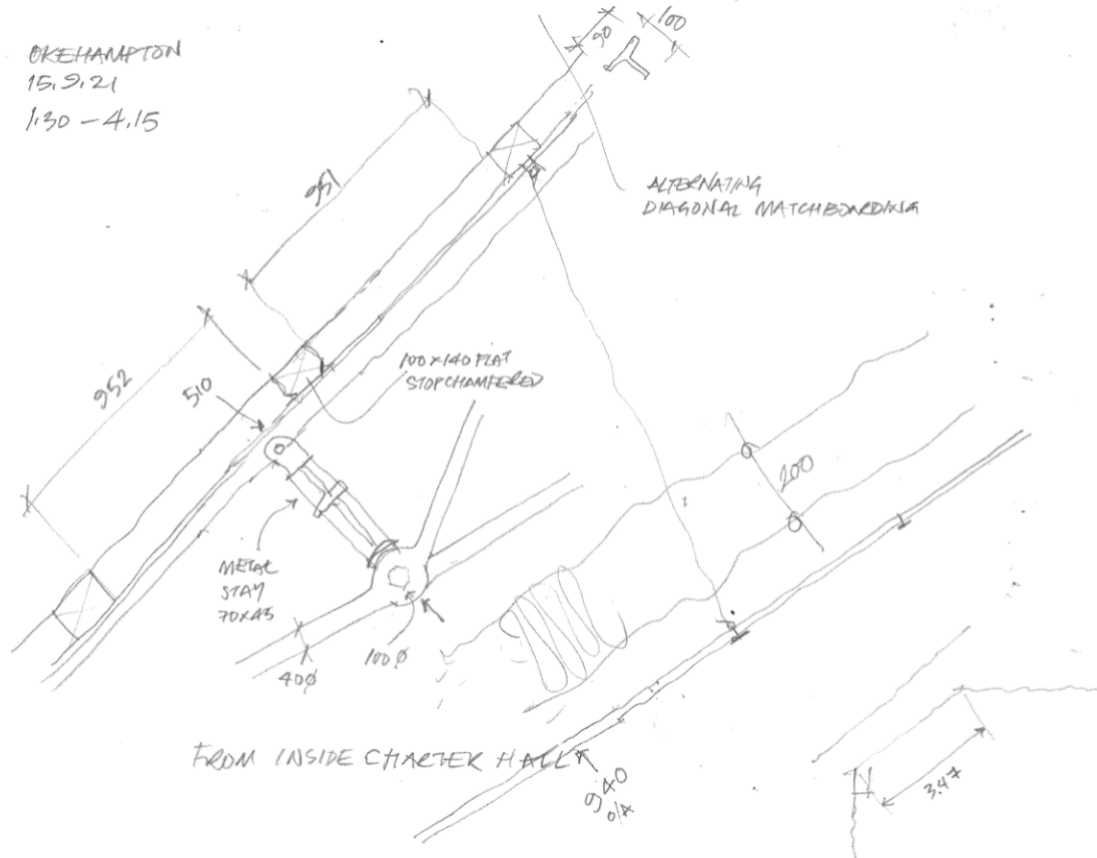


June 2022

## OKEHAMPTON TOWN COUNCIL OKEHAMPTON

# REPLACEMENT ROOFS AND RECONFIGURED AIR HANDLING DISTRIBUTION OF CHARTER HALL



### SCHEDULE of WORK

**Ref. 020-28-SoW-01-MK**


PLACE architects Ltd  
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## **SECTION 3: SCHEDULE OF WORKS**

