

ST.HELENS CHAMBER LTDSTARTING POINTPRELIMINARIES & PRICING SCHEDULE

LOCATION: Starting Point Property  
ADDRESS: 4 – 6 Hardshaw Street, St Helens,  
 Merseyside WA10 1RE  
PROJECT: Internal Refurbishment of Floors  
REFERENCE NUMBER: LOT A  
TENDER PERIOD: 12<sup>TH</sup> MARCH – 3<sup>rd</sup> APRIL 2018  
TENDER RETURN DATE: 3<sup>rd</sup> APRIL 2018  
START DATE: 30<sup>TH</sup> APRIL 2018  
COMPLETION DATE: 1<sup>ST</sup> JUNE 2018  
CONTRACT PERIOD: 5 WEEKS  
PROJECT LEADER: Paul Fiddler  
DATE: March 2018

GENERALLY

**The Client reserves the right to appoint a separate Contractor for the Mechanical works element, [ LOT B ], but the contractor shall price up the LOT A document only**

**The contractor is advised that the tender may be let as two lots, and shall allow for profit and attendance for Lot B – Mechanical works, should the Client instruct the Principal Contractor to add this to the contract.**

The Contractor shall note that the items of work described in this Specification shall not be deemed to be complete in every detail, and in this respect allowance should be made for all incidental work and materials that the Contractor sees fit for the proper execution of the works.

All dimensions / quantities are approximate only and the Contractor shall allow for establishing the exact dimensions on site.

All works to be carried out in accordance with standard Preliminaries and Preambles for Minor Works, good building practice and shall comply with all current regulations, British Standards, relevant codes of practice and manufacturer's recommendations.

The Contractor is advised to visit the site to familiarise themselves with the scope of work.

No consideration will be given later to claims by the Contractor arising from lack of knowledge of the site.

All specified manufacturers are deemed to be "or equal and prior approved".

Item

TO COLLECTION

£

### HEALTH AND SAFETY

Specification to be read in conjunction with any drawings and Pre-Construction Information Form where applicable.

The contractor whose tender is under consideration will be required to submit a fully priced Specification and a relevant Method Statement or Construction Phase Plan for evaluation, immediately on contact. Failure to submit either of these documents will prevent the contractor's tender from being considered.

### ASBESTOS

The contractors attention is drawn to the fact that asbestos containing materials may be present within the area of work, or in ceiling voids or ducting.

It is essential that each contractor on arriving at the premises shall sign in and request to see / check the asbestos register available at each premise.

Specific areas of work which require additional attention where access is required are: ceiling voids, suspended ceilings, floor ducts, boiler houses or heating warm air convectors unless the asbestos register clearly states that no asbestos is present, however, care and attention is required at all times.

Where the contractors operative believes that ACM's are present or have been disturbed they are to stop work immediately, close off the area and inform the Site Manager and Principal Contractor.

### PREPARATION & PROTECTION

The Contractor is responsible for ensuring the work is adequately cordoned off at all times. Include protection to surroundings and Heras safety barriers as required.

Protect internal fixtures and fittings and make good any damage caused during the works.

### DEBRIS

All rubbish shall be removed from site as it accumulates.  
If skips are required, these should be lockable or removed daily.  
No storing of debris or materials on the premises.

TO COLLECTION

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<p><u>ACCESS</u></p> <p>All work above floor level must be carried out from access equipment / scaffolding to provide a safe working platform.</p> <p>The access to the unit is restricted in both times for deliveries / collections and NO on site parking is available in the vicinity.</p> <p>The contractor shall allow within his tender, for a FULL TIME working operative, who will be on site for the whole duration of the contract, to liaise with the Principal Contractor and to act as the co-ordinator of all trades and sub contractors.</p> <p><u>The contractor shall allow here for the full cost of this provision, but should no amount be declared then it is deemed that the full time operative has been allowed for in the tender sum.</u></p>	Item		

TO COLLECTION

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SUMMARY

1 The contractor shall insert the price for each element of works as shown below and no group price will be allowed / considered.

2 **Basement Area**

A Building Works / Fit Out Works  
B Electrical Works

Item  
Item

3 **Ground Floor Area**

A Building Works / Fit Out Works  
B Electrical Works

Item  
Item

4 **First Floor Area**

A Building Works / Fit Out Works  
B Electrical Works

Item  
Item

6 **Provisional Sums**

A Structural Engineer Design Cost

Item

750 00

B Structural works as per Engineers Recommendations

Item

3000 00

C Glass Balustrade

Item

2500 00

D Contingency Sum

Item

2000 00

TO COLLECTION

£