

ANNEX 1



**KENYA REVENUE
AUTHORITY**

**PROPOSED CONVERSION OF KESRA APARTMENTS INTO
HOTEL ROOMS**

FOR

**KENYA REVENUE AUTHORITY
AT
KESRA SCHOOL, MOMBASA**

ARCHITECT

KENYA REVENUE AUTHORITY

FACILITIES & LOGISTICS SERVICES DIVISION

48240 - 00100,
NAIROBI
KENYA

PROJECT MANAGERS

KENYA REVENUE AUTHORITY

FACILITIES & LOGISTICS SERVICES DIVISION

48240 - 00100,
NAIROBI
KENYA

QUANTITY SURVEYORS

KENYA REVENUE AUTHORITY

**FACILITIES & LOGISTICS SERVICES
DIVISION**

48240 - 00100,
NAIROBI
KENYA
KENYA

SERVICES ENGINEER

KENYA REVENUE AUTHORITY

**FACILITIES & LOGISTICS SERVICES
DIVISION**

48240 - 00100,
NAIROBI
KENYA

MARCH 2024

**PROPOSED CONVERSION OF APARTMENTS INTO HOTEL
ROOMS AT KESRA SCHOOL MOMBASA**

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
A	<p><u>NOTES ON PRICING OF ITEMS OF PRELIMINARIES</u></p> <p>Items described in this section cover the minimum requirements and conditions necessary for the full and proper execution of the contract. The tenderer is required to read and fully understand his obligations under each item and thus assess his costs for complying with the same for the duration of the contract. Should no price be inserted against any item, it shall be assumed that the tenderer has covered any costs associated with that item elsewhere in the Bills of quantities and shall nevertheless be required to comply with such and all items of preliminaries.</p> <p>B DEFINITION OF TERMS</p> <p>(i)Employer: The term 'Employer' wherever used hereinafter and in all Contract Documents shall mean Commissioner General, Kenya Revenue Authority P.O Box 48240 - 00100. Nairobi</p> <p>(ii) Project Managers: The term 'Project Manager' wherever used hereinafter and in all contract documents shall mean Kenya Revenue Authority P.O Box 48240 - 00100. Nairobi</p> <p>(iii)Architect: The term 'Architect' whenever used hereinafter and in all contract documents shall mean Kenya Revenue Authority and its Agents P.O Box 48240 - 00100. Nairobi</p> <p>(iv)Quantity Surveyor: The term 'Quantity Surveyor' wherever used hereinafter and in all contract documents shall mean Kenya Revenue Authority and its Agents P.O Box 48240 - 00100. Nairobi</p> <p>(v)Engineer (Structural): The term 'Engineer (Structural)' wherever used hereinafter and in all contract documents shall mean Kenya Revenue Authority and its Agents P.O Box 48240 - 00100. Nairobi</p> <p>(vi)Electrical Engineer -The term 'Electrical Engineer' wherever used hereinafter and in all contract documents shall mean Kenya Revenue Authority and its Agents P.O Box 48240 - 00100. Nairobi</p> <p>(vii)Mechanical Engineer: The term 'Mechanical Engineer' wherever used hereinafter and in all contract documents shall mean Kenya Revenue Authority and its Agents P.O Box 48240 - 00100. Nairobi</p> <p>(viii)Contractor - Means the person or firm named in the articles of agreement with whom the Employer has entered into contract and includes the legal successors in title and permitted assigns</p> <p>Total carried forward to collection</p>	

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
	<p>Definition of terms (ctd)</p> <p>(ix)Works - Means the permanent works designed for the Employer by the Architect or other agents for execution by the Contractor and as described in the contract documents. It shall include work of all sub-contractors and suppliers as well as materials and goods supplied for incorporation in the Works.</p> <p>(x)Contract. The term "Contract" wherever used hereinafter and in all contract documents shall mean the letter of award of Contract, Agreement and Conditions of Contract for Building Works, Drawings, priced and signed Bills of Quantities, the schedules and other documents forming part of the contract.</p> <p>(xi)Contract Drawing. The term "Contract Drawings" wherever used hereinafter and in all contract documents shall be deemed to imply the drawing referred to in these Bills of Quantities.</p> <p>(xii)Site Means the place or places where the permanent Works are to be carried out and to which materials and goods are to be delivered and includes workshops or other places where materials, goods or work are being prepared for incorporation in the Works either by the Contractor, sub-contractors or by others.</p> <p>(xiii)Approved, Directed and Selected. The terms "Approved", "Directed" and "Selected" wherever used hereinafter and in all contract documents shall mean the approval, direction and selection of or by the Architect.</p> <p>(xiv)Singular and Plural. Words importing the singular only wherever used hereinafter and in all contract documents shall also include the plural and vice versa where the context requires. Persons shall include bodies corporate.</p>	
	<p>Total carried forward to collection</p>	

**PROPOSED CONVERSION OF APARTMENTS INTO HOTEL
ROOMS AT KESRA SCHOOL MOMBASA**

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
A	FIRM PRICE CONTRACT Unless otherwise specifically stated, this is a firm contract and the Contractor must allow in his tender rates for any increase in the cost of labour and/or materials during the currency of contract	
B	SCOPE OF CONTRACT The Work to be carried out under this contract comprise construction and completion of the proposed conversion of existing apartments into hotel rooms at Kesra School Mombasa complete with associated external works and Services Installations. All as per drawings, technical specifications and bills of quantities. The proposed works are located at Kesra School Mombasa.	
C	FLOOR AREA Total construction floor area is 1248 square metres and this is given for guidance only and without any warranty.	
D	BID SECURITY The bid security shall be as provided in the Instructions to tenderers from a reputable financial institution approved by the Central Bank of Kenya (CBK) or from an insurance Company approved by Insurance Regulatory Authority (IRA)	
E	VALUE ADDED TAX (VAT) All rates quoted shall be deemed to be inclusive of 16% VAT.	
F	CONTINGENCY SUM The miscellaneous items will be expensed by the Employer upon proof that their cost has been fully executed.	
Total carried forward to collection		

**PROPOSED CONVERSION OF APARTMENTS INTO HOTEL
ROOMS AT KESRA SCHOOL MOMBASA**

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
<p>A</p>	<p>A LOCATION OF SITE</p> <p>The site for the proposed Works is at Kesra School, Mombasa.</p> <p>The contractor MUST visit the site and acquaint himself with the conditions and if unable to do so apply to the Project Manager for directions to enable him to do so.</p> <p>The Contractor is recommended to visit the site and he shall be deemed to have acquainted himself therewith as to its nature and position means of access, etc, and no claim in this connection will be allowed. No claim will be allowed for travelling or other expenses which may be incurred by the contractor in visiting the site preparing for the tender for the works.</p> <p>B MEASUREMENTS</p> <p>In the event of any discrepancies between the Bills of Quantities and the actual works, the site measurements shall generally take precedence. However, such discrepancies between any contract document shall immediately be referred to the Project Manager.</p> <p>C CLAIMS</p> <p>It shall be a condition of this Contract that upon it becoming reasonably apparent by the Contractor that he has incurred losses and/or expenses due to any of the Contract Conditions, or by any other reason whatsoever, he shall present such claim or intent notice to the PROJECT MANAGER within the Contract Period. No claims shall be entertained upon the expiry of the said contract period</p> <p>D MATERIALS FROM DEMOLITION</p> <p>All materials arising from demolition shall NOT be re-used except with express approval of the Project Manager. Materials arising out of Demolitions shall remain the property of the Employer.</p> <p>E CONTRACT COMPLETION PERIOD</p> <p>The contract completion period in accordance with condition 31 of the the conditions of contract must be strictly adhered to. The "PROJECT MANAGER" shall strictly monitor the Contractor's progress in relation to the progress chart. and should it be found necessary, the "PROJECT MANAGER" shall inform the Contractor in writing that his actual performance on site is not satisfactory.</p> <p>In all such cases, the Contractor shall accelerate his rate of performance, production and progress by all means such as additional labour, plant e.t.c., and working overtime all at his cost.</p>	
	<p>Total carried forward to collection</p>	

