



Post Office

ANNEX BUILDING BLOEMFONTEIN

**GENERAL BILLS OF QUANTITIES
ONLY TO BE USED WITH A
LUMP-SUM CONTRACT FOR
MAINTENANCE WORK TO BE DONE**

NAME OF CONTRACTOR

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GENERAL NOTES

ANNEX BUILDING BLOEMFONTEIN	
1	The removal and replacement of materials and / or workmanship that do not conform to specification shall not constitute grounds for extension of the contract period.
2	Responsible person at the South African Post Office during the contract period will be: -----WIKUS DU PLESSIS-----
3	Site of work to be done:ANNEX BUILDING BLOEMFONTEIN
4	Contract period : Two Weeks
5	The rates of all items in this bill shall include all manufacturing-, delivery- and installation costs, excluding VAT.
6	This bill is not divided into trades and the rate for each item described shall include all trades related to the specific item.
7	In all cases the tenderer shall ensure that the amount of his tender incorporates all statutory taxes, duties and levies and that nothing but value added tax (VAT) remains to be added thereto.
8	Provision is made in the summary of these bills of quantities for the inclusion of Value Added Tax (VAT).
9	All work must adhere to SABS 0400 and Local Authority Standards and Regulations and Occupational Health & Safety Workplace Manual
10	All measurements must be made sure of with preparation of quotation and for work to be carried out, correctly.
11	New signs must be erected according to Occupational Health & Safety at Work Place

SUMMARY

NAME OF CONTRACTOR:				
Bill:	ANNEX BUILDING BLOEMFONTEIN			
		Page		Amount R.c
1	MAINTENANCE OF SERVICE LIFT	3		R
TOTAL				R

ANNEX BUILDING

NOTE:

In South Africa, the replacement of a lift's governor and ropes is governed by the **Lift, Escalator and Passenger Conveyor Regulations** under the Occupational Health and Safety Act, 1993. This work is considered a "**modification**" and must be performed by a designated, **competent lift service provider**, followed by mandatory inspection and testing.

Key Regulatory Requirements

Work by Competent Persons: All installation, modification, operation, and maintenance of lifts must be supervised by a "competent person". The work itself must be carried out by a "competent lift service provider" that the user has officially designated in writing.

Compliance with Standards: All work must comply with relevant South African National Standards (SANS), particularly SANS 1545 (various parts for electric, hydraulic, etc.) and SANS 4344 which covers minimum requirements for steel wire ropes for lifts.

Definition of Modification: Any alteration to a lift that affects its control or safety is considered a modification. The replacement of safety-critical components like the governor and ropes falls under this definition.

Required Procedures

The user (building owner/manager) of the lift must ensure the following steps are followed:

- 1. Use an Approved Service Provider:** Engage a competent lift service provider to perform the replacements.
- 2. Ensure Correct Components:** The new governor and ropes must conform to SANS specifications (e.g., governor ropes in accordance with SABS 1545, and ropes meeting SANS 4344).
- 3. Post-Modification Inspection:** After the replacements are effected, the lift must be thoroughly inspected and tested by a **registered inspection service provider**.
- 4. Obtain a Comprehensive Report:** The inspection service provider must issue a comprehensive report confirming the lift's safety and compliance.
- 5. Record Keeping:** The user must keep an up-to-date record book in the machine compartment where the results of all examinations and tests, including the comprehensive report, are entered and signed.
- 6. Notify Authorities (if applicable):** If the work is classified as a "major modification" as defined in the relevant standard, the Principal Inspector of Mines (or relevant provincial director) must be notified on the prescribed form (DMR 298 or Annexure 1, depending on the specific regulation) prior to commencement.

Adherence to these regulations is critical, as non-compliance can result in fines or imprisonment. The user is ultimately responsible for ensuring the lift remains safe and compliant with all health and safety standards.

		No	Units	Rate	Amount (Excl VAT)
1	Replace the existing governor and ropes as mentioned in clause 2 above.	Item			
2	Sump pump in lift pit to be fitted, with electrical cabling and piping to mump water into the existing water chanel, provided.				
3	Pit floor to be cleaned, equipment to be de-rusted and lubricated end ES switch to be fitted	Item			
4	Emergency light to be fitted in car.	Item			
5	Shaft lighting to be fitted, as a standard Z-Foot light unit, got be fitted on on the top of the car and rendered functional	Item			
Total Excl VAT					R
VAT					R
Total Incl VAT carried to summary					R