TENDER SCHEDULE, OKEHAMPTON CHARTER HALL PROJECT		020-28
<b>3.0</b>	<b>GENERAL PRELIMINARIES</b>	<b>£</b>
3.0.1	See Section A54 for contingency sum used only as directed by the Architect.	£10,000
3.0.2	Contract and preliminaries. [See A30/220 for pricing note.] Note: agree access through Red Lion Yard with management company.	
	Sub-total 3.0 for collection	
<b>3.1</b>	<b>GENERAL SCAFFOLD AND PROTECTION WITH TEMPORARY ROOF COVERING</b>	<b>£</b>
3.1.1	Scaffolding and protection are described generally in the preliminaries A36 but are listed here for clarification. <b>NOTE:</b> <u>East</u> side of Charter Hall is built against neighbouring building. Space for ground support is limited to two lightwells and Red Lion Yard only. <u>West</u> side of Charter Hall is against a public footway.	
3.1.2	Design external scaffold as independent scaffold with plastic caps, earth bonded, properly certified, sheeted externally, monarflex sides and ladder access (ground level ladders to be removed or made secure outside working hours). Drawings and details supplied to architect.	
3.1.3	EXTRA OVER: corrugated temporary roof.	
3.1.4	Obtaining highway/footpath license and arrange with utility company for overhead power cable protection.	
3.1.5	Erect scaffolding. Position signage prominently. Working platforms over Carlton Cinema shop sign below Turret roof, east gables and north gable.	
3.1.6	Base of scaffold enclosed with corrugated iron sheeting up to 3 metres.	
3.1.7	Protection and public access points at doorways to be maintained into the building.	
3.1.8	Adequate protection for wooden floor. Dust sheet protection for furniture and fittings.	
3.1.9	Tower scaffold (internal).	
3.1.10	Fencing/ ropes to enclose working areas.	

	Sub-total 3.1 for collection	
<b>3.2</b>	<b>PREPARATORY WORKS</b>	<b>£</b>
3.2.1	Instal protection against windows in adjacent buildings – ground floor and first floor. Obtain permissions from building owners/ management.	
3.2.2	Obtain asbestos survey for areas not included in Management Plan: flat roof F1, F2 and F7; redundant chimney linings; 'Vent-Axia' fans (in roof void); extract mushroom cowls fixed through roof coverings, roofing felt, panelling to adjacent building against east valley gutter. ⚠ CDM: CARE REQUIRED – ASBESTOS CONTAINING MATERIALS (ACM) MAY BE PRESENT	
3.2.3	Carefully take down suspended ceiling tiles and 'T' frame in Charter Hall and set aside for reinstatement upon completion – with amendments to incorporate new diffusers/ grilles to suit air distribution system. <u>See Mechanical Services Schedule of Works &amp; Tender Summary, June 2022.</u>	
3.2.4	Remove existing polythene wrapped rolls of insulation in roof void of Charter Hall, clean, and store for reinstatement.	
3.2.5	Form a Works opening in rendered timber frame wall forming south gable to Charter Hall. Position to suit new air ductwork in accordance with <u>Mechanical Services Schedule of Works &amp; Tender Summary, June 2022.</u>	
3.2.6	Inspect existing services in Hall roof void and remove redundant. Check fire warning system against management report.	
3.2.7	Investigate existing access door connecting Charter Hall roof void through gable wall to Carlton Cinema – establish option for use during Works and after. Ensure fire separation maintained. ⚠ CDM: CARE REQUIRED – TEMPORARY ACCESS FLOOR REQUIRED	
	Sub-total 3.2 for collection	
<b>3.3</b>	<b>CHARTER HALL/ CARLTON CINEMA SLOPE SOUTH WEST: PREPARE ROOFS A &amp; B (<u>not</u> including Turret roof)</b>	<b>£</b>
3.3.1	Protect existing lead lined gutter.	
3.3.2	Remove plain ridge tiles from roof slope and set aside for reuse.. <u>Do not remove lead roll ridge from Turret roof or feature roof beside.</u>	

