



TENDER FOR EXTERNAL WORKS

AT

'MOTTRAM STREET ESTATE'
STOCKPORT
CHESHIRE

JOB NO : 170002

PREPARED BY :
JAMES HOOD BSc (Hons) ICIOB

DATE : DECEMBER 2017

PROPERTY AND MAINTENANCE
SERVICES DIRECTORATE
CORNERSTONE
2 EDWARD STREET
STOCKPORT
SK1 3NQ

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A. PRELIMINARIES

ITEM	DESCRIPTION	£
1.1	The site is 'Mottram Street Estate', Stockport, Cheshire.	
1.2	The Works are those detailed with the Schedule of Works section. All items are deemed to include removing debris from the Site and making good.	
1.3	The Employer's Representative / Contract Administrator (CA) for the purpose of the Works will be Stockport Homes for receiving and issuing of all instructions, applications, consents, notices, requests and statements. Payment will be issued upon completion of the works to the satisfaction of the PM (Project Manager).	
1.4	£10 million employers Liability Insurance (personal injury to or the death of any employee arising out of or in the course of such person's employment) shall be provided by the Contractor for the Duration of the Works.	
1.5	£10 million public Liability Insurance (personal injury to or the death of any other person whomsoever arising out of or in the course of or caused by the carrying out of the Works not due to any act or neglect of the Employer or of any person for whom the Employer is responsible) shall be provided by the Contractor for the Duration of the Works.	
1.6	The Contractor is responsible for ensuring the Works do not damage any parts of the properties, including drains, etc. not included within the works.	
1.7	If the Works are not completed by the due date for completion the Contractor shall pay, or allow the Employer to deduct from the Contract Sum, the sum of £250 per week for liquidated and ascertained damages for the period during which the works shall remain, or have remained, incomplete.	
1.8	Any disputes shall be dealt with in accordance with the provisions set out in the JCT Minor Works Building Contract 2016 (MW 2016).	
1.9	Any quantities indicated or referred to in this Schedule are for guidance purposes only and it is the Contractor's responsibility to establish / quantify all works hereafter referred and shall make all due allowances in respect of this. The Contractor shall be responsible for all dimensions, co-ordination and setting out, etc. in connection with the works.	

ITEM	DESCRIPTION	£
1.10	All workmanship and materials to comply with current Building Regulations, Approved Documents, British Standards and Codes. All materials to be fixed, applied or mixed in accordance with manufacturer's printed instructions or specification. All materials shall be suitable for their purpose.	
1.11	The following Schedule does not indicate or describe the full extent of the Works. The Schedule's purpose is to provide identifiable elements for valuing the works and any variation thereto. The cost of all work (necessary for the complete and proper execution of the Works) is deemed to be included in the Tender Sum.	
1.12	Prior to tendering, the Contractor should examine the drawings and specification documents, visit site and ascertain all local conditions and restrictions, accessibility, the full extent and nature of the work, the supply and conditions of labour and the execution of the contract generally. No claims arising from failure to do so will be considered.	
1.13	The position of the Contractor's site compound, scaffolding, waste chutes and skips are to be agreed with the PM.	
1.14	The Contractor shall provide and maintain all necessary mechanical equipment, plant, etc. as necessary to enable satisfactory completion of the works.	
1.15	Safe access to all exits to properties are to be maintained at all times.	
1.16	The Contractor shall provide all necessary latrines and other facilities for the use of operatives as required by the Construction (Health, Safety & Welfare) Regulations 1996, maintain them in a reasonable condition and remove them upon completion.	
1.17	The Contractor is fully responsible for liaising with the local authority and service authorities / statutory undertakers, obtaining all necessary approvals and must pay all associated charges / fees.	
1.18	The Contractor will be the Principal Contractor for the works and must ensure that all works comply with the Construction (Design & Management) Regulations 2015.	
1.19	The Contractor shall only employ fully qualified, competent tradesmen and the works must be undertaken in accordance with "Best Practice".	

ITEM	DESCRIPTION	£
1.20	Prior to commencing works on site, variations to any items contained in this specification must first be proposed by the Contractor and agreed in writing by the PM prior to the work commencing in site.	
1.21	During work in progress, the Contractor must inform the PM immediately of any proposed change(s) during the course of the works and operatives must not implement said change(s) until approved by the PM.	
1.22	No dayworks will be permitted. Any alterations or additions must be a fixed price and agreed with the PM.	
1.23	The contractor must individually price all Scheduled items strictly in accordance with the following Schedule format. Failure to comply with this requirement may invalidate the tender for further consideration.	
1.24	NOTE: The contractor should note that the Client at their discretion may allow all the works contained within this document to proceed or not to proceed.	
	TOTAL (Take forward to Tender Summary)	