**PROPOSED CONVERSION OF APARTMENTS INTO HOTEL
ROOMS AT KESRA SCHOOL MOMBASA**

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
<p>A</p>	<p>PARTICULAR INSERTIONS TO BE MADE IN THE APPENDIX TO CONTRACT AGREEMENT</p> <p>The following are insertions to be made in the appendix to the Contract Agreement</p> <p>i) Period of Final Measurement Condition 32</p> <p>ii) Defects Liability Period Condition 20</p> <p>iii) Date for possession of site Condition 14</p> <p>iv) Date for Completion Condition 31</p> <p>v) Liquidated & Ascertained damages Condition 27</p> <p>vi) Period of Interim Certificates Condition 23</p> <p>vii) Period of honoring certificates Condition 23</p> <p>viii) Percentage of certified value retained Condition 26</p> <p>ix) Limit of retention fund Condition 26</p> <p>x) Performance Bond Condition 28</p>	
<p>B</p>	<p>LABOUR CAMPS</p> <p>The Contractor may erect camps on site. He shall apply to the Project Manager to be shown the most appropriate location of such labour camps.</p>	
<p>C</p>	<p>TELEPHONE</p> <p>The Contractor shall arrange for, provide and maintain a telephone on site from the date of commencement to the date of completion of the contract and shall pay charges in connection therewith.</p>	
<p>D</p>	<p>OFFICE FOR THE "PROJECT MANAGER"</p> <p>The site office mentioned in item 'B' page 15 of the general preliminaries shall be type B as shown on the Directorate of Public Works standard details. The same shall be erected and maintained for the duration of the contract.</p>	
<p>Total carried forward to collection</p>		

**PROPOSED CONVERSION OF APARTMENTS INTO HOTEL
ROOMS AT KESRA SCHOOL MOMBASA**

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
<p>A</p>	<p>A TENDER DOCUMENTS</p> <p>Tender documents are as listed in Clause 2.3 of the Instruction to Tenderer's.</p>	
<p>B</p>	<p>SIGNBOARD</p> <p>Provide and erect where directed and maintain during the whole period of building operations and remove at completion an approved temporary 1 No. signboards at site to the Architect's standard design and giving the title of the Works and showing the names of the Employer, Architect, Quantity Surveyor, Engineers and the Contractor with sufficient space to add the names of the Nominated Sub-Contractors and suppliers. The lettering concerning the Architect, Quantity Surveyor and the Engineer is not to be more than 50 mm high.</p>	
<p>C</p>	<p>HOARDING</p> <p>The contractor shall be required to erect and maintain hoarding around the site for the duration of the contract. Thereafter he shall be required to demolish and clear away arisings and make good any disturbances.</p>	
<p>D</p>	<p>PROGRAMME PROGRESS CHARTS</p> <p>The Contractor shall upon possession of the site and in agreement with the "PROJECT MANAGER" prepare a progress chart for the whole of the works. One copy shall be forwarded to the "PROJECT MANAGER" and another copy shall be retained on site on which progress shall be recorded by the Contractor. Should any circumstance arise affecting the programme or progress, the chart shall be modified as necessary in consultation with the "PROJECT MANAGER".</p>	
<p>E</p>	<p>PERFORMANCE SECURITY (BOND)</p> <p>The Contractor should note that the Performance Security to be provided must be in form of a bank guarantee in the amount of 10% of the Contract Sum.</p>	
<p>F</p>	<p>APPENDICES</p> <p>The Appendices to the Bills of Quantities shall be regarded for contract purposes as part of the Bill and shall be read and construed with the appropriate sections of the Bills if contained therein.</p>	
<p>Total carried forward to collection</p>		

**PROPOSED CONVERSION OF APARTMENTS INTO HOTEL
ROOMS AT KESRA SCHOOL MOMBASA**

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
<p>A SUFFICIENCY OF TENDER</p> <p>The main Contractor shall be deemed to have satisfied himself before tendering as to the correctness and sufficiency of his tender for the works and of the rates and prices stated in the Bills of Quantities which rates and prices shall cover all his obligations under the contract and all matters and things necessary for the proper completion of the works.</p> <p>B GENERAL SPECIFICATIONS</p> <p>For the full description of materials, workmanship and method of execution of the works, the Contractor is referred to the Ministry of Works General specifications for building works dated 1976 or any subsequent revision thereof which is issued as a separate document and which shall be followed in all respects unless it conflicts with the General and Particular Preliminaries, Trade Preambles or other items in these Bills of Quantities.</p> <p>In the event of such conflict , then the provisions of the General and Particular Preliminaries, Trade Preambles and these Bills of Quantities take precedence.</p> <p>C TRAINING LEVY</p> <p>The Contractor's attention is drawn to Legal Notice No. 237 of October 1971 which requires payment by the Contractor of a Training levy at the rate of 1/4 % of the Contract Sum on all Contracts of more than Kshs. 50,000.00 in value.</p> <p>D ADVANCE PAYMENT</p> <p>Pursuant to the relevant clause of the Conditions of Contract, the tenderer will NOT be granted ADVANCE PAYMENT (See Appendix to Conditions of Contract)</p> <p>E NUISANCE</p> <p>The Contractor shall not directly or indirectly or otherwise by himself or through his agents cause nuisance to the activities taking place inside. Should he do so he shall be directly responsible for such acts.</p> <p>F MOBILIZATION FEE</p> <p>The Contractor shall allow in his Tender a sum of Kenya Shillings Seven Hundred and Fifty Thousand Only (Kshs 750,000.00) as allowance for the Employer's Agents to cater for transport, reimbursable expenses and the clerk of works fee.</p>		
<p>Total carried forward to collection</p>		