3.3.3	Carefully remove existing slates using rippers or removing nail heads with angle grinders to avoid damage to slates and set aside for architect's inspection. Any damaged or thin discarded slates are to be removed from site after inspection. Remainder set aside for sale to salvage firm to benefit of employer.  <u>Do not strip slates from Turret roof or feature roof beside.</u>	
3.3.4	Dismantle inline slate ventilators and remove from site.	
3.3.5	The lead flashings and secret gutters at the roof abutments with walls are to be carefully removed using hand tools avoiding damage to the masonry and the lead credited with salvage value.	
3.3.6	The leadwork forming the valley gutters is to be carefully lifted for inspection of the timbers. Remove surplus lead from site and allow a credit for the salvage value.	
3.3.7	Carefully remove from the site the softwood battens from the rafters and sarking boards as applicable by removing the nails and punching in rusted iron fixings to level with surface.	
3.3.8	Strip roofing felt and remove from site. Cut to form neat edges against West middle section of roof ready for suitable overlap with new roof felt.	
3.3.9	Arrange for architect's inspection of the roof timbers where exposed for checking on the condition, areas of treatment and repairs procedure.	
	Sub-total 3.3 for collection	
<b>3.4</b>	<b>CHARTER HALL SLOPE SOUTH EAST: PREPARE ROOF C</b>	<b>£</b>
3.4.1	Remove plain ridge tiles from roof slope and set aside for reuse.	
3.4.2	Remove PVC-U gutters and connected downpipes.	
3.4.3	Remove redundant roof ventilation fixtures, mushroom cowl, 'Vent-Axia' fans (in roof void).  CDM: CARE REQUIRED – ACM MAY BE PRESENT	
3.4.4	Carefully remove existing slates using rippers or removing nail heads with angle grinders to avoid damage to slates and set aside for architect's inspection. Any damaged or thin discarded slates are to be removed from site after inspection. Remainder set aside for sale to salvage firm to benefit of employer.	

3.4.5	Remove vertical slates from steps in roofline avoiding damage to slates and set aside for architect's inspection.	
3.4.6	Dismantle inline slate ventilators and remove from site.	
3.4.7	Remove lead flashings and secret gutters at the roof abutment and the lead credited with salvage value.	
3.4.8	Carefully remove from the site the softwood battens from the rafters and sarking boards as applicable by removing the nails and punching in rusted iron fixings to level with surface.	
3.4.9	Strip roofing felt and remove from site.	
3.4.10	Arrange for architect's inspection of the roof timbers where exposed for checking on the condition, areas of treatment and repairs procedure.	
	Sub-total 3.4 for collection	
<b>3.5</b>	<b>KITCHEN/ CARLTON CINEMA SLOPE EAST: PREPARE ROOF D, SOLICITOR LINK SLOPE &amp; F7</b>	
3.5.1	Protect rainwater downpipe from debris – south end flat roof F7.	
3.5.2	Instal protection over pentice roof and against dormer gable windows – agree with cinema management.	
3.5.3	Do not remove lead collar for cable penetrations feeding equipment on flat roof F5	
3.5.4	Remove plain ridge tiles from roof slope and east dormer gables and set aside for reuse.	
3.5.5	Remove PVC-U gutters and connected downpipes.	
3.5.6	Carefully remove existing slates from Slope D using rippers or removing nail heads with angle grinders to avoid damage to slates and set aside for architect's inspection. Any damaged or thin discarded slates are to be removed from site after inspection. Remainder set aside for sale to salvage firm to benefit of employer.  NOTE: report to architect for inspection when roof slope D construction uncovered.	