B. SCHEDULE OF WORKS

ITEM	DESCRIPTION	£
<p>2.0</p> <p>NOTES</p>	<p>EXTERNAL WORKS AT 'MOTTRAM STREET ESTATE', STOCKPORT, CHESHIRE</p> <ul style="list-style-type: none"> • To be read in conjunction with drawing no.'s 170002 / 20A, 21A, 22A and 23A • Access to site is at anytime • Tree works subject to change due to upcoming tree maintenance works on the estate happening early 2018 <p>WORKS AROUND MILLBROOK TOWERS – 170002 / 21A</p>	
2.1	To front of the block, remove all tubular handrails and timber knee high kick rail and dispose of off-site.	
2.2	Remove bin locking frames and dispose of off-site.	
2.3	To the front of the block, allow for cutting down approx. 17 no. trees, grinding out stumps and disposing of all materials arising.	
2.4	To front and RHS of block, remove all existing hard surfacing (mostly precast concrete paving slabs) and dispose of off-site. Include for removing existing shrubs in bed near CCTV mast.	
2.5	If required, to all existing / new areas to receive hard landscaping, excavate out to new formation level to be agreed with PM. To all new areas to receive turf, excavate out any sub-base to allow for subsequent reinstatement work.	
2.6	To new areas of tarmac – at interface with grass allow for using British Standard Edgings (flat top profile) 914mm wide x 200mm high x 50mm thick.	
2.7	Allow for laying down Terram 1000 Geotextile under area where new tarmac is to be laid.	
2.8	Lay down min. 100mm compacted sub-base. Final depth of sub-base to be determined on site with the PM.	
2.9	Tarmac Areas - Supply and lay 75mm thick 20mm dense binder and 25mm thick 6mm dense bitmac wearing course.	
	<p>TOTAL (Take Forward to Next Page)</p>	

ITEM	DESCRIPTION	£
	(From Previous Page)	
2.10	In positions indicated on the drawing – remove 11 no. concrete bollards and dispose of off site. Replace with 5 no. new ones – Ferrocast Sunderland Polyurethane Bollards manufactured by Marshalls.	
2.11	To area of stripped hard landscaping not to be reinstated with new – allow for importing graded top soil to level required and laying down turf. Ensure new turf is stitched into existing.	
2.12	Within the 2 no. grassed areas to the front of the block - Allow PC sum of £1,500.00 for creating up 7 no. feature mounds to provide visual interest and prevent football. Final extent etc. to be agreed on site with PM.	1,500.00
2.13	Between A-B, C-D and E-F - Fabricate and install metal knee high railings to match existing facing onto Bamford Street. To be galvanised and powder coated Jet Black (RAL 9005).	
	WORKS AROUND MOTTRAM TOWERS AND HOLLINGWORTH CLOSE – 170002 / 22A	
2.14	To rear of Hollingworth Close facing onto Bamford Street: <ul style="list-style-type: none"> • Raised Planter – remove shrubs, soil, demolish brickwork and grub up foundations. Dispose of all materials arising off site • Remove timber fencing around 1-4 Hollingworth Close communal garden area. Cut off concrete posts level with top of brickwork wall and make good as required 	
2.15	Remove metal knee high railings in front of 1-4 Hollingworth Close and dispose of off site.	
2.16	Remove timber knee high railings to 1-4 Hollingworth Close communal garden area and dispose of off site.	
2.17	To rear of 5-9 Hollingworth Close, remove large hedge for extent indicated which divides communal garden area.	
2.18	As indicated on drawing, demolish section of brickwork wall, grub up foundations and dispose of materials arising off site. Make good end of remaining wall as required.	
2.19	To RHS of block 1-18 Hollingworth Close, remove 2 no. trees, grind out stumps and dispose of materials arising off site.	
	TOTAL (Take Forward to Next Page)	

ITEM	DESCRIPTION	£
	(From Previous Page)	
2.20	Remove bin locking frames and dispose of off-site.	
2.21	Around 1-18 Hollingworth Close and Mottram Towers, remove all existing hard surfacing (mostly precast concrete paving slabs) and dispose of off-site.	
2.22	If required, to all existing / new areas to receive hard landscaping, excavate out to new formation level to be agreed with PM. To all new areas to receive turf, excavate out any sub-base to allow for subsequent reinstatement work.	
2.23	To new areas of tarmac – at interface with grass allow for using British Standard Edgings (flat top profile) 914mm wide x 200mm high x 50mm thick.	
2.24	At interface of standard tarmac and feature tarmac – use 200 z 100 x 60 thick block pavers in Brindle. Final colour to be confirmed on site with the PM.	
2.25	Allow for laying down Terram 1000 Geotextile under area where new tarmac is to be laid.	
2.26	Lay down min. 100mm compacted sub-base. Final depth of sub-base to be determined on site with the PM.	
2.27	Tarmac Areas - Supply and lay 75mm thick 20mm dense binder and 25mm thick 6mm dense bitmac wearing course.	
2.28	Feature Tarmac Areas - Supply and lay 75mm thick 20mm dense binder and 25mm thick 6mm dense bitmac wearing course using Tarmac Ulticolour in Buff.	
2.29	Between A-B - Fabricate and install metal knee high railings. To be galvanised and powder coated Jet Black (RAL 9005).	
2.30	Between C-D – Construct slab on edge retaining wall using 900 x 600 x 50 precast concrete paving slabs.	
2.31	Between E-H inclusive – Erect 1.8m high fencing consisting of concrete posts, 0.3m high concrete gravel boards and 1.5m high close boarded timber fence panels.	
2.32	To area of stripped hard / soft landscaping not to be reinstated with new – allow for importing graded top soil to level required and laying down turf. Ensure new turf is stitched into existing.	
	TOTAL (Take Forward to Next Page)	