**PROPOSED CONVERSION OF APARTMENTS INTO HOTEL
ROOMS AT KESRA SCHOOL MOMBASA**

FOR KENYA REVENUE AUTHORITY

BILL NO. 1 - PARTICULAR PRELIMINARIES

ITEM	DESCRIPTION	AMOUNT (KES)
	COLLECTION PAGE	
1	Total From Page	
2	Total From Page	
3	Total From Page	
4	Total From Page	
5	Total From Page	
6	Total From Page	
7	Total From Page	
Bill No. 1 - Particular Preliminaries		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	PRICING ITEMS OF PRELIMINARIES AND PREAMBLES Prices will be inserted against items of Preliminaries in the Contractor's priced Bills of Quantities and Specification. The Contractor shall be deemed to have included in his prices or rates for the various items in the Bills of Quantities or Specification for all costs involved in complying with all the requirements for the proper execution of the whole of the works in the Contract.	
B	PLANT TOOLS AND VEHICLES Allow for providing all scaffolding, plant, tools and vehicles required for the works except in so far as may be stated otherwise herein and except for such items specifically and only required for the use of nominated Sub Contractors as described herein. No timber used for scaffolding, formwork or temporary works of any kind shall be used afterwards in the permanent work.	
C	TRANSPORT Allow for transport of workmen, materials, etc., to and from the site at such hours and by such routes as may be permitted by the competent authorities.	
D	MATERIALS AND WORKMANSHIP All materials and workmanship used in the execution of the work shall be of the best quality and description unless otherwise stated. The Contractor shall order all materials to be obtained from overseas immediately after the Contract is signed and shall also order materials to be obtained from local sources as early as necessary to ensure that they are onsite when required for use in the works. The Bills of Quantities shall not be used for the purpose of ordering materials.	
Total carried forward to collection		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	STORAGE FOR MATERIALS SUPPLIED The Contractor shall provide space for storage of materials and security for the materials meant for the Works.	
B	SAMPLES The Contractor shall furnish at his own cost any samples of materials or workmanship including concrete test cubes required for the works that may be called for by the PROJECT MANAGER for his approval until such samples are approved by the PROJECT MANAGER and the PROJECT ARCHITECT, may reject any materials or workmanship not in his opinion to be up to approved samples. The PROJECT MANAGER shall arrange for the testing of such materials as he may at his discretion deem desirable, but the testing shall be made at the expense of the Contractor and not at the expense of the PROJECT MANAGER. The Contractor shall pay for the testing in accordance with the current scale of testing charges laid down by the Directorate of Public Works. The procedure for submitting samples of materials for testing and the method of marking for identification shall be as laid down by the PROJECT MANAGER.	
C	GOVERNMENT ACTS REGARDING WORK PEOPLE, E.T.o Allow for complying with all Government Acts, Orders and Regulations in connection with the employment of Labour and other matters related to the execution of the works. In particular the Contractor's attention is drawn to the provisions of the Factory Act 1950 and his tender must include for all costs arising or resulting from compliance with any Act, Order or Regulation relating to Insurances, pensions and holidays for workpeople or so the safety, health and welfare of the workpeople. The Contractor must make himself fully acquainted with current Acts and Regulations, including Police Regulations regarding the movement, housing, security and control of labour, labour camps , passes for transport, etc. It is most important that the Contractor, before tendering, shall obtain from the relevant Authority the fullest information regarding all such regulations and/or restrictions which may affect the information regarding all such regulations and/or restrictions which may affect the organization of the works, supply and control of labour, etc., and allow accordingly in his tender. No claim in respect of want of knowledge in this connection will be entertained.	
Total carried forward to collection		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	SECURITY OF WORKS, E.T.C The Contractor shall be entirely responsible for the security of all the works stores, materials, plant, personnel, etc., both his own and sub-contractors' and must provide all necessary watching, lighting and other precautions as necessary to ensure security against theft, loss or damage and the protection of the public.	
B	PUBLIC AND PRIVATE ROADS Maintain as required throughout the execution of the works and make good any damage to public or private roads arising from or consequent upon the execution of the works to the satisfaction of the local and other competent authority and the PROJECT MANAGER	
C	EXISTING PROPERTY The Contractor shall take every precaution to avoid damage to all existing property including roads, cables, drains and other services and he will be held responsible for and shall make good all such damage arising from the execution of this contract at his own expense to the satisfaction of the PROJECT MANAGER	
D	VISIT TO SITE AND EXAMINE DRAWINGS The Contractor is recommended to examine the drawings and visit the site, the location of which is described in the Particular Preliminaries hereof. He shall be deemed to have acquainted himself therewith as to its nature, position, means of access or any other matter which, may affect his tender. No claim arising from his failure to comply with this recommendation. will be considered.	
E	ACCESS TO SITE AND TEMPORARY ROADS Means of access to the Site shall be agreed with the PROJECT MANAGER prior to commencement of the work and Contractor must allow for building any necessary temporary access roads for the transport of the materials, plant and workmen as may be required for the complete execution of the works including the provision of temporary culverts, crossings, bridges, or any other means of gaining access to the Site. Upon completion of the works, the Contractor shall remove such temporary access roads; temporary culverts, bridges, etc., and make good and reinstate all works and surfaces disturbed to the satisfaction of the PROJECT MANAGER.	
	Total carried forward to collection	

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	AREAS TO BE OCCUPIED BY CONTRACTOR The area of the site which may be occupied by the Contractor for use of storage and for the purpose of erecting workshops, etc., shall be defined on site by the PROJECT MANAGER.	
B	OFFICE, E.T.C. FOR THE PROJECT MANAGER The Contractor shall construct a temporary site office of type described and to the satisfaction of the Project Manager. He shall also provide a strong metal trunk complete with strong hasp and staple fastening and two 'keys'. He shall maintain a lock-up type water or bucket closet for the sole use of the PROJECT MANAGER and shall provide services of cleaner and pay all conservancy charges and keep both office and closet in a clean and sanitary condition from commencement to the completion of the works and dismantle and make good disturbed surfaces. The Contractor shall make available on the Site as and when required by the "PROJECT MANAGER" a modern and accurate level together with levelling staff, ranging rods and 50 metre metallic or linen tape.	
C	WATER AND ELECTRICITY SUPPLY FOR THE WORKS The Contractor shall make arrangements to provide all necessary water, electric light and power required for use in the works. No guarantee is given or implied that sufficient water will be available from mains and the Contractor must make his own arrangements for augmenting this supply at his own cost.	
D	SANITATION OF WORKS The Contractor will provide toilet facilities for use of the Contractor and his agents.	
E	SUPERVISION AND WORKING HOURS The works shall be executed under the direction and to the entire satisfaction in all respects of the PROJECT MANAGER who shall at all times during normal working hours have access to the works and to the yards and workshops of the Contractor and sub-Contractors or other places where work is being prepared for the contract.	
Total carried forward to collection		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	PROGRESS CHART The Contractor shall provide within one week of Possession of Site and in agreement with the PROJECT MANAGER a Progress Chart for the whole of the works including the works of Nominated Sub-Contractors; one copy to be handed to the PROJECT MANAGER and a further copy to be retained on Site. Progress to be recorded and chart to be amended as necessary as the work proceeds.	
B	DIRECT CONTRACTS Notwithstanding the foregoing conditions, the Employer reserves the right to place a "Direct Contract" for any goods or services required in the works.	
C	ATTENDANCE UPON OTHER TRADESMEN, E.T.C. The Contractor shall allow for the attendance of trade upon trade and shall afford any tradesmen or other persons employed for the execution of any work not included in this Contract every facility for carrying out their work and also for use of his ordinary scaffolding. The Contractor, however, shall not be required to erect any special scaffolding for them. The Contractor shall perform such cutting away for and making good after the work of such tradesmen or persons as may be ordered by the PROJECT MANAGER and the work will be measured and paid for to the extent executed at rates provided in these Bills.	
Total carried forward to collection		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	INSURANCE The Contractor shall insure as required in Conditions No. 30 of the Conditions of Contract. No payment on account of the work executed will be made to the Contractor until he has satisfied the PROJECT MANAGER either by production of an Insurance Policy or and Insurance Certificate that the provision of the foregoing Insurance Clauses have been complied with in all respects. Thereafter the PROJECT MANAGER shall from time to time ascertain that premiums are duly paid up by the Contractor who shall if called upon to do so, produce the receipted premium renewals for the PROJECT MANAGER's inspection.	
B	PROVISIONAL WORK All work described as "Provisional" in these Bills of Quantities is subject to remeasurement in order to ascertain the actual quantity executed for which payment will be made. All "Provisional" and other work liable to adjustment under this Contract shall left uncovered for a reasonable time to allow all measurements needed for such adjustment to be taken by the PROJECT MANAGER Immediately the work is ready for measuring, the Contractor shall give notice to the PROJECT MANAGER. If the Contractor makes default in these respects he shall if the PROJECT MANAGER so directs uncover the work to enable all measurements to be taken and afterwards reinstate at his own expense.	
C	ALTERATION OF BILLS OF QUANTITIES, PRICING, E.T.C. Any unauthorised alteration or qualification made to the text of the Bills of Quantities may cause the Tender to be disqualified and will in any case be ignored. The Contractor shall be deemed to have made allowance in his prices generally to cover any items against which no price has been inserted in the priced Bills of Quantities. All items of measured work shall be priced in detail and the Tenders containing Lump Sums to cover trades or groups of work must be broken down to show the price of each item before they will be accepted.	
Total carried forward to collection		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	MATERIALS ARISING FROM EXCAVATION Materials of any kind obtained from the excavations shall be the property of the Employer . Unless the PROJECT MANAGER directs otherwise such materials shall be dealt with as provided in the Contract.	
B	PROTECTION OF THE WORKS Provide protection of the whole of the works contained in the Bills of Quantities, including easing, casing up, covering or such other means as may be necessary to avoid damage to the satisfaction of the PROJECT MANAGER and remove such protection when no longer required and make good any damage which may nevertheless have been done at completion free of cost to the Government.	
C	REMOVAL OF RUBBISH, E.T.C. Removal of rubbish and debris from the Buildings and site as it accumulates and at the completion of the works and remove all plant, scaffolding and unused materials at completion.	
D	WORKS TO BE DELIVERED UP CLEAN Clean and flush all gutters, rainwater and waste pipes, manholes and drains, wash (except where such treatment might cause damage) and clean all floors, sanitary fittings, glass inside and outside and any other parts of the works and remove all marks, blemishes, stains and defects from joinery, fittings and decorated surfaces generally, polish door furniture and bright parts of metalwork and leave the whole of the buildings watertight, clean, perfect and fit for occupation to the approval of the PROJECT MANAGER.	
Total carried forward to collection		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
A	GENERAL SPECIFICATIONS For the full description of materials and workmanship, method of execution of the work and notes for pricing, the Contractor is referred to the Ministry of Roads and Public Works and Housing General Specification dated 1976 or any subsequent revision thereof which is issued as a separate document, and which shall be allowed in all respects unless it conflicts with the General Preliminaries, Trade Preambles or other items in these Bills of Quantities.	
B	MATERIALS ON SITE All materials for incorporation in the works will be stored in the space provided by the Employer within the building on site before payment is effected unless specifically exempted by the PROJECT MANAGER. The Main Contractor shall make arrangements with the Employer to secure the place for the safety of the Materials. This includes the materials of the Main Contractor and his domestic Sub-Contractors & Suppliers.	
C	CONTRACTORS SUPERINTENDENCE/SITE AGENT The Contractor shall constantly keep on the works a literate English speaking Agent or Representative, competent and experienced in the kind of work involved who shall give his whole experience in the kind of work involved and shall give his whole time to the superintendence of the works. Such Agent or Representative shall receive on behalf of the Contractor all directions and instructions from the Project Manager and such directions shall be deemed to have been given to the Contractor in accordance with the Conditions of Contract.	
Total carried forward to collection		

PROPOSED CONVERSION OF APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 2 - GENERAL REQUIREMENTS

ITEM	DESCRIPTION	AMOUNT (KES)
	COLLECTION PAGE	
		From Page
1	Total From Page	11
2	Total From Page	12
3	Total From Page	13
4	Total From Page	14
5	Total From Page	15
6	Total From Page	16
7	Total From Page	17
8	Total From Page	18
Bill No. 2 - General Preliminaries		

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 3 - BLOCK A - FIRST FLOOR [6 Hotel Rooms]

Item	Description	Unit	Quantity	Rates	Amount (KES)
	<u>NOTES</u>				
A	The contractor is to allow for all temporary protection required during the works, including ordinary and special dust screens, hoarding, barriers, warning signs etc as directed by the Lead Consultant and as necessary for the protection of the existing structure. All such devices shall be removed on completion of the works and any necessary making good consequent upon this is to be done to the satisfaction of the Lead Consultant.				
B	All useable materials arising from the demolitions shall remain the property of the Employer but the Contractor may take away any materials not so required by the Employer and shall allow a credit for the same in the credit column indicating value for all such materials that are reusable. All debris arising there from shall be carried away from site.				
C	The works shall be executed in such order and sequence as the Project Manager may direct and as little disruption and inconvenience as possible shall be caused to the tenants, if any, staff and other users of existing and adjoining facilities.				
D	The Contractor shall visit the site to acquaint themselves with its nature and position, the nature of the existing facilities, position of power and water supplies, access roads or any other limitations, and no claims for extras will be considered on account of lack of knowledge in this respect.				
	<u>SECTION NO. 1 - DEMOLITION AND ALTERATIONS</u> <u>[Modification of Rooms] - ALL PROVISIONAL</u>				
E	Carefully remove existing doors or window complete with frame and ironmongery and set aside for re-use or client's storage	No.	6		
F	Carefully demolish existing 200/150/100mm thick internal walling as directed on site to allow for new walls or openings and make good disturbed surfaces to receive new finishes	SM	21		
G	Hack off existing floor finish, make good surfaces to receive new floor finish	SM	1		
H	Hack off existing wall tiles, make good disturbed surfaces to receive new wall finishes	SM	65		
	Carried to Collection				

Item	Description	Unit	Quantity	Rates	Amount (KES)
Total Brought Forward					
A	Allow for demolitions of existing joinery fixtures & fittings (wardrobes & kitchen units)	Item			Rate Only
B	Hack off existing wall plaster as directed on site to receive new paint - general repairs only	SM			Rate Only
Allow for demolitions of existing services installations including all associated pipework and/ or wiring as directed on site: store on site as directed: cart away all arising debris:					
C	Complete Set of water clocset (WC)	No.	6		
D	Washhand Basin	No.	6		
E	Shower fittings	No.	6		
F	Assorted electrical fittings in the 6No. Units	Item			
Total Carried to Summary					

Item	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 2 - NEW INTERNAL PARTITION WALLS				
	<u>Concrete Lintols to high wall</u>				
	Precast concrete units: class 20/12 mm: vibrated: reinforced; complete with 4No. 10mm diameter reinforcement bars with links at 150mm spacing: formwork				
A	150 x 200mm Lintol	LM	4		
	Balconys				
	Mass concrete class 25/20mm: (All provisional)				
B	150mm thick mass concrete to fill up levels	SM	20		
	Walling				
	Machine cut (7N/mm²) walling: in cement and sand (1:4) mortar: 20 gauge x 25mm wide hoop iron in every alternate course: including building on heights exceeding 3.0m high from floor level where shown: with 20 Gauge hoop iron wall ties 450mm long x 25mm wide with one end cast into concrete and other end built into walling in alternate courses: to				
C	200mm thick walling	SM	20		
D	100mm thick walling	SM	2		
	Balustrading and Railings				
	Provide a sum for rehabilitation of existing Balustrading & Railings which includes replacing of worn out timber/steel, sanding, filling, fixing of worn out parts: knot prime & stop, Prepare and apply three coats polyurathane vanish timber surfaces; as by the Project Architect directed				
E		LM	17		
	<u>Shower Screens</u>				
F	10mm thick toughened frameless glass shower screens cut to fit in washrooms and complete with side or sliding doorsto detail and all necessary accessories	SM	20		
Total Carried to Summary					

Item	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 3 - OPENINGS				
	Notes:				
	i) Door and Window Ironmongery to be approved prior to procurement ii) Door and Window samples to be as per the approved samples				
	TIMBER DOORS				
	Wrot softwood timber: pelltated and screwed: on existing blockwork or concrete work				
A	40 x 20mm Timber grounds	LM	35.00		
	Wrot Mahogany				
B	200 x 50mm frame, with two labours, plugged	LM	44.00		
C	45 x 25mm architrave, with two labours, plugged	LM	35.00		
D	25mm quadrant beading	LM	35.00		
D	15 x 15mm glazing beading	LM	40.00		
	Solid Timber Doors				
E	38mm thick solid mahogany timber door overall size 900x2400mm high in 1 number side hung panel to Architect's details	Nr	-		Rate only
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
F	Door overall size 900 x 2100mm high	No	4.00		
G	Ditto: Fix only: Door overall size 900 x 2100mm high	No			Rate only
	Door Ironmongery				
	Supply and fix the following Ironmongery complete with matching screws; all ironmongery to be approved by the Architect prior to procurement				
H	150mm butt hinges	Prs.	6.00		
I	Approved 3 - lever mortice lock complete with lever furniture & door handle	Nr	8.00		
J	Approved 2 - lever mortice lock complete with lever furniture & door handle	Nr	6.00		
K	Rubber door stop rawl bolted to concrete floor	Nr	16.00		
	Carried to Collection				

Item	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought Forward				
	<u>Glazing to timber doors</u>				
A	4 mm Ordinary clear sheet glass and glazing to timber panes over 0.1 but not exceeding 0.50 metres square	sm	2.00		
	Painting and decorating - Prepare and apply three coat clear varnish internally on:-				
B	General surfaces	SM	76.00		
C	Ditto but exceeding 100 to 200mm girth	LM	44.00		
D	Ditto 200 to 300mm girth	LM	44.00		
	<u>ALUMINIUM WINDOWS</u>				
	Precast concrete class 20 fair faced all exposed surfaces bedded and jointed cement and sand (1:3) mortar				
E	275 x 50mm thick window cill once rebated and throated laid and jointed in cement and sand 1:3 mortar	LM			Rate only
	<u>Mahogany</u>				
F	100x25mm window board, plugged screwed and pelleted: Knot Prime & Stop, prepare and apply three coats 2-pack polyurathane varnish to timber surfaces:	Lm	11.00		
	Galvanized iron curtain rods				
G	Supply and fix approved twin - curtain rods: 40mm diameter complete with brackets and other accessories	LM	18.00		
	Total Carried to Summary				