3.5.7	As above for Solicitor link slope. NOTE: check accommodation under Solicitor link roof slope and report to architect before commencing.	
3.5.8	As above for east dormer gables and removing lead valleys, soakers and gutters – noting rainwater discharge locations. The lead credited with salvage value.	
3.5.9	Remove redundant square mechanical air extract plant from sloping roof and galvanized metal chimney vent. ⚠ CDM: CARE REQUIRED – LIFTING HEAVY PLANT	
3.5.10	Dismantle inline slate ventilators and remove from site.	
3.5.11	Remove redundant sunpipe. Confirm with Cinema leaseholder before commencing and report to architect.	
3.5.12	The lead flashings and secret gutters at the roof abutments with walls are to be carefully removed using hand tools avoiding damage to the adjacent building wall covering [check for ACM – see 3.2.2] and the lead credited with salvage value.	
3.5.13	Carefully remove from the site the softwood battens from the rafters and sarking boards as applicable by removing the nails and punching in rusted iron fixings to level with surface.	
3.5.14	As above for decayed fascias, barges, soffits and valley boards to the dormer gables	
3.5.15	Strip roofing felt and remove from site. Cut to form neat edges against north east section of roof ready for suitable overlap with new roof felt.	
3.5.16	Arrange for architect's inspection of the roof timbers where exposed for checking on the condition, areas of treatment and repairs procedure.	
	Sub-total 3.5 for collection	
<b>3.6</b>	<b>STORE/ WC's FLAT ROOFS: PREPARE ROOFS F1, F2 &amp; F7</b>	
3.6.1	Remove Air Handling Unit, control unit and ductwork from flat roof F1. <u>See Mechanical Services Schedule of Works &amp; Tender Summary, June 2022.</u> ⚠ CDM: CARE REQUIRED – LIFTING VERY HEAVY PLANT	
3.6.2	Remove rooflights R1 and R2 from flat roof F1. Protect ceiling. ⚠ CDM: CARE REQUIRED – FRAGILE ROOF SURFACE	

3.6.3	The lead flashings at the roof abutments with walls are to be carefully removed using hand tools avoiding damage to the adjacent building wall and the stone wall of the Charter Hall, the lead credited with salvage value.	
3.6.4	Remove PVC-U gutters and connected downpipes from flat roof F1.	
3.6.5	Remove ventilated eaves soffits and fascias from each end of flat roof F1	
3.6.6	Strip existing flat roof F1 coverings. ⚠ CDM: CARE REQUIRED – UNKNOWN ROOF STRUCTURE	
3.6.7	Protect existing ceilings in WCs and Lobby.	
3.6.8	Remove existing ceiling in Store.	
3.6.9	Arrange for architect's inspection of the roof structure for checking on the condition, areas of treatment and repairs procedure.	
3.6.10	Demolish redundant chimney over Boiler Room, flat roof F2. Note existing boiler flue to be protected – will remain in use during Works. ⚠ CDM: CARE REQUIRED – ACM MAY BE PRESENT & BOILER FLUE GASES	
3.6.11	Carefully remove flat roof F7 coverings (asphalt?) and lead flashings, the lead credited with salvage value. ⚠ CDM: CARE REQUIRED – WORKS OVER PUBLIC AREA ⚠ CDM: CARE REQUIRED – UNKNOWN ROOF STRUCTURE	
	Sub-total 3.6 for collection	
<b>3.7</b>	<b>WALL &amp; CEILINGS: CHARTER HALL &amp; STORE</b>	
3.7.1	Supply and fix new natural stone to raise existing stone wall full width to suit new Charter Hall wall plate height (see 3.8.1). Flush point new stonework externally. As Clause F20	
3.7.2	Make good timber framed south gable wall after forming openings as Clause 3.2.5 and for new AHU ductwork. Replace felt lining with membrane from Clause H62 and render as Clause M20 on stainless steel lath.	
3.7.3	Make good internal holes in existing stone wall after removing two air grilles and AHU ductwork behind – one high level, one low level – in Charter Hall. Use of clay engineering bricks in lieu of stone acceptable.	



3.7.4	Remove defective render and plaster to Store walls. Renew with rendered coating as Clause M20.	
3.7.5	Replace defective ceiling in Store. Renew with plasterboard and skim as Clause K10.	
3.7.6	Supply and fix 120mm mineral wool external wall insulation system as Clause M21 to WCs/ Lobby masonry wall facing Lightwell 1. Include opening reveals to window, extend existing sill and ply pattress for fixing ladder support in Clause 3.15.6.	
3.7.7	Supply and fix new materials to raise height of existing timber wall to Lightwell 2 to suit new wall plate height (see 3.8.1).	
3.7.8	Make good hole in existing timber wall to Lightwell 2 after removing air grilles and AHU ductwork.	
3.7.9	Replace existing access door from Charter Hall with new weathered exterior quality blank door (686 x 1981 open-in to Hall). Supply and fix mortice lock with escutcheon – no handle and no latch required. Decorate. Make good softwood mid rail facing Hall and redecorate.	
3.7.10	Supply and fix 120mm mineral wool external wall insulation system as Clause M21 to adjusted timber wall facing Lightwell 2 – include external insulation system to new weathered access door.	
3.7.11	Supply and fix 120mm mineral wool external wall insulation system as Clause M21 to masonry north wall of Store – facing Lightwell 2.	
3.7.12	Supply and fix replacement mechanical extract fan to masonry north wall of Store – auto controlled with humidistat from inside Store.	
	Sub-total 3.7 for collection	
<b>3.8</b>	<b>ROOF STRUCTURE: ROOFS C &amp; D</b>	
3.8.1	Adapt roof structure on raised stone wall to lift rafters to suit higher pitch line to detail on drawings (see 3.7.1). Supply and fix wall plate, rafters, purlins as required. As Clause G20.	
3.8.2	The east valley gutter is to be raised with improved bay lengths, drips and falls as specified in Clause H71 and to detail on drawings. Form new tapered gutter ply substrate to a fall not more than 1 in 60 towards Lightwell 2 and adapt existing roof structure as required.	

3.8.3	Firestop cavities and voids below new gutter in 3.8.2 using fire proof barriers as Clause P10	
	Sub-total 3.8 for collection	
<b>3.9</b>	<b>CHARTER HALL/ CARLTON CINEMA SLOPE SOUTH WEST: ROOF SLATING TO SLOPES A &amp; B – COLD ROOF (<u>not</u> including Turret roof)</b>	<b>£</b>
3.9.1	Allow provisional sum of £700 for repairs to decayed rafters and sarking board to be directed on site.	£700
3.9.2	Allow provisional sum of £300 for preservation treatment directed on site of any active areas of wood boring insects using Cuprinol 5 Star.	£300
3.9.3	Allow provisional sum of £500 for repairs to the slated cone shaped roofed turret and connected roof which appears in reasonable order subject to architect's close inspection.	<b>£500</b>
3.9.4	Repair fascia/ back of moulded gutter where decayed following inspection allowing <u>provisionally</u> for 32 x 225 clear vacuum treated Douglas fir planed board nominal 10 metres in 3 separate lengths splay cut jointed at edges.	
3.9.5	Fit to top of fascia a roof void ventilator as Clause P10 with a proprietary PVC-U eaves carrier over as Clause H62.	
3.9.6	Supply and fix new vertical treated timber counter battens 38 x 50mm as Clause H62 over existing timber sarking boards and over existing softwood rafters above line of sarking boards.	
3.9.7	Drill 25mm diameter ventilation holes in existing sarking boards in regular pattern between supporting purlins. Max spacing between holes 450mm. Ensure bottom row below eaves carrier to detail on drawings.	
3.9.8	Lay breather underlay as Clause H62 <u>over counterbattens</u> , installed horizontally and draped approx 10mm and incorporating the eaves carrier.	
3.9.9	Supply and fix new horizontal treated timber slating battens 38 x 50mm as Clause H62 over underlay.	
3.9.10	Supply and fix new natural sized slates. Lay with 100 headlap and secure with nails to battens. As Clause H62.	

3.9.11	Lay proprietary aluminium ridge ventilator roll system over ridge and mechanically fix set aside plain ridge tiles allow provisional allowance for 30% quantity of replacement in second hand matching in size and colour.	
	Sub-total 3.9 for collection	
<b>3.10</b>	<b>CHARTER HALL SLOPE SOUTH EAST: ROOF SLATING TO SLOPE C – COLD ROOF</b>	<b>£</b>
3.10.1	Allow provisional sum of £300 for repairs to decayed rafters and sarking board to be directed on site.	£300
3.10.2	Allow provisional sum of £200 for preservation treatment directed on site of any active areas of wood boring insects using Cuprinol 5 Star.	£200
3.10.3	Supply and fix fascias where decayed following inspection allowing provisionally for 32 x 225 Douglas fir planed fascia board nominal 6 metres in 3 separate lengths splay cut jointed at edges.	
3.10.4	Fit to top of fascia a roof void ventilator as Clause P10 with a proprietary PVC-U eaves carrier over as Clause H62.	
3.10.5	Drill 25mm diameter ventilation holes in existing sarking boards in regular pattern between supporting purlins. Max spacing between holes 450mm. Ensure bottom row below eaves carrier to detail on drawings.	
3.10.6	Lay breather underlay as Clause H62 <u>over new rafters</u> as Clause 3.8.1, and over existing softwood rafters above line of sarking boards. Installed horizontally, pulled taut and incorporating the eaves carrier.	
3.10.7	Supply and fix new vertical treated timber counterbattens 38 x 50mm as Clause H62 over new rafters and over existing softwood rafters above line of sarking boards.	
3.10.8	Supply and fix new horizontal treated timber slating battens 38 x 50mm as Clause H62 over counterbattens.	
3.10.9	Supply and fix new natural sized slates. Lay with 100 headlap and secure with nails to battens. As Clause H62. Dress ventilator ridge as Clause 3.9.10 over top course.	
	Sub-total 3.10 for collection	
		<b>£</b>

<b>3.11</b>	<b>KITCHEN/ CARLTON CINEMA SLOPE EAST: ROOF SLATING TO SLOPE D – COLD ROOF &amp; SOLICITOR LINK SLOPE</b>	
3.11.1	Allow provisional sum of £700 for repairs to decayed rafters and sarking board to be directed on site.	£700
3.11.2	Allow provisional sum of £300 for preservation treatment directed on site of any active areas of wood boring insects using Cuprinol 5 Star.	£300
3.11.3	To detail on drawings, fix a roof void ventilator as Clause P10 with a proprietary PVC-U eaves carrier as Clause H62 over top of lead lining east valley gutter from Clause 3.8.2.	
3.11.4	Supply and fix new vertical treated timber counter battens 38 x 50mm as Clause H62 over existing timber sarking boards and over existing softwood rafters above line of sarking boards.  NOTE: report to architect any alternative roof construction uncovered as Clause 3.5.5.	
3.11.5	Drill 25mm diameter ventilation holes in existing sarking boards in regular pattern between supporting purlins. Max spacing between holes 450mm. Ensure bottom row below eaves carrier to detail on drawings.	
3.11.6	Lay breather underlay as Clause H62 <u>over counterbattens</u> , installed horizontally and draped approx 10mm and incorporating the eaves carrier.	
3.11.7	Supply and fix new horizontal treated timber slating battens 38 x 50mm as Clause H62 over underlay.	
3.11.8	Supply and fix new watertight gator/ collar as Clause N10 to existing penetrations including existing cables and flue.	
3.11.9	Supply and fix new natural sized slates. Lay with 100 headlap and secure with nails to battens. As Clause H62. Dress ventilator ridge as Clause 3.9.10 over top course.	
3.11.10	Supply and fix new natural sized slates to Solicitor link roof slope. Lay with 100 headlap and secure with nails to battens. As Clause H62.  NOTE: check accommodation under Solicitor link roof slope and report to architect before commencing.	
	Sub-total 3.11 for collection	