ITEM	DESCRIPTION	£
	(From Previous Page)	
2.33	To south end of 1-18 Hollingworth Close near biomass pod, extend fence line with new fencing to match existing to enclose communal garden area.	
	WORKS AROUND LINCOLN TOWERS – 170002 / 23A	
2.34	To LHS of Lincoln Towers, remove existing timber panel fencing and dispose of off site.	
2.35	To rear of Lincoln Towers, remove low level retaining wall and grub out foundations. Grade out ground as required and make good with graded top soil and turf.	
2.36	Around Lincoln Towers remove all existing hard surfacing (precast concrete paving slabs / tarmac) and dispose of off-site.	
2.37	If required, to all existing / new areas to receive hard landscaping, excavate out to new formation level to be agreed with PM. To all new areas to receive turf, excavate out any sub-base to allow for subsequent reinstatement work.	
2.38	To new areas of tarmac – at interface with grass allow for using British Standard Edgings (flat top profile) 914mm wide x 200mm high x 50mm thick.	
2.39	At interface of standard tarmac and feature tarmac – use 200 z 100 x 60 thick block pavers in Brindle. Final colour to be confirmed on site with the PM.	
2.40	Allow for laying down Terram 1000 Geotextile under area where new tarmac is to be laid.	
2.41	Lay down min. 100mm compacted sub-base. Final depth of sub-base to be determined on site with the PM.	
2.42	Tarmac Areas - Supply and lay 75mm thick 20mm dense binder and 25mm thick 6mm dense bitmac wearing course.	
2.43	Feature Tarmac Areas - Supply and lay 75mm thick 20mm dense binder and 25mm thick 6mm dense bitmac wearing course using Tarmac Ulticolour in Buff.	
2.44	Between A-B – Install 6 no. Ferrocast Sunderland Polyurethane Bollards manufactured by Marshalls.	
	TOTAL (Take Forward to Next Page)	

ITEM	DESCRIPTION	£
	(From Previous Page)	
2.45	Between C –G - Fabricate and install new railing to match those around the ground floor flats of Millbrook Towers / Mottram Towers. To be galvanised and powder coated Jet Black (RAL 9005). Provide matching gate for grounds maintenance.	
2.46	<p>INFERRED ITEMS Include for any works inferred on the drawings but not mentioned in the Schedule of Works. All items included to be listed on separate sheet.</p>	
2.47	<p>CONTINGENCY SUM Include a contingency sum of £7,500.00 for carrying out unforeseen and additional works as determined by the PM.</p>	7500.00
	<p>TOTAL (To be Carried Forward to Tender Summary)</p>	

C. TENDER SUMMARY

ITEM	DESCRIPTION	£
1.0	PRELIMINARIES	
2.0	EXTERNAL WORKS AT 'MOTTRAM ROAD ESTATE', STOCKPORT	
	TOTAL	

D. FORM OF TENDER

TO : STOCKPORT HOMES LTD
CORNERSTONE
2 EDWARD STREET
STOCKPORT
SK1 3NQ

TENDER IN RESPECT OF: EXTERNAL WORKS AT 'MOTTRAM STREET ESTATE',
STOCKPORT, CHESHIRE

Sirs,

Having read the Conditions of the Contract, the Specification and associated documentation delivered, I / We do hereby offer to execute and complete the whole of the works described in the attached priced Schedule of Works for the sum of:-

£ (exclusive of VAT)

The Contract Period is to beweeks

I / We agree that should obvious genuine pricing or arithmetical errors be discovered, prior to the acceptance of this offer in the priced Specification submitted by us, they shall be dealt with in accordance with Alternative 1 of JCT Tendering Practice Note 2012.

This tender remains open for consideration for.....

NAME OF CONTRACTOR.....

ADDRESS OF CONTRACTOR.....

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SIGNATURE (DIRECTOR)..... DATE: