>JBCC</b> Principal Building Agreement <b>contract data</b> form an integral part of this <b>agreement</b></p> <p>The <b>JBCC</b> General Preliminaries (May 2018) published by the Joint Building Contracts Committee for use with the <b>JBCC</b> Principal Building Agreement (Edition 6.2 - May 2018) shall be deemed to be incorporated in these <b>bills of quantities</b>, amended as hereinafter described</p> <p>The <b>contractor</b> is deemed to have referred to the abovementioned documents for the full intent and meaning of each clause</p> <p>The clauses in the abovementioned documents are hereinafter referred to by clause number and heading only</p> <p>Where any item is not relevant to this <b>agreement</b> such item is marked N/A signifying "not applicable"</p> <p>Where standard clauses or alternatives are not entirely applicable to this <b>agreement</b> such amendments, modifications, corrections or supplements as will apply are given under each relevant clause heading and such amendments, modifications, corrections or supplements shall take precedence notwithstanding anything to the contrary contained in the abovementioned documents</p>			
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**PREAMBLES FOR TRADES**

*The General Preambles for Trades 2017 published by the Association of South African Quantity Surveyors is designed to support and extend the abbreviated descriptions utilised in these bills of quantities by inter alia referring to SANS construction standards. **Where such preambles are not applicable** (eg where BS or Euro construction standards are applicable or the design consultants provide other preambles/specifications for insertion), users are to ensure that the abbreviated descriptions when read in conjunction with the Standard System of Measuring Building Work (seventh edition) for works within South Africa or the Standard Method of Measuring Building Work for Africa 2015 (first edition) for works elsewhere in Africa, represent the full description by extending the abbreviated bills of quantities descriptions and/or by inserting appropriate preambles or specifications*

The General Preambles for Trades 2017 published by the Association of South African Quantity Surveyors shall be deemed to be incorporated in these **bills of quantities** and no claims arising from brevity of description of items fully described in the said General Preambles will be entertained

Supplementary preambles and/or specifications are incorporated in these **bills of quantities** to satisfy the requirements of this project. Such supplementary preambles and/or specifications shall take precedence over the provisions of the General Preambles

The **contractor's** prices for all items throughout these **bills of quantities** shall take account of and include where applicable for all of the obligations, requirements and specifications given in the General Preambles and in any supplementary preambles and/or specifications

**STRUCTURE OF THIS PRELIMINARIES BILL**

Section A : A recital of the headings of the individual clauses in the aforementioned **JBCC** Principal Building Agreement

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Section B : A recital of the headings of the individual clauses in the aforementioned **JBCC** General Preliminaries

Section C : Any special clauses to meet the particular circumstances of the project

**PRICING OF PRELIMINARIES**

Should the **contractor** select Option A in the **contract data** for the adjustment of **preliminaries**, the amounts entered against the relevant items in these **preliminaries** are to be divided into one or more of the three categories provided namely fixed (F), value related (V) and time related (T)

**SECTION A: PRINCIPAL BUILDING AGREEMENT**

Interpretation (A1-A7)

A Clause 1.0 - Definitions and interpretation

**Pricing of bills of quantities**

The **contractor** is to allow opposite each item for all costs in connection therewith. All prices to include, unless otherwise stated, for all materials, fabrication, conveyance and delivery, unloading, storing, unpacking, hoisting, labour, setting, fitting and fixing in position, cutting and waste (except where to be measured in accordance with the standard system of measurement), patterns, models and templates, plant, temporary works, returning of packaging, duties, taxes (other than Value Added Tax), imposts, establishment charges, overheads, profit and all other obligations arising out of this **agreement**. Value Added Tax (VAT) is to be separately stated on the summary page of these **bills of quantities**

Items left unpriced will be deemed to be covered in prices against other items throughout these **bills of quantities** and no claim for any extras arising out of the **contractor's** omission to price any item will be entertained

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Prices for all **construction equipment**, temporary works, services and other items shall include for the supply, maintenance, operating cost and subsequent removal and making good as necessary

**Abbreviated descriptions**

The items in these **bills of quantities** utilise abbreviated descriptions. It is the intention that the abbreviated descriptions be fully described when read with the applicable measuring system and the relevant preambles and/or specifications. However, should the full intent and meaning of any description not be clear, the **contractor** shall, before submission of his tender, call for a written directive from the **principal agent**, failing which it shall be assumed that the **contractor** has allowed in his pricing for materials and workmanship in terms of international best practice

**Legal status of contractor**

If the **contractor** constitutes a joint venture, consortium or other unincorporated grouping of two or more persons then:

1. These persons are deemed to be jointly and severally liable to the **employer** for the performance of this **agreement**
2. These persons shall notify the **employer** of their leader who has assigned authority to bind the **contractor** and each of these persons
3. The **contractor** shall not alter its composition or legal status without the prior written consent of the **employer**

F:..... V:.....  
T:.....

A Clause 2.0 - **Law**, regulations and **notices**

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**NHBRC levies**

The **employer** shall allow for and pay any levies required by the National Home Builders Registration Council (NHBRC). The **contractor** warrants that he is registered and will maintain registration with the NHBRC for the duration of this **agreement** [2.1] (N/A)

F:..... V:.....  
T:.....

Item

A Clause 3.0 - Offer and acceptance

F:..... V:.....  
T:.....

Item

B Clause 4.0 - Cession and assignment

F:..... V:.....  
T:.....

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C Clause 5.0 - Documents

**Value Added Tax**

Provision is made in the summary page of these **bills of quantities** for the inclusion of Value Added Tax (VAT)

**Priced document as specification**

The **principal agent** shall decide which portion of the **priced document** may be used as a specification of **materials and goods** or methods, if any [5.4]

**Electronic issue of drawings**

All drawings for this project will be issued electronically and the **contractor** shall be deemed to have received such drawings on the date that such drawings have been dispatched or shared electronically. The method will include but not limited to either email, or shared on electronic share platforms. The **contractor** will be deemed to manage these systems and must allow for all costs thereof, printing and collecting all hard copies [5.6]

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F:..... V:.....  
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A Clause 6.0 - **Employer's agents**

**Delegated authority**

The authority of the **principal agent** to issue **contract instructions** [17.1] and perform duties for specific aspects of the **works** is delegated to **agents** as follows [6.2]. This does not preclude the **principal agent** from issuing such **contract instructions**:

1. Architect

1.1 Duties [6.2] :

The architect is responsible for the architectural design, functional design and quality inspection of the **works**

1.2 **Contract instructions** [6.2; 17.1] :

1.2.1 Rectification of discrepancies, errors in description or quantity or omission of items in the **agreement** other than in the **JBCC** Principal Building Agreement

1.2.2 Alteration to design, standards or quantity of the **works** provided that such **contract instructions** shall not substantially change the scope of the **works**

1.2.3 The **site** [13.0]

1.2.4 Compliance with the **law**, regulations and bylaws [2.1]

1.2.5 Provision and testing of samples of **materials and goods** and/or of finishes and assemblies of elements of the **works**

1.2.6 Opening up of work for inspection, removal or re-execution [23.2.4; 26.4.2]

1.2.7 Removal or re-execution of work

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- 1.2.8 Removal or substitution of any **materials and goods**
- 1.2.9 Protection of the **works**
- 1.2.10 Making good physical loss and repairing damage to the **works** [23.2.2]
- 1.2.11 Rectification of **defects** [21.2]
- 1.2.12 A **list for practical completion** specifying outstanding or defective work to be rectified to achieve **practical completion**, a **list for completion** and a **list for final completion** specifying outstanding or defective work to be rectified to achieve **final completion**
- 1.2.13 Expenditure of **budgetary allowances, prime cost amounts** and **provisional sums**
- 1.2.14 Appointment of a **subcontractor** [14.0; 15.0]
- 1.2.15 Work by **direct contractors** [16.0]
- 1.2.16 On suspension or termination, protection of the **works**, removal of **construction equipment** and surplus **materials and goods** [29.0] ?

2. Mechanical engineer

2.1 Duties [6.2] :

The mechanical engineer is responsible for all aspects of mechanical engineering design and quality inspection of the **works** ? and, where appointed by the **employer** for quantity surveying services in respect of the mechanical installations, for all measurements, valuations, financial assessments and all other quantity surveying and cost control functions

2.2 **Contract instructions** [6.2; 17.1] :

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- 2.2.1 Alterations to design, quality or quantity of the works provided that such instructions shall not substantially change the scope of the works
- 2.2.2 Alteration to design, standards or quantity of the **works** provided that such **contract instructions** shall not substantially change the scope of the **works**
- 2.2.3 Compliance with the **law**, regulations and bylaws [2.1]
- 2.2.4 Provision and testing of samples of **materials and goods** and/or of finishes and assemblies of elements of the **works**
- 2.2.5 Opening up of work for inspection, removal or re-execution [23.2.4; 26.4.2]
- 2.2.6 Removal or re-execution of work
- 2.2.7 Removal or substitution of any **materials and goods**
- 2.2.8 Protection of the **works**
- 2.2.9 Making good physical loss and repairing damage to the **works** [23.2.2]
- 2.2.10 Rectification of **defects** [21.2]
- 2.2.11 A **list for practical completion** specifying outstanding or defective work to be rectified to achieve **practical completion**, a **list for completion** and a **list for final completion** specifying outstanding or defective work to be rectified to achieve **final completion**
- 2.2.12 Expenditure of **budgetary allowances, prime cost amounts** and **provisional sums** ?

3. Electrical engineer

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3.1 Duties [6.2] :

The electrical engineer is responsible for all aspects of electrical engineering design and quality inspection and, where appointed by the **employer** for quantity surveying services in respect of the electrical installations, for all measurements, valuations, financial assessments and all other quantity surveying and cost control functions. Without derogating from the generality thereof the electrical engineer will perform the following specific functions and duties in respect of the electrical engineering aspects of the works:

3.2 **Contract instructions** [6.2; 17.1] :

- 3.2.1 Alterations to design, quality or quantity of the works provided that such instructions shall not substantially change the scope of the works
- 3.2.2 Supply the specified number of drawings
- 3.2.3 Compliance with the **law**, regulations and bylaws [2.1]
- 3.2.4 Provision and testing of samples of **materials and goods** and/or of finishes and assemblies of elements of the **works**
- 3.2.5 Opening up of work for inspection, removal or re-execution [23.2.4; 26.4.2]
- 3.2.6 Removal or re-execution of work
- 3.2.7 Removal or substitution of any **materials and goods**
- 3.2.8 Protection of the **works**
- 3.2.9 Making good physical loss and repairing damage to the **works** [23.2.2]
- 3.2.10 Rectification of **defects** [21.2]

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3.2.11 A **list for practical completion** specifying outstanding or defective work to be rectified to achieve **practical completion**, a **list for completion** and a **list for final completion** specifying outstanding or defective work to be rectified to achieve **final completion**

3.2.12 Expenditure of **budgetary allowances, prime cost amounts** and **provisional sums** ?

4. Health and safety consultant

4.1 Duties [6.2] :

The health and safety consultant is responsible for all aspects of health and safety of the **works**. Without derogating from the generality thereof, the health and safety consultant will perform the following specific functions and duties in respect of the health and safety aspects of the **works**. He shall:

4.1.1 Act as the **employer's agent** in terms of the Construction Regulations issued in terms of the Occupational Health and Safety Act, 1993 as amended

4.1.2 Prepare and update the health and safety specification for the **works**

4.1.3 Agree with the **contractor** the health and safety plan for the **works**

4.1.4 Carry out regular audits to ensure adherence to the safety plan and compliance with the act and regulations

4.1.5 Stop the execution of the **works** where the agreed specification or plan is not adhered to?

5. Quantity surveyor

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5.1 Duties [6.2] :

The quantity surveyor is responsible for all measurements, valuations, financial assessments and all other quantity surveying and cost control functions of the **works**

5.2 **Contract instructions** [6.2; 17.1] :

5.2.1 No **contract instructions** delegated to the quantity surveyor

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A Clause 7.0 - Design responsibility

F:..... V:.....  
T:.....

Item

Insurances and securities (A8-A11)

B Clause 8.0 - **Works** risk

F:..... V:.....  
T:.....

Item

C Clause 9.0 - Indemnities

F:..... V:.....  
T:.....

Item

D Clause 10.0 - Insurances

F:..... V:.....  
T:.....

Item

E Clause 11.0 - **Securities**

**Guarantee for payment**

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In the event of the **employer** providing to the **contractor security for payment** [11.5.1] (Refer **contract data**), the **contractor** shall consequently waive his lien or right of continuing possession of the **works** [11.10]

**Extension of waiver of lien**

The **contractor** shall ensure that a waiver of lien is included in all subcontracts and that the **works** executed on the **site** are kept free of all liens and other encumbrances at all times [11.10]

F:..... V:.....  
T:.....

Execution (A12 - A17)

A Clause 12.0 - Obligations of the **parties**

**Office accommodation**

The **contractor** shall provide, maintain and remove on **practical completion** air conditioned office accommodation with suitable tables and chairs for meetings to be held on the **site**. Such offices shall be kept clean and fit for use at all times [12.2.18]

F:..... V:.....  
T:.....

**Notice board**

The **contractor** shall erect in a position approved by the **principal agent**, maintain and remove on **practical completion** a notice board recommended by the South African Institute of Architects and as approved by the **principal agent** listing the names and logos of the **employer**, the **contractor** and the professional consultants. No subcontractor or supplier notice boards may be erected unless permission is granted by the **principal agent** for such notice boards to be erected [12.2.18]

F:..... V:.....  
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**Statutory and other notices**

F:..... V:.....  
T:.....

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The **contractor** shall submit and/or comply with all statutory and other notices that may be required by any local or other authority in order not to cause any delay to the commencement of the **works** by the **contractor**.  
The **contractor** shall pay all deposits or fees in this regard

It is, however, specifically recorded that the **employer** shall be responsible for the timeous approval of building plans by any local or other authorities and the payment of any fees or charges related thereto

F:..... V:.....  
T:.....

Item

A Clause 13.0 - Setting out

F:..... V:.....  
T:.....

Item

B Clause 14.0 - Nominated **subcontractors**

F:..... V:.....  
T:.....

Item

C Clause 15.0 - Selected **subcontractors**

F:..... V:.....  
T:.....

Item

D Clause 16.0 - **Direct contractors**

**Attendance on direct contractors**

In respect of **direct contractors** the **contractor** shall:

1. Designate an area for the **direct contractor** to establish a temporary office and workshop and storage of equipment and materials

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2. Allow the use of personnel welfare facilities, where provided
3. Provide water, lighting and single phase electric power to a position within 50m of the place where the direct contract work is to be carried out, other than fuel or power for commissioning of any installation
4. Permit the **direct contractor** to use erected scaffolding, hoisting facilities, etc provided by the **contractor**, in common with others having the like right, while it remains erected on the **site** [16.1]

F:..... V:.....  
T:.....

Item

**A Clause 17.0 - Contract instructions**

**Site instructions**

Instructions issued on **site** are to be recorded in a site instruction book which is to be supplied and maintained on **site** by the **contractor**.

F:..... V:.....  
T:.....

Item

- B** Any such instruction will be issued formally as a **contract instruction** by the **Principal Agent** once quote submitted by the **contractor** and forthwith dealt with by the **Principal Agent** as the case may be, as elsewhere explained in detail within this document [17.0]

F:..... V:.....  
T:.....

Item

Completion (A18 - A24)

- C** Clause 18.0 - Interim completion

N/A

- D** Clause 19.0 - **Practical completion**

F:..... V:.....  
T:.....

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A Clause 20.0 - Completion in **sections**

F:..... V:.....  
T:.....

Item

B Clause 21.0 - **Defects** liability period and **final completion**

F:..... V:.....  
T:.....

Item

C Clause 22.0 - **Latent defects** liability period

F:..... V:.....  
T:.....

Item

D Clause 23.0 - Revision of the date for **practical completion**

**Substitution of materials and goods**

The removal or substitution of any **materials and goods** which do not conform to the specification or the **contract drawings** shall not constitute grounds for the extension of the **construction period** nor for the adjustment of the **contract value** [17.1.8; 23.1 & 2]

F:..... V:.....  
T:.....

Item

E Clause 24.0 - **Penalty** for late or non-completion

F:..... V:.....  
T:.....

Item

Payment (A25 - A27)

F Clause 25.0 - Payment

**Materials and goods stored off site**

**Materials and goods** stored off site is not allowed and will thus not be included within the valuation nor certificate for payment [25.3.2]

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**Fluctuations in costs**

All fluctuations in costs, with the exception of fluctuations in the rate of Value Added Tax, shall be for the account of the **contractor** [26.9.5]

**Prices submitted**

Where prices are submitted by the **contractor** or **subcontractor** during the progress of the **works** in respect of **contract instructions** or in regard to a claim under the terms of this **agreement** 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 **certificate of final completion**, it shall be in writing

F:..... V:.....  
T:.....

Item

A Clause 26.0 - Adjustment of the **contract value** and **final account**

**Cost of claims**

All costs incurred by the **contractor** in the preparation of claims shall be borne by the **contractor**. This provision shall not preclude an adjudicator or an arbitrator appointed in terms of this **agreement** [30.6 & 7] from making a determination on costs

**Claims from subcontractors**

The **contractor** shall review, assess and adjudicate any claims received by him from any **subcontractor** and thereafter submit same to the **principal agent** with a recommendation in order to assist the **principal agent** in adjudicating the claim [26.6]

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A Clause 27.0 - Recovery of expense and/or loss

F:..... V:.....  
T:.....

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Suspension and termination (A28 - A29)

B Clause 28.0 - Suspension by the **contractor**

F:..... V:.....  
T:.....

Item

C Clause 29.0 - Termination

F:..... V:.....  
T:.....

Item

Dispute resolution (A30)

D Clause 30.0 - Dispute resolution

F:..... V:.....  
T:.....

Item

E **Agreement**

The required information of the **parties** and the amount of the **contract sum** shall be inserted in the **agreement** for signature of the **agreement** by the **parties**

F:..... V:.....  
T:.....

Item

F **Contract data**

**Tenderer's selections**

Before submission of his tender the **contractor** is to complete the tenderer's selections in the **contract data**

F:..... V:.....  
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**SECTION B: GENERAL PRELIMINARIES**

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Definitions and interpretation (B1)

A Clause 1.1 - Definitions

F:..... V:.....  
T:.....

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B Clause 1.2 - Interpretation

F:..... V:.....  
T:.....

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Documents (B2)

C Clause 2.1 - Checking of documents

F:..... V:.....  
T:.....

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D Clause 2.2 - Provisional **bills of quantities**

**Multiple procurement**

These **bills of quantities** are in multiple procurement format ie the "wet trades" - earthworks, concrete, formwork and reinforcement, precast concrete, masonry, waterproofing and sub-surface drainage - are provisionally measured and the subsequent trades are **budgetary allowances** and/or **provisional sums** ?

F:..... V:.....  
T:.....

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E Clause 2.3 - Availability of **construction information**

F:..... V:.....  
T:.....

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F Clause 2.4 - Ordering of **materials and goods**

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Previous work and adjoining properties (B3)

A Clause 3.1 - Previous work - dimensional accuracy

F:..... V:.....  
T:.....

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B Clause 3.2 - Previous work - **defects**

F:..... V:.....  
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C Clause 3.3 - Inspection of adjoining properties

F:..... V:.....  
T:.....

Item

The site (B4)

D Clause 4.1 - Handover of **site** in stages

F:..... V:.....  
T:.....

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E Clause 4.2 - Enclosure of the **works**

F:..... V:.....  
T:.....

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F Clause 4.3 - Geotechnical and other investigations

F:..... V:.....  
T:.....

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G Clause 4.4 - Encroachments

F:..... V:.....  
T:.....

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H Clause 4.5 - Existing premises occupied

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A Clause 4.6 - Services - known  
F:..... V:.....  
T:.....

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Management of contract (B5)

B Clause 5.1 - Management of the **works**  
F:..... V:.....  
T:.....

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C Clause 5.2 - Progress meetings  
F:..... V:.....  
T:.....

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D Clause 5.3 - Technical meetings  
F:..... V:.....  
T:.....

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Samples, shop drawings and manufacturer's instructions  
(B6)

E Clause 6.1 - Samples of materials  
F:..... V:.....  
T:.....

Item

F Clause 6.2 - Workmanship samples  
F:..... V:.....  
T:.....

Item

G Clause 6.3 - Shop drawings  
F:..... V:.....  
T:.....

Item

H Clause 6.4 - Compliance with manufacturer's  
instructions  
F:..... V:.....  
T:.....

Item

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Deposits and fees (B7)

A Clause 7.1 - Deposits and fees

F:..... V:..... T:.....

Item

Temporary services (B8)

B Clause 8.1 - Water

F:..... V:.....  
T:.....

Item

C Clause 8.2 - Electricity

F:..... V:.....  
T:.....

Item

D Clause 8.3 - Ablution and welfare facilities

F:..... V:.....  
T:.....

Item

E Clause 8.4 - Communication facilities

F:..... V:.....  
T:.....

Item

Prime cost amounts (B9)

F Clause 9.1 - Responsibility for **prime cost amounts**

F:..... V:.....  
T:.....

Item

Attendance on subcontractors (B10)

G Clause 10.1 - General attendance

F:..... V:.....  
T:.....

Item

H Clause 10.2 - Special attendance

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Item

General (B11)

A Clause 11.1 - Protection of the **works**

F:..... V:.....  
T:.....

Item

B Clause 11.2 - Protection/isolation of existing **works** and **works** occupied in **sections**

F:..... V:.....  
T:.....

Item

C Clause 11.3 - Security of the **works**

F:..... V:.....  
T:.....

Item

D Clause 11.4 - Notice before covering work

F:..... V:.....  
T:.....

Item

E Clause 11.5 - Disturbance

**Disturbance**

All work is to be carried out in such a manner as to cause no unacceptable or unreasonable dust, noise, vibrations, nuisance, inconvenience, annoyance and the like to the public, others, other properties and traffic in so far as they exceed the permissible limitations set by government legislation or by the local authority. Any delays, stoppages and the like arising from or in order to comply with the above will not constitute grounds for an adjustment to the **construction period** or **contract value** whatsoever

F:..... V:..... T:.....

Item

F Clause 11.6 - Environmental disturbance

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**Controlling all forms of pollution**

The **contractor** shall be responsible for and take all precautions in controlling by whatever means necessary all forms of pollution emanating from the **site** during the **construction period** due inter alia to noise, artificial light, wind-blown sand, dust, deposits of mud, etc

The **contractor** is to ensure that all roads which border the **site** and are used by the **contractor** during the execution of the **works** are kept clean and free of any dirt or debris caused by the execution of the **works**

A Clause 11.7 - **Works** cleaning and clearing

F:..... V:.....  
T:.....

Item

B Clause 11.8 - Vermin

F:..... V:.....  
T:.....

Item

C Clause 11.9 - Overhand work

F:..... V:.....  
T:.....

Item

D Clause 11.10 - Tenant installations

F:..... V:.....  
T:.....

Item

E Clause 11.11 - Advertising

F:..... V:.....  
T:.....

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**SECTION C: SPECIFIC PRELIMINARIES**

A Warranties for materials and workmanship

Where warranties for materials and/or workmanship are called for, the **contractor** shall obtain a written warranty, addressed to the **employer**, from the entity supplying the materials and/or executing the work and shall deliver same to the **principal agent** on **final completion** of the contract

The warranty shall state that workmanship, materials and installation are warranted for a specific period from the date of **practical completion** and that any **defects** that may arise during the specified period shall be made good at the expense of the entity supplying the materials and/or doing the work, upon written **notice** to do so

The warranty will not be enforced if the work is damaged by **defects** in the execution of the **works**, in which case the responsibility for replacement shall rest entirely with the **contractor**

F:..... V:.....  
 T:.....

Item

B Overtime

Should overtime be required to be worked for any reason whatsoever, the cost of such overtime is to be borne by the **contractor** unless the **principal agent** has specifically authorised, prior to execution thereof, that costs for such overtime are to be borne by the **employer**

F:..... V:..... T:.....

Item

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A Cooperation of the **contractor** for cost management

It is specifically agreed that the **contractor** accepts the obligation of assisting the **principal agent** in implementing proper cost management. The **contractor** will be advised by the **principal agent** of all cost management procedures which will be implemented to ensure that the **contract value** does not exceed the budget

F:..... V:..... T:.....

Item

B Overloading

The **contractor** shall take all necessary steps to ensure that no damage occurs due to overloading of any portion of the **works** or temporary works eg scaffolding, etc. The **contractor** shall submit details of his proposed loading, storage, plant erection, etc to the **principal agent** for approval prior to proceeding with such loading, storing or erecting and shall comply with and pay for the **principal agent's** requirements in connection with the provision of temporary support work, etc. Any damage caused to the **works** by overloading shall be made good by the **contractor** at his sole expense

F:..... V:..... T:.....

Item

C Propping of floors below

The **contractor** is advised that propping of floors below may be required if he wishes to use any areas of completed suspended reinforced concrete slabs for vehicle access, storage of **materials and goods** and location of plant, scaffolding, etc. The location of these areas and any necessary propping shall be approved by the **principal agent** and the cost thereof shall be borne by the **contractor**

F:..... V:..... T:.....

Item

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A Testing of flat roof waterproofing for watertightness  
Flat roof waterproof areas shall be flooded and kept "ponded" for at least forty eight (48) hours as a test to ensure the watertightness of the waterproofing and before any further construction work is carried out above the waterproofing

F:..... V:..... T:.....

Item

B Health and safety  
Without limiting the generality of the provisions of clause 2.0, the **contractor's** attention is drawn to the provisions of the Construction Regulations issued in terms of the Occupational Health and Safety Act, 1993 as amended. It is specifically stated that the **employer** shall prepare a documented health and safety specification for the **works** and that the **employer** shall ensure that the **contractor** has made provision for the cost of health and safety measures during the execution of the **works**. The **contractor** shall price opposite this item for compliance with the act and the regulations and the reasonable provisions of the aforementioned health and safety specification [2.1]

Health and safety

Without limiting the generality of the provisions of clause 2.0, the **contractor's** attention is drawn to the provisions of the Construction Regulations issued in terms of the Occupational Health and Safety Act, 1993 as amended. It is specifically stated that the **employer** shall prepare a documented health and safety specification for the **works** (refer to Annexure ? for a copy of the relevant specification) and that the **employer** shall ensure that the **contractor** has made provision for the cost of health and safety measures during the execution of the **works**. The **contractor** shall price opposite this item for compliance with the act and the regulations and the provisions of the aforementioned health and safety specification [2.1]

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The **contractor** shall:

1. Comply with the health and safety specification for the **works**
2. Prepare and agree with the health and safety consultant the health and safety plan for the **works**
3. Cooperate with the health and safety consultant in all respects
4. Manage the compliance of all subcontractors with the regulations and with the health and safety plan and specification
5. Conform to the conditions contained in the **employer's** health and safety specification

F:..... V:.....  
T:.....

Item

A Green star building certification

F:..... V:.....T:.....

Item

B Broad based black economic empowerment (BBBEE)

Tenders submitted will be evaluated taking into account their empowerment rating

The **employer** will be monitoring the broad based black economic empowerment (BBBEE) status of the **contractor** throughout the execution of the **works**

The **contractor** is to submit to the **principal agent** on an annual basis a schedule of spend, split into vendors engaged as **subcontractors** and suppliers indicating their BBBEE rating including proof of the said rating

F:..... V:.....T:.....

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A Advertising rights

The **employer** may elect to contract with advertising agencies for the erection of advertising hoardings, banners, wraps or the like for the duration of the contract. The **contractor** shall not prevent such an arrangement and will assist in the facilitation of same. The position and type of advertising structure to be agreed with the **principal agent** so as not to hinder the **contractor** in meeting his obligations under this **agreement**

F:..... V:..... T:.....

Item

B Confidentiality

The **contractor** undertakes to maintain in confidence any and all information regarding this project and shall obtain appropriate similar undertakings from all **subcontractors** and suppliers. Such information shall not be used in any way except in connection with the execution of the **works**

No information regarding this project shall be published or disclosed without the prior written consent of the **employer**

F:..... V:..... T:.....

Item

C Media releases

All rights of publication of articles in the media, together with any advertising relating thereto or in any way connected with this project, shall vest with the **employer**

The **contractor** together with his **subcontractors** shall not, without the prior written consent of the **employer**, cause any statement or advertisement connected with this project to be printed, screened or aired by the media

F:..... V:..... T:.....

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SUMMARY OF CATEGORIES

Category : Fixed R.....

Category : Value R.....

Category : Time R.....

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Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 1</u></b>				
<b><u>ALTERATIONS</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Trade names</u>				
Wherever a trade name for any product has been described, the Tenderer's attention is drawn to the fact that any other product of equal quality may be used subject to the written approval being obtained prior to the closing date for submission of tenders				
<u>View site</u>				
Before submitting his 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				
<u>Explosives</u>				
No explosives whatsoever may be used in demolitions				
<b>Carried to Collection</b>				R
Bill No. 1 Alterations <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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Generally

Unless otherwise stated, the whole of the old materials arising from the alterations shall become the property of the contractor and shall be carted away from the site immediately it becomes available and credit shall be allowed for it

In pricing, credits for old materials shall be offset against the charge so as to result in a net figure in the amount column

Prices for the demolition of any structure shall include for its demolition complete with all surface finishes such as plaster, screeds, etc all attached items of joinery such as skirtings, etc and all reinforcement, conduit, pipes, lintels, etc built into that portion of the structure

The whole of the demolitions shall be carried out with as little mess and noise as possible and with a minimum of disturbance to adjoining premises and their occupants. All temporary tarpaulins, dust and weatherproof screens, barriers and temporary plumbing that may be necessary during the progress of the demolitions, shall be erected and maintained, all to the satisfaction of the authorized consultant and the municipal authorities, and removed when directed

No claims for extras whatsoever will be entertained and no extension of time will be allowed should the contractor be prohibited by order of the police, the courts or other public bodies from using mechanical equipment, compressors, pneumatic drills or other noisy means of executing the demolitions

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

The contractor shall comply with all regulations and by-laws in force in connection with the use of electrical, mechanical and other equipment

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**WESTERN CAPE LIQUOR AUTHORITY  
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Allow for watering the works with a jet or spray sufficiently to prevent any nuisance from dust during the alterations or demolitions

At the commencement of the demolition work the contractor shall give notice to the employer to whose premises any services such as water, telephone, electric power, etc are carried via or supported by the buildings to be demolished and shall ensure that such services are maintained without interruption

The contractor shall remove from the site all drains, pipes, conduits, wire and other obstructions which are encountered in demolishing.

He shall plug and seal all water pipes, drains, pipes or other conduits remaining below ground level and ensure that no electric cables or wires remaining underground are alive.

The contractor shall consult the principal agent before cutting off the water, fire service and sewerage systems

In taking down and removing existing work the utmost care shall be observed to avoid any structural or other damage to the remaining portions of the building. The contractor shall cover up and protect from injury all work not removed and shall make good at his own expense any damage that may occur

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 at completion

The contractor shall collect and cart away all material and debris resulting from the demolitions. At completion of the demolition work the contractor shall leave the site in a thoroughly safe and sanitary condition to the complete satisfaction of the architect and the municipal authorities.

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The contractor to inspect asbestos sheeting before removal. All removal and cutting into asbestos to comply with the rules and regulations of Asbestos Council of SA and priced accordingly

Specifications

Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.

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**TEMPORARY BARRIERS, SCREENS, ETC**

Temporary barriers, screens, etc, including removal

A	Dust screens 2 600mm high between concrete floors and ceilings formed of suitable timber framing covered on one side with 375 micron polyethylene sheeting stapled on, including corners, ends, etc	m	8
---	---	---	---

**REMOVAL OF EXISTING WORK**

Taking out and removing doors, windows, etc from brickwork to be demolished

B	Metal gate and frame exceeding 2,5m <sup>2</sup> and not exceeding 5,0m <sup>2</sup>	No	1
---	--	----	---

Taking out and removing doors, windows, etc from partitions

C	Aluminium emergency single door and side panel and frame exceeding 2,5m <sup>2</sup> and not exceeding 5,0m <sup>2</sup>	No	1
---	--	----	---

Taking out and removing doors, windows, etc from partitions (drywall infill of opening elsewhere)

D	Aluminium double door and frame exceeding 2,5m <sup>2</sup> and not exceeding 5,0m <sup>2</sup>	No	1
---	---	----	---

Taking down and removing roofs, floors, panelling, ceilings, partitions, etc

E	Acoustic tile suspended ceilings including suspension grid, hangers, etc	m <sup>2</sup>	681
---	--	----------------	-----

F	Drywall partitions 2.6m high, including doors, glazed borrowed lights, etc	m	184
---	--	---	-----

Taking out and removing sundry joinery work, fittings, etc

G	Timber counter top 600mm wide, including steel posts	m	9
---	--	---	---

H	Granite counter tops 250mm wide, including supporting steel posts	m	6
---	---	---	---

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	<u>Taking off and removing existing wallpaper and preparing for new finish</u>		
A	Wallpaper on plastered walls and columns	m2	53
	<u>Taking up and removing vinyl floor coverings, carpeting, etc</u>		
B	Carpet tile floor covering including preparing screed	m2	681
C	75mm High aluminium skirting	m	101
D	180mm High uPVC electrical skirtings	m	74
	<u>Taking out/off and removing glass and mirrors</u>		
	<u>Sundries</u>		
E	25 x 1 150mm High horizontal aluminium blade blinds	m	27
F	127 x 1 150mm High vertical fabric blinds	m	47

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<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 2</u></b>				
<b><u>WATERPROOFING</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Specifications</u>				
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
<u>Waterproofing</u>				
Waterproofing of roofs, basements, etc shall be laid under a five 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><u>DAMP PROOFING OF WALLS AND FLOORS</u></b>				
<u>Two coats cementitious waterproofing slurry with membrane, mixed with cement and water</u>				
A	On splash back partition walls	m2	2	
<b>Carried to Summary</b>				R
Bill No. 2 Waterproofing <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

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Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 3</u></b>				
<b><u>CARPENTRY AND JOINERY</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Joinery</u>				
Descriptions of frames shall be deemed to include frames, transoms, mullions, rails, etc				
Descriptions of hardwood joinery shall be deemed to include pelleting of bolt holes				
<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 equivalent finish				
<u>Specifications</u>				
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
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**JOINERY FITTINGS**

Training Room Joinery

A New Training Room: Coffee station cupboard 32mm Bison V313 (or Equivalent) MDF boards. External faces, drawers, cupboard sides and doors to be finished in 16mm Melawood super gloss (colour: Formica) in one continuous length, including 2mm impact edging strips, joinery ironmongery, adjustable shelving with Melamine finish and 2mm x 100mm high aluminium skirting or kick to match partitioning complete in its entirety.  
New Training Room Worktop: 30mm "Rustenburg" granite (or similar) with 90 degree, counter-edge profile; to be returned 300mm along wall edge as splashback.  
All as per architect's drawings & specification: 2240-05 Rev 0

Item

B New Training Room/Waiting Area: Filing built-in cupboard 32mm Bison V313 (or Equivalent) MDF boards. External faces, cupboard sides and doors to be finished in 16mm Melawood super gloss (colour: Formica) in one continuous length, including 2mm impact edging strips, joinery sliding ironmongery, adjustable shelving with Melamine finish and 2mm x 100mm high aluminium skirting or kick to match partitioning complete in its entirety.  
All as per architect's drawings & specification: 2240-05 Rev 0

Item

Reception Area Joinery

C 2 Tier Reception Desk: 30mm thick structure finished with 'Melawood Supagloss' (Colour: Summer White) including fixed to 60 x 40 x 3.5mm Powder coated rectangular hollow section structure fixed to 60 x 60 x 3.5mm powder coated square hollow section posts, desk consisting of 12mm 'Melawood' backing board, 16mm Natural bamboo front leg panel (Colour: Caramel), 2 Tiers U-shaped of 44mm structure formed finished with 'Melawood Supagloss' summer white counter tops, including rounded edges and corners, etc, complete in its entirety as per architect's drawings & specification: 2240-04 Rev 0

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Call Centre Joinery

A New Call Centre: 30mm thick structure finished with 'Melawood Supagloss' (Colour: Summer White) including fixed to 60 x 40 x 3.5mm Powder coated rectangular hollow section structure fixed to 60 x 60 x 3.5mm powder coated square hollow section posts, including rounded edges and corners, etc, complete in its entirety as per architect's drawings & specification: 2240-04 Rev 0

Item

Consulting Area Joinery

B Consulting Desks: Dividers to be 16mm Melawood Supagloss exterior (Colour: Summer white, packed with 32mm supawood complete including WLCA logo (Refer to Detail A), including 8mm frosted acrylic 150mm radius rounded corner, counter consisting of 30mm Bamboo front panel, 16mm thick Melawood Supagloss worktop, front panel and drawers (Colour: Summer white), drawer interior to be melamine with high impact edging, lockable with high performance cabinet lock ("Dormakaba", or similarly approved) etc including all joinery ironmongery as described, unit to receive 100mm high aluminium skirting to match drywall, complete in its entirety as per architect's drawings & specification: 2240-04 Rev 0

Item

Self-Help Area Joinery

C Counter: Dividers to be 16mm Melawood Supagloss exterior (Colour: Summer white), packed with 32mm supawood complete with 150mm radius rounded corner, counter 16mm thick Melawood Supagloss worktop with impact edging etc including all joinery ironmongery as described, unit to receive 100mm high aluminium skirting to match drywall, complete in its entirety as per architect's drawings & specification: 2240-04 Rev 0

Item

**Carried to Collection**

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Bill No. 3  
Carpentry and Joinery  
**Tender Documentation**  
**CONTRACT NO. WCLA/1024**

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Print Room

A Print Room Counter: 32mm Bison V313 (or Equivalent) MDF boards. External faces, drawers, cupboard sides and doors to be finished in 16mm Melawood super gloss (colour: Formica) in one continuous length, including 2mm impact edging strips, joinery ironmongery, adjustable shelving with Melamine finish and 2mm x 100mm high aluminium skirting or kick to match partitioning complete in its entirety as per architect's drawings & specification: 2240-05 Rev 0

Item

Coffee Station

B Coffee Station: 32mm Bison V313 (or Equivalent) MDF boards. External faces, drawers, cupboard sides and doors to be finished in 16mm Melawood super gloss (colour: Formica) in one continuous length, internal faces to be finished in white Melamine from PG Bison, including 2mm impact edging strips, joinery ironmongery, shelving with Melamine finish and vinyl skirting extrusion (MC17C) by 'Polyflor (or similarly approved) complete in its entirety.

Top Coffee Station Worktop: 30mm 'Rustenburg' granite (or similar) with 90 degree, counter-edge profile; to be returned 300mm along wall edge as splashback. All as per architect's drawings & specification: 2240-05 Rev 0

Item

C Top Coffee Station: Counter top with 60 x 40 x 3.5mm rectangular hollow section powder coated metal structure supported by 60 x 60 x 3.5mm square hollow section powder coated metal structure complete in its entirety.

Top Coffee Station Worktop: 30mm 'Rustenburg' granite (or similar) with 90 degree, counter-edge profile; to be returned 300mm along wall edge as splashback. All as per architect's drawings & specification: 2240-05 Rev 0

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INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Store Room

A Shelves: 40mm Post formed Formica gloss finish tops shelves fixed to aluminium brackets, joinery skirting to be 100mm high aluminium, etc, complete in its entirety as per architect's drawings & specification: 2240-05 Rev 0

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Section No. 2

Bill No. 3

Carpentry and Joinery

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Carpentry and Joinery

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WESTERN CAPE LIQUOR AUTHORITY  
 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
 ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN

Item No		Unit	Quantity	Rate	Amount
	<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
	<b><u>BILL NO. 4</u></b>				
	<b><u>FLOOR COVERINGS, WALL LININGS, ETC</u></b>				
	NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
	<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
	<u>Fixing</u>				
	Floor coverings, wall linings, etc shall, where applicable, be fixed with adhesive as recommended by the manufacturers of the flooring, linings, etc				
	<u>Specifications</u>				
	Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
	<b><u>GENERAL REPAIRWORK IN PATCHES</u></b>				
	<u>Repairwork to floors:</u>				
A	"FloorworX Pavelite Bond" or equivalent approved primer and "FloorworX Pavelite" or equivalent approved to existing screeded floors in patches	m2	681		
	<b>Carried to Collection</b>				R
	Bill No. 4 Floor Coverings, Wall Linings, etc <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**FLOOR COVERINGS**

"Belgotex' Diagonal Collection" 500mm x 500mm carpet tiles (Colour: Graphite of similar) to match existing, with stain proof miracle fibre structure needle punch plain back grade 5 installed complete as per manufacturer's instructions

A On floors and landings m2 222

"Belgotex' Shift Accelerate Collection" 500mm x 500mm carpet tiles (Colour: Solid) to match existing, with stain proof miracle fibre structure needle punch plain back grade 5 installed complete as per manufacturer's instructions

B On floors and landings m2 398

"Belgotex' Shift Accelerate Collection" 500mm x 500mm carpet tiles (Colour: Calm) to match existin, with stain proof miracle fibre structure needle punch plain back grade 5 installed complete as per manufacturer's instructions

C On floors and landings m2 17

"Belgotex' Retreat" 1,212.85 x 177.8 x 5mm vinyl tiles (Colour: 'Beach Shack') embossed fixed with an approved adhesive to screeded floors and pointed with approved grouting

D On floors and landings m2 22

**WALL LININGS**

"Belgotex' Retreat" 1,212.85 x 177.8 x 5mm vinyl tiles (Colour: 'Beach Shack') embossed fixed with an approved adhesive to screeded floors and pointed with approved grouting

E Extra over drywall partitions for decorative vinyl cladding m2 8

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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**CORNER PROTECTORS, DIVIDING STRIPS, ETC**

Aluminium trims or equivalent approved

A	Aluminium laminated finish cover between different floor finishes	m	26
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**SKIRTINGS, CORNICES, ETC**

Aluminium

B	75mm Skirting plugged to wall to match existing	m	287
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uPVC

C	52 x 210mm Electric dado trunking skirting plugged to wall to match existing	m	72
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Section No. 2

Bill No. 4

Floor Coverings, Wall Linings, etc

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Bill No. 4

Floor Coverings, Wall Linings, etc

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 5</u></b>				
<b><u>CEILINGS, PARTITIONS AND ACCESS FLOORING</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Descriptions</u>				
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				
Ceilings shall be deemed to be horizontal unless otherwise described				
<u>Bulkheads</u>				
Bulkheads are those areas of the ceiling which are at a level differing from the general ceiling in a particular room or area and which generally occur along the perimeter of the room or area. Their purpose is either to conceal services or to create an architectural feature by changing levels.				
<u>Specifications</u>				
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
<b>Carried to Collection</b>				R
Bill No. 5 Ceilings, Partitions and Access Flooring				
<b>Tender Documentation CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY**  
**INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5**  
**ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

<b><u>SUSPENDED CEILINGS</u></b>					
	<u>600 x 1 200 module square edge Finetta OWAcoustic Lay-in ceiling panels on an approved ceiling grid system, etc all as per manufacturer's specifications and architect approval</u>				
A	Ceilings suspended not exceeding 1m below concrete soffits	m2	669		
	<u>Shadowline cornice or equivalent approved perimeter trim cornices</u>				
B	Powder coated aluminium shadow line cornice	m			<b>Rate only</b>
<b><u>PARTITIONS ETC</u></b>					
	<u>Solidtex drywall system consisting of 600mm stud spacing, single metal frame partition, 12.5mm plasterboard on one side and the other side with Ideacoustic Standard 32.3mm perforation cladding. All joints are to be skimmed with Siniat jointing compound and Fiba tape, finish smooth and ready for painting. (Painting measured elsewhere)</u>				
C	Partitions 2.6m high with bottom and top tracks plugged	m	6		
	<u>Siniat internal dry wall partition, Type S-TEX 1.4 single board with a thickness of 100mm consisting of single metal frame at 1,200mm stud spacing consisting of Siniat MasterFrame tracks fixed to the floor and ceiling by suitable plugs. 12.5mm plasterboards on both sides. Rock wool insulation panel 60mm thickness in the cavity. The boards will be screwed to the metal frame by Solidtex screws. Polyethylene tape applied behind the metal frame all along the edges. All joints are to be skimmed with Siniat jointing compound and Siniat Fiba Tape, finish smooth and ready for painting. (Painting measured elsewhere)</u>				
D	Partitions 2.6m high with bottom and top tracks plugged	m	133		
E	Extra over 2.6m high drywall partitioning for corner	No	12		
F	Extra over 2.6m high drywall partitioning for vertical abutment	No	30		
<b>Carried to Collection</b>					
Bill No. 5 Ceilings, Partitions and Access Flooring <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>					R

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

A	<p>Extra over 2.6m high drywall partitioning for T-intersection</p> <p><u>Extra over partitions for semi solid flush doors with commercial veneer on both sides and hardwood edge strips to vertical edges, hung to and including 90mm wide standard aluminium door liners and sinkless hinges supplied by "Solidtex" (ironmongery and paint elsewhere measured) including additional studding, trimming, etc to partitions:</u></p>	No	6	
B	<p>Door Type D1 complete as per architects specifications to match existing on site</p>	No	3	
C	<p>Double door Type D2 complete as per architects specifications to match existing on site</p>	No	1	
D	<p>Door Type D4 complete as per architects specifications to match existing on site</p> <p><u>Extra over partitions for powder coated commercial sliding door of standard aluminium profiles, complete with subframes, automatic single door operator (ironmongery) (ironmongery elsewhere measured), safety clear glass, sealing, etc and fixing to partitions including additional studding, trimming, etc to partitions:</u></p>	No	1	
E	<p>Door Type D5 purpose made door, 1,300 x 2,100mm high, including printed and sand blasted vinyl application to glazing ('D5' all as per Architect's drawings 2228-03 Rev.0)</p> <p><u>Extra over partitions for semi-solid flush fire escape doors with commercial veneer on both sides, including hardwood edge strips to vertical edges, hung to and including 90mm wide aluminium door liners and sinkless hinges supplied by "Solidtex" (ironmongery and paint elsewhere measured) including additional studding, trimming, etc to partitions:</u></p>	No	1	
F	<p>Door Type D3 complete as per architects specifications to match existing on site</p>	No	1	
<b>Carried to Collection</b>				R
<p>Bill No. 5 Ceilings, Partitions and Access Flooring <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b></p>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Extra over partitions for glass panels to comply with part N of SANS 10400 fitted to be with 90mm wide aluminium window liners, gaskets and glazing beads supplied by "Solidtex", including additional studding, trimming, etc to partitions:

A Window Type W1 complete as per architects specifications to match existing on site

No

1

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Bill No. 5  
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 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
 ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

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Bill No. 5

Ceilings, Partitions and Access Flooring

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Bill No. 5

Ceilings, Partitions and Access Flooring

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 6</u></b>				
<b><u>IRONMONGERY</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Finishes to ironmongery, etc:</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.				
All locks are Master key operational.				
All ironmongery is deemed to include fitment of screws that best match the finish of the item specified.				
All ironmongery are to be fitted as per manufacturer's instruction				
<u>Specifications</u>				
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
<b>Carried to Collection</b>				R
Bill No. 6 Ironmongery <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**LOCKS AND HANDLES**

'Assa Abloy' or equivalent approved:

A	D1: Chrome plated three lever upright key mortice lock and conversion kit, one pair of 150 x 150mm kyhole back plate and tubular aluminium Dove level handle to match existing on site (All as per Architect's drawings 2240-01 Rev.1)	Pairs	3
B	D2: Chrome plated three lever upright key mortice lock and rebate conversion kit, one pair of 150 x 150mm keyhole back plate and tubular aluminium Dove level handle and one pair of flush bolts to match existing on site (All as per Architect's drawings 2240-01 Rev.1)	Pairs	1
C	D3: TESA Single door panic hardware (code: BS EN 1125) and single door one point locking for 1,218mm wide doors	Pairs	1
D	D4: Chrome plated three lever upright key mortice lock, one pair of 150 x 150mm keyhole back plate and tubular aluminium Dove level handle to match existing on site (All as per Architect's drawings 2240-01 Rev.1)	Pairs	1

**DOOR CLOSERS**

'Assa Abloy' or equivalent approved:

E	D3: Pack & Pinion (Code: DC300)	Each	1
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**SLIDING GEAR AND OR OPERATORS**

'Assa Abloy' or equivalent approved:

F	D5: "SL600 Operator" automatic door system (suitable to 1,300mm opening)	No	1
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**BLINDS**

G	25mm Wide horizontal aluminium blade blinds opening of 1 150mm high plugged to top reveal to match existing on site and be approved by the architect	m	74
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Bill No. 6  
Ironmongery  
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**SUNDRIES**

'Assa Abloy' or equivalent approved:

A	D1: Satin chrome floor mounted door stop	No	3
B	D2: Satin chrome floor mounted door stop	No	1
C	D3: Satin chrome floor mounted door stop	No	1
D	D4: Satin chrome floor mounted door stop	No	1

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WESTERN CAPE LIQUOR AUTHORITY  
 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
 ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN

Section No. 2

Bill No. 6

Ironmongery

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Bill No. 6

Ironmongery

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 7</u></b>				
<b><u>TILING</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Descriptions</u>				
<u>Descriptions</u>				
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 1:5 cement plaster backing and descriptions of tiling on concrete floors etc shall be deemed to include 1:3 plaster bedding				
<u>Repairs</u>				
Repairs to damaged areas in the existing concrete surface bed or slab is to be done using "Superscreed"				
<u>Sealants, etc</u>				
Tenders should include in their price for silicone sealant between all skirting tiles and floor tiles.				
<u>Movement joints</u>				
Tenders are to include in their price for soft joint and sealants in panels of 3 000 x 3 000mm maximum to floor tiling or in accordance with the manufacturer's requirements. Joints to be sealed with an approved sealant after priming the joint with a approved primer. Where practical the bulk of the depth of the joint can be filled with 6mm diameter closed cell polyethylene chord.				
<b>Carried to Collection</b>				R
Bill No. 7 Tiling <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Grouting joints

Joints to be 3 to 5mm maximum width

Prime Cost (PC) Sums

Prime Cost (PC) Sums means an amount of money provided in the bills of quantities for material and goods to be obtained from a supplier nominated by the architect and to be fixed by the contractor (As per the Principal Building Agreement)

The prime cost amount shall be omitted from the contract sum and the amounts actually paid by the contractor in respect of the purchase of the nett quantity of such items including delivery to site shall be added to the contract sum

The contractor has to allow for labour, profit and waste in his rate over and above the PC amount

Fixing

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

Fair exposed cutting

Fair exposed cutting and fitting around pipe deemed to be included in price

Specifications

Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.

**WALL TILING**

300 x 600mm from "Tiletopia" "Code: 41055" matt porcelain tiles fixed with an approved adhesive to partition board walls pointed with approved grouting

A

On walls in splashbacks

m2

2

**Carried to Collection**

R

Bill No. 7

Tiling

**Tender Documentation**

**CONTRACT NO. WCLA/1024**

**WESTERN CAPE LIQUOR AUTHORITY  
 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
 ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

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Tiling

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INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 8</u></b>				
<b><u>METALWORK</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Aluminium doors, windows, etc</u>				
Doors and windows shall comply with AAAMSA design criteria				
Glazing shall comply with SAGGA regulations. Glass shall be type ? laminated performance glass as shown on the window schedules/drawings appended to these bills of quantities (as described in the headings to window descriptions?). Glass thickness shall comply with SAGGA regulations irrespective of thicknesses shown on the schedules/drawings				
Doors and windows shall be supplied with protective tape and plastic and shall be removed only once surrounding trades have been completed				
For purpose made windows and doors, refer to drawings annexed to (issued separately with?) these bills of quantities				
The following certificates shall be provided prior to commencement of site work:				
1 A copy of the relevant AAAMSA Performance Test Certificate from the manufacturer/contractor supplying the architectural aluminium product				
2 A Certificate of Conformance confirming that anodising or powder coating has been processed in accordance with SANS 999 and SANS 1796 respectively				
<b>Carried to Collection</b>				R
Bill No. 8 Metalwork <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

- 3 A powder guarantee of not less than 15 years issued by the powder manufacturer. The specific conditions contained in this guarantee shall form part of the powder coating process
- 4 A Certificate of Conformance confirming that glazing has been installed in accordance with SANS 0137, ensuring that safety glazing materials have been installed in the mandatory areas and that each individual pane of safety glazing materials has been permanently marked
- 5 A warranty from the manufacturer of the laminated safety glass and/or hermetically sealed glazing units guaranteeing the products against delamination and colour degradation for period of not less than five years

**GLAZED ALUMINIUM SHOPFRONTS**

Powder coated commercial grade shopfronts of standard aluminium profiles with hardwood inserts all-round complete with subframes, 1.5 pairs of hinges per leaf, brushed strips, doors handles, 6mm laminated safety glass panels, sealing, etc and fixing to partitions

A	Purpose made shopfront, 7,582 x 2,600mm high including one single door size 900 x 2,600mm high, including printed and sand blasted vinyl application to glazing ('SHF1' all as per Architect's drawings 2228-03 Rev.0)	No	1
B	Purpose made shopfront, 4,140 x 2,600mm high with one single door 900 x 2,600mm high, including printed and sand blasted vinyl application to glazing ('SHF2' all as per Architect's drawings 2228-03 Rev.0)	No	1
C	Purpose made shopfront, 2,332 x 2,600mm high with one single door 900 x 2,600mm high including printed and sand blasted vinyl application to glazing ('SHF3' all as per Architect's drawings 2228-03 Rev.0)	No	1

**Carried to Collection**

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Bill No. 8  
Metalwork  
**Tender Documentation**  
**CONTRACT NO. WCLA/1024**

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

A	Purpose made shopfront, 3,500 x 2,600mm high with one single door 900 x 2,600mm high including printed and sand blasted vinyl application to glazing ('SHF4' all as per Architect's drawings 2228-03 Rev.0)	No	1	
B	Purpose made shopfront, 2,815 x 2,600mm high with one single door 900 x 2,600mm high ('SHF5' all as per Architect's drawings 2228-03 Rev.0)	No	1	
C	Purpose made shopfront, 4,140 x 2,600mm high with one single door 900 x 2,600mm high including printed and sand blasted vinyl application to glazing ('SHF6' all as per Architect's drawings 2228-03 Rev.0)	No	1	
D	Purpose made shopfront, 2,170 x 2,600mm high with one single door 900 x 2,600mm high including printed and sand blasted vinyl application to glazing ('SHF7' all as per Architect's drawings 2228-03 Rev.0)	No	1	
E	Purpose made shopfront, 8,601 x 2,600mm high with one double door size 1,600 x 2,600mm high overall including printed and sand blasted vinyl application to glazing ('SHF8' all as per Architect's drawings 2228-03 Rev.0)	No	1	
F	Purpose made shopfront, 5,309 x 2,600mm high including printed and sand blasted vinyl application to glazing ('SHF9' all as per Architect's drawings 2228-03 Rev.0)	No	1	
G	Purpose made shopfront, 7,459 x 2,600mm high including printed and sand blasted vinyl application to glazing ('SHF10' all as per Architect's drawings 2228-03 Rev.0)	No	1	
H	Purpose made shopfront, 2,000 x 2,600mm high fixed panel including printed and sand blasted vinyl application to glazing ('SHF11' all as per Architect's drawings 2228-03 Rev.0)	No	1	
<b>Carried to Collection</b>				
Bill No. 8 Metalwork <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				R

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Section No. 2

Bill No. 8

Metalwork

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Metalwork

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 2 - BUILDER'S WORK</u></b>				
<b><u>BILL NO. 9</u></b>				
<b><u>PAINTWORK</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<b><u>SUPPLEMENTARY PREAMBLES</u></b>				
<u>Descriptions</u>				
Description of paintwork shall be deemed to include for the preparation of surfaces, including filling, stopping, sanding, priming, of nail heads and screws and for all cutting in				
Descriptions of paint on pipes, gutters, etc, shall be deemed to include for painting holderbats, hangers, clips, brackets, etc				
Descriptions of paint on windows, sashes, etc, shall be deemed to include for priming the rebates of the openings to be glazed				
<u>Specifications</u>				
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
All painting shall be done in accordance with "Plascon" or equivalent unless otherwise described by the Architect or Prinipal Agent				
Professional Waterbased Gypsum Sealer (PGS 1) should not to be used in damp areas or on highly alkaline surfaces.				
<b>Carried to Collection</b>				R
Bill No. 9 Paintwork <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**PREPARATORY WORK TO EXISTING WORK**

Previously painted plastered surfaces

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

Ensure that surfaces are clean, dry and sound.

Remove dirt and loose particles.

Remove any oil, grease and surface contaminates using a mutton cloth in-conjunction with Plascon Mineral Turps (AZH 1).

Fill holes, gaps and other surface defects with Polycell Polyfilla Interior (101002). Allow 4 hours to dry. Sand smooth with 220 grit sandpaper. Dust off. Spot prime filled areas with Plaster Primer. Allow 16 hours to dry.

Previously painted metal surfaces

Surfaces shall be thoroughly rubbed and cleaned down. Blistered or peeling paint shall be completely removed down to bare metal

Previously painted wood surfaces

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

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Paintwork

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**WESTERN CAPE LIQUOR AUTHORITY  
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Ensure that surfaces are clean, dry and sound.

Moisture content measured with a Doser Hygrometer B 2 scale A1-A5 (or equivalent), depending on the wood type, must be <14 % before painting.

Sand wood to a smooth finish with 150 - 220 grit paper in the direction of the grain (depending on the smoothness required). Sharp edges must be rounded off. Dust off.

Fill holes and other surface defects with Plascon Polyfilla Mendall 90 (801601) working off smoothly while wet. Allow 6- 8 hours to dry, then sand to a smooth finish. Dust off.

Wash knots and resinous areas with Plascon Lacquer Thinner (ILS 1). Apply Plascon Woodcare Knot Seal (PK 2) to all knots and resinous areas. Allow 1 hour to dry.

**PAINTWORK ETC TO PREVIOUSLY PAINTED WORK**

**ON INTERNAL FLOATED PLASTER SURFACES**

One coat "PGS1" primer and two coats of acrylic professional low sheen "PEM 1000/TLS" paint for interior use, on work in sound condition all according to manufacturers specifications.

A	Walls and columns	m2	57	
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**ON SMOOTH CONCRETE SURFACES**

One coat "PGS1" primer and two coats of acrylic professional low sheen "PEM 1000/TLS" paint for interior use, on work in sound condition all according to manufacturers specifications.

B	Walls and columns	m2	29	
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**ON PLASTERBOARD SURFACES**

One coat "PGS1" primer and two coats of acrylic professional low sheen "PEM 1000/TLS" paint for interior use, on work in sound condition all according to manufacturers specifications.

A Walls m2 190

**ON WOOD SURFACES**

One coat "UC2" wood primer and "AZH1" turpentine with two coats "VLW/TVW" Velvagio water-based approved paint all according to manufacturers specifications.

B Doors m2 15

**ON NEW WORK**

**ON INTERNAL FLOATED PLASTER SURFACES**

One coat "PGS1" primer and two coats of acrylic professional low sheen "PEM 1000/TLS" paint for interior use, on work in sound condition all according to manufacturers specifications.

C Walls and columns m2 43

**ON PLASTERBOARD SURFACES**

One coat "PGS1" primer and two coats of acrylic professional low sheen "PEM 1000/TLS" paint for interior use, on work in sound condition all according to manufacturers specifications.

D Walls m2 691

**ON WOOD SURFACES**

One coat "UC2" wood primer and "AZH1" turpentine with two coats "VLW/TVW" Velvagio water-based approved paint all according to manufacturers specifications.

E Doors m2 33

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WESTERN CAPE LIQUOR AUTHORITY  
 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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Section No. 2

Bill No. 9

Paintwork

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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**Summary - Section 2: Builder's Work**

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4	Floor Coverings, Wall Linings, etc	49	
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Unit	Quantity	Rate	Amount
<b><u>SECTION NO. 3 - PROVISIONAL AMOUNTS</u></b>				
<b><u>BILL NO. 1</u></b>				
<b><u>PROVISIONAL AMOUNTS</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<u>General</u>				
Work for which budgetary allowances are provided will be measured and valued in accordance with the relevant ?building agreement? ?building contract? and deducted in whole or in part if not required without any compensation for loss of profit on the said allowances				
Prime cost amounts and provisional sums are net. Prime cost amounts shall include for delivery to site of all articles concerned				
Provisional sums are for material and equipment supplied and installed complete by firms of specialists				
<u>Profit</u>				
Where stated, the contractor may allow for profit if required				
<u>General attendance on nominated/selected subcontractors</u>				
The item "attendance" which follows each provisional sum for nominated/selected subcontractors' work, shall be deemed to cover all the contractor's costs incurred in providing free of charge to the nominated/selected subcontractors the contractor's duties as described in clause 12.2 of the JBCC N/S Subcontract Agreement				
<b>Carried to Collection</b>			R	
Bill No. 1 Provisional Amounts <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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Special attendance on nominated/selected subcontractors

Where "special attendance" such as unloading, storing, placing in position, providing special power supplies, specific hoisting, crange and scaffolding requirements, provision of temporary casing and/or other specific protection of the works, special security and clearing away rubbish is required, a separate item describing the specific requirements in detail is to be provided for the pricing of such requirements

Builder's work

Builder's work in connection with specialist services is given elsewhere in these bills of quantities

**PROVISIONAL SUMS FOR NOMINATED/SELECTED SUBCONTRACT WORKS**

Specialist Technology

A Provide the sum of R 15,000.00 Rand (Fifteen thousand Rand) for Specialist Technology, etc

B Profit

C Attendance

Item

15,000.00

Item

Item

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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Bill No. 1

Provisional Amounts

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Provisional Amounts

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INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Quantity	Rate	Amount
<p><b><u>SECTION NO. 4 - ELECTRICAL SERVICES</u></b></p>			
<p><b><u>BILL NO. 1</u></b></p>			
<p><b><u>NOTES</u></b></p>			
<p>NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill</p>			
<p><u>Specifications</u></p>			
<p>Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.</p>			
<p><b><u>GENERAL NOTES</u></b></p>			
<p>These schedules of quantities (hereinafter referred to as "Schedules") contain pages numbered consecutively. Before the Tenderer submits his Tender he shall check the number of pages, and if any are found missing or duplicated, or the figures or writing indistinct, or the Schedules contain any obvious errors, he should apply to the Engineer at once and have same rectified, as no liability whatsoever will be admitted by the Engineer in respect of errors in Tender due to incomplete documentation.</p>			
<p>The Schedules form part of and must be read in conjunction with the Specification and drawings which document contains the full descriptions of the work to be done and material and equipment to be used and unless otherwise described in the Schedules, reference should be made to the Specification and drawings for the full meaning of descriptions of work to be done and materials and equipment to be used in the Works.</p>			
<p>The Tender Amount to be submitted for consideration, shall be based on the total value of the Works as described in all sections of these Schedules. The Tenderer shall therefore duly complete the Schedules and submit same together with this Tender.</p>			
<p><b>Carried to Collection</b></p>			
<p>Bill No. 1  Notes  <b>Tender Documentation</b>  <b>CONTRACT NO. WCLA/1024</b></p>			
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

The unit prices and tariffs shall be accepted as correct, unless obvious discrepancies exist. The Engineer therefore reserves the right to adjust the Tender Amount in the event that the Tenderer made arithmetical errors in calculating the Tender Amount.

No alteration, erasure or addition shall be made to the text of the Schedules, unless the Engineer requested such alteration, erasure or addition in writing. Should any alteration, erasure or addition be made without the Engineer's consent, it will not be recognised and the original wording of the Schedules will be considered to apply.

The priced Schedules will be checked and the Engineer reserves the right to call for adjustments to any individual price or the rectification of any discrepancy, whilst the Tender Amount, as submitted or as adjusted after the correction of any arithmetical errors, remains unaltered.

The successful Tenderer and the Employer may agree that the total of any Schedule, including any variations by way of additions thereto or deductions there from, represents a fair and accurate quantification of the items set out in the Schedules and the parties may agree final payment on that basis.

Any variations required in order that the Works shall meet with the requirements of the Employer, shall be allowed within the scope of the Specification. Such variations shall be measured and the cost thereof shall be determined in accordance with unit prices in the priced Schedules, provided that such unit prices are available.

Any items or variations for which unit prices are not available in the priced Schedules, will be regarded as daywork items to be costed in accordance with the Conditions of Contract. The conditions for determining the extent and pricing of dayworks items, shall be the conditions allowed for in the Conditions of Contract.

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

The cost of any variations to the design, which were called for prior to the execution of such work, shall be determined as described above. The cost for variations to work already completed, need not necessarily be determined as described above. Such variations shall be treated on their merits.

Unless a separate rate for the supply and for the installation of any item is specifically called for, the supply and installation costs for each item shall be fully included in the unit rate.

The description "supply" for each item shall, unless otherwise stated herein, be held to include making, conveying and delivering, unloading, storing, insuring, profit and all other obligations arising out of the Conditions of Contract, but shall exclude Value Added Tax.

The description "install" for each item shall, unless otherwise stated herein, be held to include the labour for unpacking, hoisting, setting, fitting and fixing in position, terminating, stripping, connecting, cutting, waste, patterns, models and templates, plant, temporary works, return of packing material, testing, commissioning and all other obligations arising out of the Conditions of Contract and necessary to ensure completion of the Works, but shall exclude Value Added Tax.

All fittings and accessories always include the connections thereto. All lightfittings shall be complete with lamps and tubes, unless otherwise stated in the Schedules.

All measurements are nett, unless otherwise stated, and Tenderers must allow in the rates for wastage.

The quantities and rates included for daywork shall form part of the Tender Amount, but Tenderers shall note that these items shall be regarded as provisional and will only be payable to the Contractor if and when a written variation order to this effect had been issued.

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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Tenderers shall price the Preliminary and General Costs under any or all of two groups, viz:

- a) A fixed amount.
- b) An amount varied in proportion to the final Time for Completion as compared to the original Time for Completion in the Contract.

The allocation of costs to these categories listed above must be realistic and the Contractor may be required to justify the allocation of the costs. Attention is particularly drawn to the right reserved above to adjust and/or correct prices.

All provisional sums shall initially be deducted from the amount of the Contract Sum. The expenditure of any money from a provisional sum shall only occur with the approval of the Engineer. Official variation orders will be issued by the Engineer for such purposes. All items described as "Provisional" shall be remeasured if required to form part of the Works and shall be paid for according to the prices Tendered therefore in the Schedules.

All prices quoted in the Schedules shall be based on the particular types of equipment specified. Alternative or similar and equal equipment may be offered in an alternative Tender to the main Tender.

All rates and amounts shall exclude Value Added Tax, which shall be added at the end of the Schedules in the Summary of Sections and carried over to the FORM OF TENDER.

All queries relating to this tender to be forwarded to Element Consulting Engineers (Mr Wouter van der Toorn, Email: wvdtoorn@eceng.co.za, Cell no.: 083 293 4089)

**TECHNICAL NOTES**

The following shall be read in conjunction with the general notes, schedules, specification and drawings.

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

LV CABLES

- Installation rate shall allow for cables installed in sleeves, on cabletray or within trenches as applicable.
- Cables shall be manufactured in accordance with SANS 1507-3.
- Cables shall be as per Aberdare, African Cables or similar and equal approved.
- Cable size specified in mm<sup>2</sup>

LV CABLE TERMINATIONS

- Rate shall include for glands, shrouds, lugs and sundries to facilitate neat termination of cables.
- Cable size specified in mm<sup>2</sup>

EARTH CONTINUITY CONDUCTORS (ECC)

- Installation rate shall allow for cables installed in sleeves, on cabletray or within trenches as applicable.
- Earth continuity conductors shall be of the insulated type.
- Conductor size specified in mm<sup>2</sup>

DISTRIBUTION BOARDS

- PC Sum allowed for the procurement of DB's under instruction of the Engineer.
- DB's to comply in full to the general and technical specifications.
- Rate to allow for the installation, materials required and circuit connections of DB as per single line diagrams.

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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WIREWAYS

- Cabletray - Rate shall include 90deg bends, t-pieces, 45 deg offsets, crossovers, splice kits, suspension/wall brackets, hangers, slotted angles, suspension rods, fixing material, wastage, hoisting equipment and sundries.
- Trunking - Rate shall include splice kits, elbows, 4-way junctions, endcaps, brackets, suspension rods, purlin clips, PVC covers, fixing material, wastage, hoisting equipment and sundries.
- Powerskirting - Rate shall include 90 deg bends, elbows, endcaps, clips, covers, fixing material, wastage, hoisting equipment and sundries.
- Wireway size in mm
- Cabstrut, O-Line or similar and equal approved.
- Duty rating shall be in accordance with manufacturers specification.

GENERAL LIGHTING

- PC Sum allowed for the procurement of luminaires under instruction from the Engineer.
- Rate shall include for installation of luminaire and lamps, hoisting equipment, fixing materials, wastage, cutting of downlighter holes where required, conduit, wiring, 5A unswitched socket outlets where applicable, termination and connection.
- Lighting circuits shall be wired in 2.5 mm<sup>2</sup> unless otherwise shown.
- EMG denotes emergency battery pack and control gear and requires an unswitched live conductor.

LIGHTSWITHCES

- Rate shall include for conduit, outlet box, wiring, crade, coverplate, termination and connection, fixing material, wastage and sundries.
- Crabtree or similar and equal approved.

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INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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GENERAL SMALL POWER

- Rate shall include for conduit, outlet box, wiring, crade, coverplate, termination and connection, fixing material, wastage and sundries.
- Crabtree or similar and equal approved.
- SSO circuits shall be wired in 4mm<sup>2</sup> unless otherwise shown.
- Supply air fan and extraction fan circuits shall be wired in 2.5 mm<sup>2</sup> unless otherwise shown.
- AC circuits shall be wired in 4 mm<sup>2</sup> unless otherwise shown.

AUXILLIARY SERVICES

- Rate shall include for conduit, outlet box, cover plate, 1mm<sup>2</sup> draw wire, fixing material, wastage and sundries.
- Outlets shall be linked to the nearest services shaft in the conduit size as specified.
- Crabtree or similar and equal approved.

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Bill No. 1

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Item No		Quantity	Rate	Amount
	<b><u>SECTION NO. 4 - ELECTRICAL SERVICES</u></b>			
	<b><u>BILL NO. 2</u></b>			
	<b><u>LOW VOLTAGE RETICULATION, DB'S AND WIREWAYS</u></b>			
	NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill			
	<u>Specifications</u>			
	Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.			
	<b><u>DISTRIBUTION BOARDS</u></b>			
	<u>DB's to comply with the quality and general technical specifications.</u>			
	<u>Supply, install and connect 6 KA circuit breakers and isolators as protection for the new and or existing circuit. Circuit Breakers to be Hager or equal approved.</u>			
	<u>DB loads to be balanced across multi-phase supply.</u>			
	<u>EX. SDB-3</u>			
A	10A - 20A single pole circuit breaker	No	10	
B	30A - 60A single pole circuit breaker	No	1	
C	60A single pole isolator (bypass switch)	No	1	
D	60A earth leakage isolator (without overload protection)	No	1	
E	20A SP (AC1) contactor	No	3	
F	Separate neutral bar	No	1	
G	40A triple pole circuit breaker	No	1	
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INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**WIREWAYS**

**CABLETRAY**

Include 90° bends, T-pieces, 45deg offsets, cross covers, splice kits, suspension/wall brackets and hangers, slotted angles, suspension rods, fixing material, wastage, hoisting equipment and sundries.

Cabletray to be rated for medium duty unless otherwise shown

Cabstrut or O-Line or equal approved

A	100 wiremesh, suspended	m	100	
B	150 wiremesh, suspended	m	1	<b>Rate Only</b>
C	300 wiremesh, suspended	m	1	<b>Rate Only</b>

**TRUNKING**

Include splice kits, elbows, 4-way junctions, endcaps, brackets, suspension wire, purlin clips, PVC covers, fixing material, hoisting equipment, wastage and sundries.

Cabstrut or O-Line or equal approved

D	P2000, Electrical	m	1	<b>Rate Only</b>
E	P9000, Electrical	m	100	
F	P8000, Auxillary	m	1	<b>Rate Only</b>

**POWERSKIRTING**

Include 90° bends, elbows, endcaps, clips, covers and sundries.

G	2C, 2T PVC ( Cabstrut Jupiter PVC801), grey	m	140	
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
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POWERPOLES

Include mounting kit assembly, fixing adaptos, ceiling flange, base plate, endcaps, clips, covers and sundries.

A	4m utility / power pole, 4 channel, aluminium, grey cover	No	7	
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CONDUIT RISERS

To terminate in trunking/cable tray as applicable

B	3 x 25 dia PVC, recessed	No	10	
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C	3 x 32 dia PVC, recessed	No	10	
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EARTHING

D	Bonding as per SANS 10142			SUM
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MISCELLANEOUS

E	Statutory notices and signage, surface			SUM
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ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Section No. 4

Bill No. 2

LV, DB's and Wireways

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Bill No. 2

LV, DB's and Wireways

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No		Quantity	Rate	Amount
	<b><u>SECTION NO. 4 - ELECTRICAL SERVICES</u></b>			
	<b><u>BILL NO. 3</u></b>			
	<b><u>LIGHTING</u></b>			
	NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill			
	<u>Specifications</u>			
	Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.			
	<b><u>LIGHTING (Rate Per Point)</u></b>			
	<u>Include installation of luminaire, trunking, track, couplers, connectors, adaptors, bends, power feeds, suspension cables, fixing material, accessories, wiring, 5A unswitched socket outlets, termination and connection, wastage and sundries.</u>			
	<u>Crabtree or similar equal approved.</u>			
	<u>Lighting circuits to be wired in 2.5mm<sup>2</sup>.</u>			
	<u>EMG denotes emergency battery pack and control gear with separate unswitched battery charging circuit.</u>			
	<u>Twin and Earth wiring will not be accepted.</u>			
	<u>PC Sum allowed for the procurement of luminaires on Engineer instruction.</u>			
	<b><u>3RD FLOOR</u></b>			
A	60W/840 LED panel, 1200 x 600, white trim, cabtyre, recessed	No	12	
B	60W/840 LED panel, 1200 x 600, EMG(2Hr) white trim, cabtyre, recessed	No	1	
	<b>Carried to Collection</b>			R
	Bill No. 3 Lighting <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>			

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

A	30W/840 LED panel, 600 x 600, white trim, cabtyre, recessed	No	16
B	30W/840 LED panel, 600 x 600, EMG (2HR), white trim, cabtyre, recessed	No	1
C	15W/840 LED Downligter, COB, white trim, cabtyre, recessed	No	14
D	15W/840 LED Downligter, COB, EMG (2HR), white trim, cabtyre, recessed	No	3
E	LED Pendant, decorative, cabtyre, suspended (PC allowance made)	No	3
F	1 x 16A, 1-way, recessed	No	8
G	2 x 16A, 1-way, recessed	No	1
H	Dimmer Module	No	2
J	Occupancy sensor, dual IR / Ultrasonic, 230V, white, recessed	No	2
<b><u>5TH FLOOR</u></b>			
K	60W/840 LED panel, 1200 x 600, white trim, cabtyre, recessed	No	45
L	60W/840 LED panel, 1200 x 600, EMG (1Hr) white trim, cabtyre, recessed	No	1
M	30W/840 LED panel, 600 x 600, white trim, cabtyre, recessed	No	12
N	30W/840 LED panel, 600 x 600, EMG (1HR), white trim, cabtyre, recessed	No	1
P	15W/840 LED Downligter, white trim, cabtyre, recessed	No	21
Q	15W/840 LED Downligter, EMG (1HR), white trim, cabtyre, recessed	No	5
R	10W/840 LED Downligter, dimmable, white trim, recessed	No	15

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

A	1 x 16A, 1-way, recessed	No	15
B	1 x 16A, 2-way, recessed	No	1
C	1 x 16A, 1 way + 1 x 16A, 2-way, recessed	No	1
D	Dimmer module	No	2
E	Occupancy sensor, dual IR / Ultrasonic, 230V, white, recessed	No	2

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**WESTERN CAPE LIQUOR AUTHORITY  
 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
 ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

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Bill No. 3

Lighting

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Lighting

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No		Quantity	Rate	Amount
	<b><u>SECTION NO. 4 - ELECTRICAL SERVICES</u></b>			
	<b><u>BILL NO. 4</u></b>			
	<b><u>SMALL POWER AND TELEPHONE / DATA / AUX OUTLETS</u></b>			
	NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill			
	<u>Specifications</u>			
	Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.			
	<b><u>SMALL POWER (RATE PER POINT)</u></b>			
	<u>Include conduit, outlet boxes, covers, drawwire, wiring, termination and connection, fixing materials, flush clips and sundries.</u>			
	<u>Crabtree or similar equal approved.</u>			
	<u>SSO circuits to be wired in 2.5mm<sup>2</sup></u>			
	<u>AC circuits shall be wired in 4mm<sup>2</sup> unless otherwise shown.</u>			
	<u>Twin and Earth wiring will not be accepted.</u>			
	<b><u>3RD FLOOR</u></b>			
A	Workstation, Type A, in powerskirting, complete	No	18	
B	Workstation, Type A, in floor pedestal, complete	No	1	
C	1 x 16A normal combination SSO, recessed / surface	No	5	
D	2 x 16A normal combination SSO, recessed / surface	No	1	
E	1 x 16A normal SSO, powerskirting	No	2	
	<b>Carried to Collection</b>			R
	Bill No. 4 Small Power and Telephone Data <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>			

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

A	1 x 16A dedicated SSO, powerskirting	No	1
B	1 x 16A normal Euro SSO (SANS164-2), powerskirting	No	2
C	1 x 16A dedicated SSO, recessed / surface	No	1
D	2 x 16A dedicated SSO, recessed / surface	No	2
E	20A DP Isolator, indoor, surface - Fresh Air Fan	No	1
<u>5TH FLOOR</u>			
F	Workstation, Type A, powerskirting, complete	No	10
G	Workstation, Type B, powerpole, complete	No	15
H	Workstation, Type A, floor pedestal, complete	No	3
J	1 x 16A normal combination SSO, recessed / surface	No	15
K	2 x 16A normal combination SSO, recessed / surface	No	5
L	1 x 16A normal SSO, powerskirting	No	2
M	1 x 16A dedicated SSO, powerskirting	No	2
N	1 x 16A normal Euro SSO (SANS164-2), powerskirting	No	2
P	1 x 16A dedicated SSO, recessed / surface	No	8
Q	2 x 16A dedicated SSO, recessed / surface	No	1
R	20A DP Isolator, indoor, surface - Fresh Air Fan	No	2

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**TELEPHONE, DATA AND AUX OUTLETS (RATE PER POINT)**

Include 25mm dia conduit, outlet boxes, covers, 1.0mm drawwire, fixing materials, wastage and sundries.