<b>3.12</b>	<b>KITCHEN/ CARLTON CINEMA SLOPE EAST: LEAD VALLEY GUTTERS TO SLOPE B, D &amp; SOLICITOR LINK SLOPE</b>	
3.12.1	Supply and fix code 6 lead gutter lining to tapered east valley gutter in Clause 3.8.2 on roof slope D. Allow for all bays, drips and cover flashings as Clause H71. Form chute outlet into PVC-U hopper at Lightwell 2. Use separate flashing with clipped bottom edg to south end junction with flat roof F7 where over 150 mm high and form capping with welt over.	
3.12.2	Supply and fix code 5 lead gutter lining to east gable dormer gutters and central valley gutter on roof slope D. Allow for all underlay, joints, welts, cappings, cover flashings and chute outlets as Clause 3.5.6 and Clause H71.	
3.12.3	Replace 4 x pitched valley flashings to east gable dormers as Clause H62 and H71 on roof slope D. Include to renew substrate construction as G20 and extend valley boards 225 mm each side of centre of valley with tilting fillets 150 mm each side of centre.	
3.12.4	Replace pitched valley flashing to junction between Slope D and Solicitor link roof as Clause 3.12.3.	
3.12.5	Replace approx. 150 mm wide code 5 lead gutters and other abutment flashings as Clause H71 around Turret roof.	
3.12.6	Weather intersection between new and old roofs using a flashing incorporating a firebreak. Secure individual steel clips into rafter to side being renewed. Place against clips 1.5 mm thick galvanized fire break from eaves to ridge min. 100 mm above slate finish line. Interleave lead soakers between slates and vertically up firestop. Dress lead sheet over slates up to and over fire stop welt over clip and fold both down. See example in LSTA manual (2018 ed. Fig.150). Apply to Roof Slope B and D.	
	Sub-total 3.12 for collection	
<b>3.13</b>	<b>STORE/ WC's FLAT ROOFS: LAY FLAT ROOF COVERINGS F1, F2 &amp; F7</b>	
3.13.1	Replace flat roof covering to F1 with warm roof bitumen membrane as Clause J41 including edges, flashings. Allow for forming new substrate with falls designed to 1:40 to achieve 1:80. Lay falls north and south to Lightwells 1 and 2  NOTE: Torch Free Zone. Bauder self-adhesive membranes specified.	
3.13.2	Vacuum clean debris from over the WC and Lobby ceilings to be kept and the wall heads before commencing 3.13.1.	
3.13.3	Replace Rooflight 1 over WC with new frosted polycarbonate fitting as Clause L10.	

3.13.4	Repair flat roof covering F2 with single layer polymeric sheet covering as Clause J42 following removal of redundant chimney. Repair to substrate alternatives: a) in-situ taper shank concrete plug, OR b) replacement concrete lintels.	
3.13.5	Replace flat roof covering to F7 with asphalt and reflective paint finish as Clause J21 including lead cover flashings along eaves of Slope D, apron flashings to edge of stone wall, sill of east gable dormers as H71. Check substrate to F7 and report condition to architect. Allow for forming new substrate.	
	Sub-total 3.13 for collection	
<b>3.14</b>	<b>RAINWATER GOODS: FLAT ROOF F1, CHARTER HALL SLOPE EAST: SLOPE C &amp; D</b>	
3.14.1	Supply and fix new StormLine PVC-U gutters and square pipes as Clause R10 to roof slope C. Discharge to gulley in Lightwell 2.	
3.14.2	Supply and fix new StormLine PVC-U gutters and square pipes as Clause R10 to Flat Roof 1. Discharge to gulleys in Lightwells 1 and 2.	
3.14.3	Supply and fix new PVC-U hopper and square pipes as Clause R10 to collect stormwater from lead chute outlet of east valley gutter and discharge to gulley in Lightwell 2.	
3.14.4	Supply and fix new StormLine PVC-U gutters and square pipes as Clause R10 to roof slope D. Discharge via new square pipe with shoe, well secured, into existing sump formed in south end of flat roof F5.	
	Sub-total 3.14 for collection	
<b>3.15</b>	<b>BUILDING SERVICES</b>	
3.15.1	Allow to carry out works described on Building Services Engineer's drawings and specification document: Mechanical Services Schedule of Works & Tender Summary, June 2022, attached as Appendix to this Schedule.  Including but restricted to, providing new AHU distribution ducts and grilles for Charter Hall, new controls, repair of existing AHU and testing and commissioning of new system.	
3.15.2	Reinstate suspended ceiling tiles and 'T' frame in Charter Hall taken down under Clause 3.2.3. Replace damaged or stained 600 x 600 ceiling tiles. Provisionally allow for 40 no. tiles.	