Item	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 4 - WALL FINISHES				
	Plasterworks				
	15mm Thick cement and sand (1:4) plaster: 3mm lime plaster steel trowelled finish: on concrete or blockwork: to				
A	Walls	SM	60.00		
	30mm thick Cement sand plaster with double layer chicken wire: box in PVC pipes to masonry/concrete surfaces	SM	29.00		
	Sika Compound waterproofing additive mixed with screed strictly in accordance with manufacturer's printed instructions : to provide 10 year guarantee.				
B	Wall: Washrooms	SM	26.00		
	Granito or Ceramic wall tile finish				
	Prepare surfaces: supply and fix ceramic tile wall finish: pattern to approval: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand (1:4) mortar beds: allow for stainless steel corner strips or other equal and approved: jointed, pointed and grouted in matching proprietary colour grout : all to approval and to match sample approved by the Architect				
C	Ceramic wall tiles: Matt finish [Kitchenettes]	SM	18.00		
D	Ceramic wall tiles: Matt finish [Washrooms]	SM	110.00		
E	Granito wall tiles: Matt finish [Washrooms & Kitchenettes]	SM			Rate Only
	Paintwork				
F	Rub down existing wall surfaces and clean to receive new coat of paint	SM	382.00		
	Skim all wall surfaces, prepare and roller apply two coats of first quality emulsion paint and two finishing coats of first quality of silk vinyl or equal and approved paint: on				
G	Plastered surfaces	SM	60.00		
	Ditto; One coat of paint to previously painted walls				
H	Side of existing wall surfaces internally	SM	382.00		
	Prepare and apply 3 Coat System as 'Crown paints solo' 1 coat Ruff N Tuff White Base (1-1.5 mm) + 2 coats Crown Exterior quality paint (Permacote, Permaplast) or Equal and approved; to concrete or masonry surfaces externally				
I	To existing rendered concrete and masonry surfaces externally	SM	-		Rate Only
J	Prepare and apply 3 coats Crown Permacote or Equal and approved Exterior Emulsion Teflon paint with first coat thinned up to 15% with clean water or other equal and approved exterior paint to concrete or masonry surfaces externally	SM	376.00		
	Total Carried to Summary				

Item	Description	Unit	Quantity	Rates	Amount (KES)
	<p data-bbox="172 121 620 149"><u>SECTION NO. 5 - CEILING FINISHES</u></p> <p data-bbox="172 180 285 207"><u>Paintwork</u></p> <p data-bbox="172 239 870 321">Skim all ceiling surfaces, prepare and roller apply three coats of emulsion paint to approval: on suspended gypsum board ceiling.</p>				
A	Soffit of suspended concrete slab	SM	148.00		
	Total Carried to Summary				<hr/> <hr/> <hr/>

Item	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 6 - FLOOR FINISHES</u>				
	<u>Screed beds</u>				
	Hack existing concrete surfaces and prepare to receive new screed beds: Supply and fix cement and sand (1:4) screed beds: trowelled to approval				
B	40mm (average) Thick screed beds: finished to receive floor tiles	SM	147.00		
C	100mm (average) Thick mortar plinths: to cabinets	SM	4.00		
	Sika Compound waterproofing additive mixed with screed strictly in accordance with manufacturer's printed instructions : to provide 10 year guarantee				
D	To receive Granito or Ceramic tile floor finish	SM	26.00		
	Supply and fix Ceramic floor tiles: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout: allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided and approved by the Employer				
E	Ceramic floor tiles of approved sizes [Washrooms]	SM	26.00		
	<u>Granito tile floor finish</u>				
	Approved ceramic floor tiles finish: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout : allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided by Contractor and approved by the Architect				
F	Ceramic floor tiles: matt finish: approved color [Rooms + Corridors + Kitchen]	SM	147.00		
G	100mm high tile skirting	LM	115.00		
	Timber skirting				
H	100x20mm Wrot mahogany timber skirting	LM			Rate Only
	Paintworks				
	Prepare and apply three coats first quality 2 pack polyurethane polish any other varnish as directed by the Architect on:-				
I	General surfaces of timber skirting internally girth 100 - 200mm wide	LM			Rate Only
	Total Carried to Summary				

Item	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 7 - FITTINGS, FIXTURES & OTHER WORKS.</u>				
	<u>The following in custom made Joinery; allow for contractor's designed bolted, screwed or nailed connections: Refer to Architect's details</u>				
A	600mm wide work top made out of 150mm thick fabric mesh reinforced concrete complete with formwork to soffit and edges fixed on top 150mm thick upstand walls (m.s); counter top and fascia to be clad with 20mm thick granite; allow for grinding edges of granite smooth and finishing to approval (measured separately)	LM	6.00		
B	20mm thick granite top fixed to concrete worktop (m.s) overall size 600mm wide and cut to receive kitchen sink (m.s), with rounded edges.	SM	4.00		
C	Ditto but 100mm high granite fascia or backsplash fixed to concrete worktop (m.s)	LM	15.00		
D	Low level kitchen cupboard in MDF construction below the concrete worktop complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
E	600mm high by 300mm deep high level cupboard: kitchen shelving in MDF construction complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
F	Custom made wardrobe overall size 1150x2400mm high complete with internal divisions, hanging rails, doors and opening and closing accessories	Nr	6.00		
G	Custom made reading table or luggage top in Mdf carcassing and Mahoganyfinished mdf tops overall size 1000x900mm high to Architect's details	Nr	4.00		
H	Ditto overall size 1450x900mm high to Architect's details	Nr	2.00		
	Work incidental to air conditioning, ventilation, plumbing, drainage, fire fighting, electrical, music, TV, PABX, data and telephone installations, concealed fixings				
I	Co-ordination with other engineering installations and marking and setting out the positions of all work	Item			Rate Only
J	Cutting or forming all holes, mortices, chases, building in or cutting and pinning brackets or the like including all associated builder's work and making good finishings	Item			
K	Building in or cutting and pinning brackets or the like and making good finishings	Item			
	Total Carried to Summary				

Item	Description	Unit	Quantity	Rates	Amount (KES)
	<u>Collection</u>		<u>Page</u>		
	DEMOLITIONS		3:4		
	NEW PARTITION WALLS		3:5		
	OPPENINGS		3:6		
	WALL FINISHES		3:7		
	CEILING FINISHES		3:8		
	FLOOR FINISHES		3:9		
	FITINGS, FIXTURES AND OTHER WORKS		3:10		
	TOTAL FOR BLOCK A FIRST FLOOR [6 HOTEL ROOMS]				
	Carried Forward To Grand Summary				

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA**FOR KENYA REVENUE AUTHORITY****BILL NO. 4 - BLOCK A GROUND & 2ND FLOOR [12 Hotel Rooms]**

	Description	Unit	Quantity	Rates	Amount (KES)
	NOTES				
A	The contractor is to allow for all temporary protection required during the works, including ordinary and special dust screens, hoarding, barriers, warning signs etc as directed by the Lead Consultant and as necessary for the protection of the existing structure. All such devices shall be removed on completion of the works and any necessary making good consequent upon this is to be done to the satisfaction of the Lead Consultant.				
B	All useable materials arising from the demolitions shall remain the property of the Employer but the Contractor may take away any materials not so required by the Employer and shall allow a credit for the same in the credit column indicating value for all such materials that are reusable. All debris arising there from shall be carried away from site.				
C	The works shall be executed in such order and sequence as the Project Manager may direct and as little disruption and inconvenience as possible shall be caused to the tenants, if any, staff and other users of existing and adjoining facilities.				
D	The Contractor shall visit the site to acquaint themselves with its nature and position, the nature of the existing facilities, position of power and water supplies, access roads or any other limitations, and no claims for extras will be considered on account of lack of knowledge in this respect.				
	<u>SECTION NO. 1 - DEMOLITION AND ALTERATIONS</u> [Modification of Rooms] - ALL PROVISIONAL				
E	Carefully remove existing doors or window complete with frame and ironmongery and set aside for re-use or client's storage	No.	2		
F	Carefully demolish existing 200/150/100mm thick internal walling as directed on site to allow for new walls or openings and make good disturbed surfaces to receive new finishes	SM			Rate Only
G	Hack off existing floor finish, make good surfaces to receive new floor finish	SM			Rate Only
H	Hack off existing wall, cut channels for conduits and plumbing pipes, make good disturbed surfaces to receive new wall finishes	Item			
I	Allow for demolitions of existing joinery fixtures & fittings (wardrobes & kitchen units)	Item			Rate Only
J	Hack off existing wall plaster as directed on site to receive new paint - general repairs only	SM			Rate Only
	Carried to Collection				