A	Dual outlet blank, powerskirting; Telephone / Data	No	17
B	Dual outlet blank, floor pedestal; Telephone / Data	No	2
C	Dual outlet blank, powerpole; Telephone/Data	No	15
D	100 x 100 outlet box, recessed; Telephone / Data	No	5
E	100 x 100 outlet box, recessed; TV screen	No	5
F	63 dia round outlet box, recessed; WiFi AP	No	5

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

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Small Power and Telephone Data

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Small Power and Telephone Data

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No		Quantity	Rate	Amount
	<b><u>SECTION NO. 4 - ELECTRICAL SERVICES</u></b>			
	<b><u>BILL NO. 5</u></b>			
	<b><u>AUXILIARY SERVICES WIREWAYS</u></b>			
	NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill			
	<u>Specifications</u>			
	Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.			
	<u>Include 25 conduit, conduit link to drawbox, outlet box, cover, draw wire, fixing material, wastage and sundries.</u>			
	<u>Conduit links to terminate at trunking / cabletray within ceiling space unless otherwise shown.</u>			
	<u>Fire detection surface conduit wireways where applicable to be secured / fixed with metal saddles.</u>			
	<b><u>FIRE DETECTION</u></b>			
A	50 round outlet box, recessed; Manual Callpoint / Strobe Sounders	No	7	
B	50 round outlet box, surface; Smoke Detectors	No	1	
C	100 x 100 outlet box, recessed; Line Relays	No	1	
D	100 x 100 outlet box, c/w 2x32 dia conduit link to trunking / cabletray	No	1	
	<b>Carried to Collection</b>			R
	Bill No. 5 Aux Services <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>			

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**PUBLIC ADDRESS**

A 50 round outlet box, surface; speakers No 1

B 100 x 100 outlet box, c/w 32 dia conduit link to trunking / cabletray No 1

**CCTV**

C 50 round outlet box, surface; Cameras No 1

D 100 x 100 outlet box, c/w 32 dia conduit link to trunking / cabletray No 1

**INTRUDER ALARM**

E 50 round outlet box, surface; Detectors / Door Contacts No 1

F 100 x 100 outlet box, c/w 2x32 dia conduit link to trunking / cabletray No 1

**AC CONTROLLERS**

G 50 round outlet box, recessed No 12

**ACCESS CONTROL**

H 50 x 100 outlet box, back-to-back, recessed, c/w 20 conduit link to 50 outlet above door frame No 7

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Bill No. 5  
Aux Services  
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

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Bill No. 5

Aux Services

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No	Quantity	Rate	Amount
<b><u>SECTION NO. 4 - ELECTRICAL SERVICES</u></b>			
<b><u>BILL NO. 6</u></b>			
<b><u>PROVISIONAL / PC SUMS</u></b>			
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill			
<u>Specifications</u>			
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.			
<b><u>LUMINAIRES</u></b>			
A	Allowance for supply and of pendants. (3rd Floor)	SUM	
B	Profit & Attendance	%	
<b><u>ACCESS CONTROL</u></b>			
C	Allowance for access control	SUM	
D	Profit & Attendance	%	
<b>Carried to Summary</b>			R
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PC Sums			
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No		Quantity	Rate	Amount
	<b><u>SECTION NO. 4 - ELECTRICAL SERVICES</u></b>			
	<b><u>BILL NO. 7</u></b>			
	<b><u>GENERAL</u></b>			
	NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill			
	<u>Specifications</u>			
	Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.			
	<b><u>ELECTRICAL SURVEY</u></b>			
A	Survey the entire existing electrical installation including tracing of the main supplies to verify supplies to respective SDB's. Verify cable tracing in roof void area on trays and trunking. Provide markup drawings and report confirming findings. Take inventory of existing electrical equipment that needs to remain, but will require contractor to work on the equipment. Report must be submitted to Electrical Engineer.	Item		
B	Test and confirm ex.DB-3 & DB-5 earth reading and provide report to Engineer	Item		
C	Test and confirm earthing of existing cable trays and trunking in roof void area and provide report to Engineer.	Item		
D	Inspect existing DB's and compile single-line diagrams of before commencement of any work on site.	Item		
	<b><u>SAMPLES</u></b>			
E	Electrical Contractor shall provide samples of all fittings for approval by Engineer and Client Representative prior to placing any orders. Approved Samples to remain on site.	Item		
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	Bill No. 7 General <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>			

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**SITE CLEARANCE**

A Allow for the clearing and tidying of the site Item

B Allow for making safe and stripping of existing electrical infrastructure Item

**RECORD DRAWINGS**

C Allow for the marking up of record drawings and submission of 3 sets of comprehensive as-built files containing the material specifications, COC's, IR photographic scanning report. Files to comply with the Electrical Engineer's specification and requirements. Item

**ATTENDANCE TO DIRECT CONTRACTORS**

D Allow for general attendance to specialist contractors i.e. Alarm, CCTV, Access Control, IT etc. Item

**INFRARED PHOTOGRAPHIC SCANNING**

E Allow for independent infrared photographic scanning of existing SDB-3 and SDB-5 by certified thermographer and submission of report to Engineer. Item

**LABELLING**

F Allow for labelling of electrical infrastructure ie. cables, circuits, lightswitches, SSO, isolators etc. in accordance with specification. Item

**INSPECTION, TESTING AND COMMISSIONING**

G Allow for inspection, testing and commissioning Item

**ELECTRICAL COC**

H Allow for issue for electrical COC's as required. Item

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General  
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WESTERN CAPE LIQUOR AUTHORITY  
 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
 ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN

Section No. 4

Bill No. 7

General

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General

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INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**Summary - Section 4: Electrical Services**

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No		Quantity	Rate	Amount
<b><u>SECTION NO. 5 - MECHANICAL INSTALLATION</u></b>				
<b><u>BILL NO. 1</u></b>				
<b><u>HVAC INSTALLATION</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<u>Specifications</u>				
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
<b><u>FRESH AIR VENTILATION INSTALLATION</u></b>				
<u>Supply and Install</u>				
<b><u>THIRD FLOOR</u></b>				
A	Relocate diffusers	No	2	
B	Dia 150 Insulated flexible ducting c/w clamps	No	2	
C	Dia 150 Insulated ducting	m	3	
D	Service cassette units	No	1	
<b><u>FIFTH FLOOR</u></b>				
E	Relocate diffusers	No	8	
F	Dia. 150 Insulated flexible ducting c/w clamps	No	8	
G	Dia 200 Insulated ducting	m	10	
H	Dia 150 Insulated ducting	m	10	
J	Service cassette units	No	2	
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Bill No. 1 HVAC <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**SUNDRIES**

A Operating and maintenance manuals

SUM

B 12 Month maintenance

SUM

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Bill No. 1  
HVAC  
Tender Documentation  
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 INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
 ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN

Section No. 5

Bill No. 1

HVAC

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INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN

Item No		Quantity	Rate	Amount
<b><u>SECTION NO. 5 - MECHANICAL INSTALLATION</u></b>				
<b><u>BILL NO. 2</u></b>				
<b><u>FIRE DETECTION INSTALLATION</u></b>				
NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill				
<u>Note: This BOQ is to be read in conjunction with the following drawings</u> <u>230112-M-C-301 - Third Floor Fire Detection Layout</u> <u>230112-M-C-302 - Fifth Floor Fire Detection Layout</u>				
<u>Specifications</u>				
Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.				
<b><u>THIRD FLOOR</u></b>				
A	Programming		SUM	
B	Optical Detectors: Ceiling detector	Each	13	
C	Loop Isolators	Each	2	
D	Heat Detectors	Each	2	
E	Sounders and Strobes	Each	1	
F	Break Glass units	Each	2	
G	Relays to Access Control Doors	Each	4	
<u>Fire Detection Cabling c/w wireways</u>				
H	PH30 Cable (Ceiling)	m	432	
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Bill No. 2 Fire Detection <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>				

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**FIFTH FLOOR**

A	Programming				SUM
B	Optical Detectors: Ceiling detector	Each	26		
C	Loop Isolators	Each	2		
D	Heat Detectors	Each	2		
E	Sounders and Strobes	Each	4		
F	Breakglass units	Each	2		
G	Relays to Access Control Doors	Each	4		
	<u>Fire Detection Cabling c/w wireways</u>				
H	PH30 Cable (Ceiling)	m	720		

**SUNDRIES**

Test and Commission

J	Fire Detection System				SUM
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Bill No. 2  
Fire Detection  
**Tender Documentation**  
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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Section No. 5

Bill No. 2

Fire Detection

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Fire Detection

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**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Item No		Quantity	Rate	Amount
	<b><u>SECTION NO. 5 - MECHANICAL INSTALLATION</u></b>			
	<b><u>BILL NO. 3</u></b>			
	<b><u>FIRE SERVICES INSTALLATION</u></b>			
	NOTE: Tenderers are advised to study the latest Model Preambles for Trades before pricing this bill			
	<u>Note: This BOQ is to be read in conjunction with the following drawings</u> <u>230112-M-C-201 - Third Floor Fire Services Layout</u> <u>230112-M-C-202 - Fifth Floor Fire Services Layout</u>			
	<u>Specifications</u>			
	Note that wherever this document refers to any particular trade mark, name, patent, design, type, specific origin or producer, such reference shall be deemed to be accompanied by the word 'or equivalent'.			
	<b><u>THIRD AND FIFTH FLOOR</u></b>			
	<u>Fire Hose Reel Installation</u>			
A	Supply and install 25 dia Black Mild steel elbow	No	8	
B	Supply and install 25 dia Black Mild steel Pipe	m	25	
C	Supply and install 25 dia Black Mild steel Tee	No	1	
D	Prepare and paint all exposed piping signal red	No	1	
E	Isolate and drain system for installation of new piping	No	1	
F	Pressure Testing	No	1	
G	Supply and install fire hose reels c/w all fittings, valves, gauges	No	1	
H	Other items needed to complete installation (please specify)	No	1	
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	Bill No. 3 Fire Services <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>			

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

<u>Fire Services Installation</u>					
A	Supply and install 190x190mm photoluminescent F16 signs (SANS 1186-5 compliant)	No	2		
B	Supply and install 190x190mm photoluminescent F19 signs (SANS 1186-5 compliant)	No	2		
C	Supply and install 190x190mm photoluminescent F13 signs (SANS 1186-5 compliant)	No	14		
D	Supply and install 190x190mm photoluminescent F1 signs (SANS 1186-5 compliant)	No	7		
E	Supply and install 190x190mm photoluminescent F2 signs (SANS 1186-5 compliant)	No	5		
F	Supply and install 190x190mm photoluminescent F3 signs (SANS 1186-5 compliant)	No	6		
G	Supply and install 190x190mm photoluminescent F4 signs (SANS 1186-5 compliant)	No	4		
H	Supply and install 190x190mm photoluminescent F31 signs (SANS 1186-5 compliant)	No	3		
J	Supply and install 190x190mm photoluminescent E3 signs (SANS 1186-5 compliant)	No	6		
K	Supply and install 190x190mm photoluminescent E1 signs (SANS 1186-5 compliant)	No	5		
L	Supply and install 190x190mm photoluminescent E2 signs (SANS 1186-5 compliant)	No	6		
<u>Fire Extinguisher</u>					
M	Supply and Install 4.5kg Extinguishers c/w backing boards and hanging brackets,	No	7		
<b><u>SUNDRIES</u></b>					
<u>Test and Commission</u>					
N	Fire Services System				SUM
<b>Carried to Collection</b>					R
Bill No. 3 Fire Services <b>Tender Documentation</b> <b>CONTRACT NO. WCLA/1024</b>					

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Section No. 5

Bill No. 3

Fire Services

**COLLECTION**

Total Brought Forward from Page No.

**Page  
No**

110

111

**Amount**

**Carried to Summary**

R

Bill No. 3

Fire Services

**Tender Documentation**

**CONTRACT NO. WCLA/1024**

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

**Summary - Section 5: Mechanical Installation**

Bill No		Page No	Amount
1	HVAC	106	
2	Fire Detection	109	
3	Fire Services	112	

**Carried to Summary**

**Tender Documentation  
CONTRACT NO. WCLA/1024**

R

**WESTERN CAPE LIQUOR AUTHORITY  
INTERNAL ALTERATIONS AND ADDITIONS TO EXISTING FLOORS 3 & 5  
ERF 25180, SUNBEL BUILDING, BELLVILLE, CAPE TOWN**

Section No	<u>FINAL SUMMARY</u>	Page No	Amount
1	Section 1: Preliminaries	31	
2	Section 2: Builder's Work	71	
3	Section 3: Provisional Amounts	74	
4	Section 4: Electrical Services	103	
5	Section 5: Mechanical Installation	113	
	Sub Total		R
	Allow the Sum of R80,000.00 (Eighty Thousand Rand) NET for Contingencies to be used as directed by the Principal Agent and deducted in whole or in part if not required	Item	80,000.00
	Sub Total		R
	Value Added Tax (15%)		R
	<b>Carried to Summary</b>		R
	<b>Tender Documentation  CONTRACT NO. WCLA/1024</b>		