3.15.3	Place additional layer of multifoil roof insulation in Charter Hall roof void as Clause P10 before reinstating polythene wrapped rolls of insulation removed under Clause 3.2.4.	
3.15.4	Supply and fix new access hatch into suspended 'T' frame ceiling in Charter Hall as Clause P10 to enable access to maintain plant and equipment in Hall roof void.	
3.15.5	Supply and fix a white plastic sign with 25mm high red lettering screw fixed inside access hatch to read 'trained and competent persons only beyond this point'.	
3.15.6	Supply and fix new ladder support as Clause N10 at high level above suspended ceiling to allow future maintenance operatives to secure their access ladder when undertaking maintenance in the roof space.	
3.15.7	Supply and fix new ladder support as Clause N10 against wall in Lightwell 1 to allow future maintenance operatives to secure their access ladder when undertaking maintenance on the flat roofs.	
3.15.8	Supply and fix guarding as Clause L30 in position shown on Building Services Engineer's drawings to edge of flat roof F1.	
	Sub-total 3.15 for collection	
<b>3.16</b>	<b>STRUCTURAL STEEL</b>	
3.16.1	Allow to carry out works described on Structural Engineer's drawings and specification document: Structural Specification, June 2022, attached as Appendix to this Schedule.  Including but restricted to, providing new access decks inside Charter Hall roof void to allow access for maintenance and a new cradle support to hold AHU following replacement of flat roof surface F1.	
	Sub-total 3.16 for collection	
<b>3.17</b>	<b>DECORATIONS</b>	
3.17.1	Allow to decorate existing gutter profiles to Slopes A and B facing Market Street as Clause M60.	
3.17.2	Allow to decorate rendered wall of south gable as Clause M60.	
3.17.3	Allow to decorate new rendered wall to Lightwells 1 and 2 as Clause M60.	

3.17.4	Allow to decorate new external woodwork of fascias, barges, soffits, as Clause M60.	
3.17.5	Allow to decorate window frames of east gable dormers in cream to match windows on Town Hall, as Clause M60.	
3.17.6	Allow to decorate internal walls and ceiling of Store as Clause M60.	
3.17.7	Allow to decorate internal walls of Charter Hall in colour to match existing, as Clause M60.	
3.17.8	Allow to decorate internal woodwork of Charter Hall in gloss paint: colour to match existing.	
	Sub-total 3.17 for collection	

3.18	SCHEDULE OF RATES	Per Hour (£)
	Carpentry	
	Lead work	
	Slate roofing	
	Stone masonry	
	Steel work	
	Decorating	



TENDER SUMMARY

SECTION 3: SCHEDULE OF WORKS

3.0.1	Contingency Sum	£ 10,000
3.0.2	General Preliminaries	£
3.1	General Scaffold with Temporary Roof Covering	£
3.2	Preparatory Works	£
3.3	Prepare Roofs A and B	£
3.4	Prepare Roof C	£
3.5	Prepare Roof D, Solicitor link & F7	£
3.6	Prepare Flat Roofs F1, F2 & F7	£
3.7	Walls & Ceilings: Charter Hall	£
3.8	Roof Structure: Roofs C & D	£
3.9	Slating Roof A & B	£
3.10	Slating Roof C	£
3.11	Slating Roof D & Solicitor link	£
3.12	Lead Valleys: Roofs B, D & Solicitor link	£
3.13	Flat Roofs Coverings: F1, F2 & F7	£
3.14	Rainwater Goods	£
3.15	Building Services	£
3.16	Structural Steel	£
3.17	Decorations	£
Total to Tender Form		£ <u>                    </u> excl. VAT

Contractor: .....

Signed: .....

Dated: .....