	Description	Unit	Quantity	Rates	Amount (KES)
Total Brought Forward					
A	Allow for demolitions of existing services installations as directed on site	Item			
B	Allow a provisional sum for additional demolitions internally as directed on site	Item			
Total Carried to Summary					

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 2 - NEW INTERNAL PARTITION WALLS				
	Balustrading and Railings				
A	Provide a sum for rehabilitation of existing Balustrading & Railings which includes replacing of worn out timber/steel, sanding, filling, fixing of worn out parts: knot prime & stop, Prepare and apply three coats polyurathane vanish timber surfaces; as by the Project Architect directed	LM	16		
	Shower Screens				
B	10mm thick toughened frameless glass shower screens cut to fit in washrooms and complete with side or sliding doorsto detail and all necessary accessories	SM	20		
	Total Carried to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 3 - OPENINGS				
	Notes: i) Door and Window Ironmongery to be approved prior to ii) Door and Window samples to be as per the approved samples				
	TIMBER DOORS				
	Timber grounds: (Provisional)				
	Wrot softwood timber: pelltated and screwed: on existing blockwork or concrete work				
A	40 x 20mm Timber grounds	LM	92		
	Wrot Mahogany				
B	200 x 50mm frame, with two labours, plugged	LM	108		
E	45 x 25mm architrave, with two labours, plugged	LM	92		
F	25mm quadrant beading	LM	92		
G	15 x 15mm glazing beading	LM	40	-	Rate Only
	Solid Timber Doors				
H	38mm thick solid mahogany timber door overall size 900x2400mm high in 1 number side hung panel to Architect's details	Nr	4		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
I	Door overall size 900 x 2400mm high	No	12		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
J	Door overall size 800 x 2050mm high	No			Rate Only
	Carried to Collection				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought Forward				
	Door Ironmongery				
	Supply and fix the following Ironmongery complete with matching screws; all ironmongery to be approved by the Architect prior to procurement				
A	150mm butt hinges	Prs.	24.00		
B	Approved 3 - lever mortice lock complete with lever furniture & door handle	Nr	10.00		
C	Approved 2 - lever mortice lock complete with lever furniture & door handle	Nr	6.00		
D	Rubber door stop rawl bolted to concrete floor	Nr	16.00		
	Glazing to timber doors				
E	4 mm Ordinary clear sheet glass and glazing to timber panes over 0.1 but not exceeding 0.50 metres square	sm	5.00		
	Painting and decorating - Prepare and apply three coat clear varnish internally on:-				
F	General surfaces	SM	76.00		
G	Ditto but exceeding 100 to 200mm girth	LM	92.00		
H	Ditto 200 to 300mm girth	LM	108.00		
	ALUMINIUM WINDOWS				
	Precast concrete class 20 fair faced all exposed surfaces bedded and jointed cement and sand (1:3) mortar				
I	275 x 50mm thick window cill once rebated and throated laid and jointed in cement and sand 1:3 mortar	LM	25.00		
	In wrot cypress				
J	100x25mm window board, plugged screwed and pelleted	Lm	25		
K	Galvanized iron curtain rods				
	Supply and fix approved twin - curtain rods: 40mm diameter complete with brackets and other accessories	LM	18		
	Carried to Collection				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought Forward				
	Aluminium Windows				
	Supply, assemble and fix 150x50x2mm thick purposed-made powder coated aluminium framed windows infilled with 6mm thick clear sheet glass obtained from an approved manufacturer, complete with hinges, handles, catches and fixing frames to window openings. All windows to comprise 25mm high permanent vents to approval, sliding mechanism or machined hinges and fixing brackets for catches and stays. Window ironmongery to be heavy duty by an approved manufacturer. Window frame thickness and size to be approved by the Architect prior to fabrication. The space between window frames and concrete or masonry surfaces to receive weather proof seals such as silicon or any other equal and approved sealant material all to architects schedules				
	Supply & Fixing of Aluminium windows Size				
A	1500 x 1500mm	No.	4.00		
B	600 x 1100mm	No.	4.00		
C	1800 x 1500mm	No.	2.00		
D	1050 x 1500	No.	2.00		
E	600 x 600mm	No.	2.00		
	Extra over Aluminium windows for fixing of mosquito screens complete with sub-frames, hinges and closing and opening accessories - Sliding mechanism	SM	25.00		
F	Finishing to reveals				
G	Plastered walls internally	SM	18.00		
	Prepare and apply three coats first quality "crown paints solo" or other equal and approved weatheguard emulsive paints on:-				
H	Rendered surfaces externally	SM	18.00		
	Purpose Made steel door comprising of; 75 x 50 x 3mm pressed stiles, bottom and top rail infil with 25x25x3mm thick horizontal & vertical members @ 150mm both ways 3mm thick louvers with 20mm overlap: 100 x 50 x 4mm thick frames:				
I	1000 x 2200mm high grill doors	No.	1.00		
J	Prepare and apply three coats gloss oil paint and crown paints solo or equal and approved to metal surfaces	m ²	4.00		
	Total carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 4 - WALL FINISHES				
	Plasterworks				
	15mm Thick cement and sand (1:4) plaster: 3mm lime plaster steel trowelled finish: on concrete or blockwork: to				
A	Walls	SM	252.00		
B	30mm thick Cement sand plaster with double layer chicken wire: box in PVC pipes to masonry/concrete surfaces	SM	29.00		
	Compound waterproofing				
	Sika Compound waterproofing additive mixed with screed strictly in accordance with manufacturer's printed instructions : to provide 10 year guarantee.				
C	Wall: Washrooms	SM	-		Rate only
	Granito or Ceramic wall tile finish				
	Prepare surfaces: supply and fix ceramic tile wall finish: pattern to approval: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand (1:4) mortar beds: allow for stainless steel corner strips or other equal and approved: jointed, pointed and grouted in matching proprietary colour grout : all to approval and to match sample approved by the Architect				
D	Ceramic wall tiles: Matt finish [Kitchenettes]	SM	18.00		
E	Ceramic wall tiles: Matt finish [Washrooms]	SM	110.00		
F	Granito wall tiles: Matt finish [Washrooms & Kitchenettes]	SM		-	Rate Only
	<u>Paintwork</u>				
G	Rub down existing wall surfaces and clean to receive new coat of paint	SM	490.00		
	Skim all wall surfaces, prepare and roller apply two coats of first quality emulsion paint and two finishing coats of first quality of silk vinyl or equal and approved paint: on				
H	side of plastered surfaces	SM	262.00		
I	side of existing wall surfaces internally	SM	258.00		
	Prepare and apply 3 Coat System as 'Crown paints solo' 1 coat Ruff N Tuff White Base (1-1.5 mm) + 2 coats Crown Exterior quality paint (Permacote, Permaplast) or Equal and approved; to concrete or masonry surfaces externally				
J	To existing rendered concrete and masonry surfaces externally	SM	-		Rate Only
	Prepare and apply 3 coats Crown Permacote or Equal and approved Exterior Emulsion Teflon paint with first coat thinned up to 15% with clean water or other equal and approved exterior paint to concrete or masonry surfaces externally				
I		SM	376.00		
	Carried to Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 5 - CEILING FINISHES				
	Hack and prepare existing concrete surfaces to receive new plaster: 12 (average) mm cement, lime plaster and sand mix (1:1:4) : plaster as specified: steel trowelled finish : on concrete : to				
A	Horizontal soffits of suspended slabs - general repairs only	SM	16.00		
	Gypsum board ceiling				
	Suspended gypsum plasterboard ceiling comprising of 1no. layer x 9mm thick gypsum board fixed to soffits of slabs with and including proprietary C60 series light steel framework suspension system: taped and filled joints: allow for all cutting and trimming to light fittings				
B	Gypsum board flat (horizontal) ceiling at a height not exceeding 2750mm above floor: dropped 100/200/300mm below slab level complete with steel channel branding and all fixing accessories and tapering to detail	SM	15.00		
C	100mm grith moulded gypsum cornice to sides of ceiling	LM	26.00		
D	Allow for cutting ceiling to receive Lights & AC Units: various sizes	Nr	8.00		
	Paintwork				
	Skim all ceiling surfaces, prepare and roller apply three coats of emulsion paint to approval: on suspended gypsum board ceiling.				
E	Water-proof paint finish to gypsum board ceilings: color to approval	SM	15.00		
F	Soffit of suspended concrete slab	SM	148.00		
	Carried to Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 6 - FLOOR FINISHES				
	Screed beds				
	Hack existing concrete surfaces and prepare to receive new screed beds: Supply and fix cement and sand (1:4) screed beds: trowelled to approval				
A	40mm (average) Thick screed beds: finished to receive ceramic tile finish	SM	-		Rate Only
B	40mm (average) Thick screed beds: finished to receive 10mm thick granito tile finish	SM	147.00		
C	100mm (average) Thick mortar plinths: to cabinets	SM	4.00		
	Compound waterproofing				
	Sika Compound waterproofing additive mixed with screed strictly in accordance with manufacturer's printed instructions : to provide 10 year guarantee				
D	To receive Granito or Ceramic tile floor finish	SM	26.00		
	Supply and fix Ceramic floor tiles: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout: allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided and approved by the Employer				
E	Ceramic floor tiles of approved sizes [Washrooms]	SM	26.00		
	Floor finish				
	Approved ceramic floor tiles finish: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout : allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided by Contractor and approved by the Architect				
F	Ceramic floor tiles: matt finish: approved color [Rooms + Corridors + Kitchen]	SM	147.00		
G	100mm high tile skirting	LM	115.00		
	Bathroom plinths				
H	150 x 20mm thick granite plinth in approved colour fixed to floor screed with approved adhesive:	m	2.00		
	Carried to Collection				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought Forward				
	Timber skirting				
A	100x20mm Wrot mahogany timber skirting	LM			Rate Only
	Paintworks				
	Prepare and apply three coats first quality 2 pack polyurethane polish any other varnish as directed by the Architect on:-				
B	General surfaces of timber skirting internally	LM			Rate Only
	Carried to Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 7 - FITTINGS, FIXTURES & OTHER WORKS,				
	The following in custom made Joinery; allow for contractor's designed bolted, screwed or nailed connections: Refer to Architect's details				
A	600mm wide work top made out of 150mm thick fabric mesh reinforced concrete complete with formwork to soffit and edges fixed on top 150mm thick upstand walls (m.s); counter top and fascia to be clad with 20mm thick granite; allow for grinding edges of granite smooth and finishing to approval (measured separately)	LM	6.00		
B	20mm thick granite top fixed to concrete worktop (m.s) overall size 600mm wide and cut to receive kitchen sink (m.s), with rounded edges.	SM	4.00		
C	Ditto but 100mm high granite fascia or backsplash fixed to concrete worktop (m.s)	LM	15.00		
D	Low level kitchen cupboard in MDF construction below the concrete worktop complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6		
E	600mm high by 300mm deep high level cupboard: kitchen shelving in MDF construction complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
F	Custom made wardrobe overall size 1150x2400mm high complete with internal divisions, hanging rails, doors and opening and closing accessories	Nr	6.00		
G	Custom made reading table or luggage top in Mdf carcassing and Mahoganyfinished mdf tops overall size 1000x900mm high to Architect's details	Nr	4.00		
H	Ditto overall size 1450x900mm high to Architect's details	Nr	2.00		
J	Work incidental to air conditioning, ventilation, plumbing, drainage, fire fighting, electrical, music, TV, PABX, data and telephone installations, concealed fixings				
K	Co-ordination with other engineering installations and marking and setting out the positions of all work	Item			Rate Only
L	Cutting or forming all holes, mortices, chases, building in or cutting and pinning brackets or the like including all associated builder's work and making good finishings	Item			
M	Building in or cutting and pinning brackets or the like and making good finishings	Item			
	Total Carried to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
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	FITINGS, FIXTURES AND OTHER WORKS		3:10		
	TOTAL FOR BLOCK A GROUND & SECOND FLOOR FLOOR [6 HOTEL ROOMS]				
				X 2 FLOORS	
	Carried Forward To Grand Summary				

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA**FOR KENYA REVENUE AUTHORITY****BILL NO. 5 - BLOCK B- GROUND FLOOR [12 Hotel Rooms]**

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>NOTES</u>				
A	The contractor is to allow for all temporary protection required during the works, including ordinary and special dust screens, hoarding, barriers, warning signs etc as directed by the Lead Consultant and as necessary for the protection of the existing structure. All such devices shall be removed on completion of the works and any necessary making good consequent upon this is to be done to the satisfaction of the Lead Consultant.				
B	All useable materials arising from the demolitions shall remain the property of the Employer but the Contractor may take away any materials not so required by the Employer and shall allow a credit for the same in the credit column indicating value for all such materials that are reusable. All debris arising there from shall be carried away from site.				
C	The works shall be executed in such order and sequence as the Project Manager may direct and as little disruption and inconvenience as possible shall be caused to the tenants, if any, staff and other users of existing and adjoining facilities.				
D	The Contractor shall visit the site to acquaint themselves with its nature and position, the nature of the existing facilities, position of power and water supplies, access roads or any other limitations, and no claims for extras will be considered on account of lack of knowledge in this respect.				
	<u>SECTION NO. 1 - DEMOLITION AND ALTERATIONS</u> <u>[Modification of Rooms] - ALL PROVISIONAL</u>				
E	Carefully remove existing doors or window complete with frame and ironmongery and set aside for re-use or client's storage	Nr			Rate Only
F	Carefully demolish existing 200/150/100mm thick internal walling as directed on site to allow for new walls or openings and make good disturbed surfaces to receive new finishes	SM			Rate Only
G	Hack off existing floor finish, make good surfaces to receive new floor finish	SM			Rate Only
H	Hack off existing wall tiles, make good disturbed surfaces to receive new wall finishes	SM			Rate Only
I	Hack off existing wall plaster as directed on site to receive new paint - general repairs only	SM			Rate Only
J	Allow a provisional sum for additional demolitions internally as directed on site	Item			
	Total Carried to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<p><u>SECTION NO. 2 - NEW INTERNAL PARTITION WALLS</u></p> <p><u>Shower Screens</u></p> <p>A 10mm thick toughened frameless glass shower screens cut to fit in washrooms and complete with side or sliding doorsto detail and all necessary accessories</p> <p><u>Balustrading and Railings</u></p> <p>B Provide a sum for rehabilitation of existing Balustrading & Railings which includes replacing of worn out timber/steel, sanding, filling, fixing of worn out parts: knot prime & stop, Prepare and apply three coats polyurathane vanish timber surfaces; as by the Project Architect directed</p>	SM	20.00		
	Total Carried to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 3 - OPENINGS</u>				
	<u>Notes:</u> i) Door and Window Ironmongery to be approved prior to procurement ii) Door and Window samples to be as per the approved samples				
	<u>TIMBER DOORS</u>				
	Wrot softwood timber: pelltated and screwed: on existing blockwork or concrete work				
A	40 x 20mm Timber grounds	LM	46.00		
	<u>Wrot Mahogany</u>				
B	200 x 50mm frame, with two labours, plugged	LM	54.00		
C	45 x 25mm architrave, with two labours, plugged	LM	46.00		
D	25mm quadrant beading	LM	46.00		
E	15 x 15mm glazing beading	LM	20.00		Rate Only
	<u>Solid Timber Doors</u>				
F	50mm thick solid mahogany timber door overall size 900x2400mm high in 1 number side hung panel to Architect's details	Nr	4.00		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
G	Door overall size 900 x 2400mm high	No	12.00		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
H	Door overall size 800 x 2050mm high	No			Rate Only
	Total Carried to forward				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought down				
	Door Ironmongery				
	Supply and fix the following Ironmongery complete with matching screws; all ironmongery to be approved by the Architect prior to procurement.				
A	150mm butt hinges	Prs.	24.00		
B	Approved 3 - lever mortice lock complete with lever furniture & door handle	Nr	4.00		
C	Approved 2 - lever mortice lock complete with lever furniture & door handle	Nr	12.00		
D	Rubber door stop rawl bolted to concrete floor	Nr	16.00		
	Glazing to timber doors				
E	4 mm Ordinary clear sheet glass and glazing to timber panes over 0.1 but not exceeding 0.50 metres square	sm	5.00		
	Painting and decorating - Prepare and apply three coat clear varnish internally on:-				
F	General surfaces	SM	76.00		
G	Ditto but exceeding 100 to 200mm girth	LM	100.00		
H	Ditto 200 to 300mm girth	LM	119.00		
	ALUMINIUM WINDOWS				
	Precast concrete class 20 fair faced all exposed surfaces bedded and jointed cement and sand (1:3) mortar				
I	275 x 50mm thick window cill once rebated and throated laid and jointed in cement and sand 1:3 mortar	LM	-		
	In wrot cypress				
J	100x25mm window board, plugged screwed and pelleted	Lm	25.00		
	Galvanized steel curtain rods				
	brackets and other accessories	LM	18.00		
	Total Carried forward				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought down				
	Aluminium Windows				
	Supply, assemble and fix 150x50x2mm thick purposed-made powder coated aluminium framed windows infilled with 6mm thick clear sheet glass obtained from an approved manufacturer, complete with hinges, handles, catches and fixing frames to window openings. All windows to comprise 25mm high permanent vents to approval, sliding mechanism or machined hinges and fixing brackets for catches and stays. Window ironmongery to be heavy duty by an approved manufacturer. Window frame thickness and size to be approved by the Architect prior to fabrication. The space between window frames and concrete or masonry surfaces to receive weather proof seals such as silicon or any other equal and approved sealant material all to architects schedules				
	Supply & Fixing of Aluminium windows				
A	1500 x 1500mm	No.	4		
B	600 x 1100mm	No.	4		
C	1800 x 1500mm	No.	2		
D	1050 x 1500	No.	2		
E	600 x 600mm	No.	2		
F	Extra over Aluminium windows for fixing of mosquito screens complete with sub-frames, hinges and closing and opening accessories - Sliding mechanism	SM	25.00		
	<u>Prepare and apply three coats first quality silk vinyl emulsion paint on:-</u>				
G	Plastered walls internally	SM	16.00		
	Prepare and apply three coats first quality sadolin or other equal and approved weatherguard emulsive paints on:-				
H	Rendered surfaces externally	SM	16.00		
	Purpose Made steel door comprising of; 75 x 50 x 3mm pressed stiles, bottom and top rail infil with 25x25x3mm thick horizontal & vertical members @ 150mm both ways 3mm thick louvers with 20mm overlap: 100 x 50 x 4mm thick frames:				
I	1000 x 2200mm high grill doors	No.	1.00		
J	Prepare and apply three coats gloss oil paint and crown paints solo or equal and approved to metal surfaces	m ²	4.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 4 - WALL FINISHES</u>				
	<u>Plasterworks</u>				
	Cement and sand (1:4) plaster: 3mm lime plaster steel trowelled finish: on concrete or blockwork: to				
A	30mm thick Cememt sand plaster with double layer chicken wire: box in PVC pipes to masonry/concrete surfaces	SM	29.00		
	Compound waterproofing				
	Sika Compound waterproofing additive mixed with screed strictly in accordance with manufacturer's printed instructions : to provide 10 year guarantee.				
B	Wall: Washrooms	SM	-		Rate only
	Granito or Ceramic wall tile finish				
	Prepare surfaces: supply and fix ceramic tile wall finish: pattern to approval: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand (1:4) mortar beds: allow for stainless steel corner strips or other equal and approved: jointed, pointed and grouted in matching proprietary colour grout : all to approval and to match sample approved by the Architect				
C	Ceramic wall tiles: Matt finish [Kitchenettes]	SM	18.00		
D	Ceramic wall tiles: Matt finish [Washrooms]	SM	75.00		
E	Granito wall tiles: Matt finish [Washrooms & Kitchenettes]	SM	-		Rate Only
	Paintwork				
F	Rub down existing wall surfaces and clean to receive new coat of paint	SM	520.00		
	Skim all wall surfaces, prepare and roller apply three finishing coats of first quality of silk vinyl emulsion paint or equal and approved paint: on				
G	Side of existing wall surfaces internally	SM	520.00		
	Prepare and apply 3 Coat System as 'Crown paints solo' 1 coat Ruff N Tuff White Base (1-1.5 mm) + 2 coats Crown Exterior quality paint (Permacote, Permaplast) or Equal and approved; to concrete or masonry surfaces externally				
H	To existing rendered concrete and masonry surfaces externally	SM	-		Rate only
	Prepare and apply 3 coats Crown Permacote or Equal and approved Exterior Emulsion Teflon paint with first coat thinned up to 15% with clean water or other equal and approved exterior paint to concrete or masonry surfaces externally	SM	376.00		
I					
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 5 - CEILING FINISHES				
	Gypsum board ceiling				
	Suspended gypsum plasterboard ceiling comprising of 1no. layer x 9mm thick gypsum board fixed to soffits of slabs with and including proprietary C60 series light steel framework suspension system: taped and filled joints: allow for all cutting and trimming to light fittings				
A	Gypsum board flat (horizontal) ceiling at a height not exceeding 2750mm above floor: dropped 100/200/300mm below slab level complete with steel channel branding and all fixing accessories and tapering to detail	SM	-		Rate Only
B	100mm girth moulded gypsum cornice to sides of ceiling	LM	-		Rate Only
C	Allow for cutting ceiling to receive Lights & AC Units: various sizes	Nr	-		Rate Only
	Paintwork				
	Skim all ceiling surfaces, prepare and roller apply three coats of emulsion paint to approval: on suspended gypsum board ceiling.				
D	Water-proof paint finish to gypsum board ceilings: color to approval	SM	-		Rate Only
E	Soffit of suspended concrete slab	SM	148.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 6 - FLOOR FINISHES				
	Screed beds				
	Hack existing concrete surfaces and prepare to receive new screed beds: Supply and fix cement and sand (1:4) screed beds: trowelled to approval				
A	40mm (average) Thick screed beds: finished to receive ceramic tile finish	SM	-		Rate only
B	40mm (average) Thick screed beds: finished to receive 10mm thick granito tile finish	SM	-		Rate only
C	100mm (average) Thick mortar plinths: to cabinets	SM	4.00		
	Supply and fix Ceramic floor tiles: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout: allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided and approved by the Employer				
D	Ceramic floor tiles of approved sizes [Washrooms]	SM	26.00		
	Floor finish				
	Approved ceramic floor tiles finish: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout : allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided by Contractor and approved by the Architect				
E	Ceramic floor tiles: matt finish: approved color [Rooms + Corridors + Kitchen]	SM	147.00		
F	100mm high tile skirting	LM	115.00		
	Bathroom plinths				
G	150 x 20mm thick granite plinth in approved colour fixed to floor screed with approved adhesive:	m	2.00		
	Paintworks: Prepare and apply three coats first quality 2 pack polyurethane polish any other varnish as directed by the Architect on:-				
H	General surfaces of timber skirting internally	LM			Rate Only
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 7 - FITTINGS, FIXTURES & OTHER WORKS.</u>				
	The following in custom made Joinery; allow for contractor's designed bolted, screwed or nailed connections: Refer to Architect's details				
A	600mm wide work top made out of 150mm thick fabric mesh reinforced concrete complete with formwork to soffit and edges fixed on top 150mm thick upstand walls (m.s); counter top and fascia to be clad with 20mm thick granite; allow for grinding edges of granite smooth and finishing to approval (measured separately)	LM	6.00		
B	20mm thick granite top fixed to concrete worktop (m.s) overall size 600mm wide and cut to receive kitchen sink (m.s), with rounded edges.	SM	4.00		
C	Ditto but 100mm high granite fascia or backsplash fixed to concrete worktop (m.s)	LM	15.00		
D	Low level kitchen cupboard in MDF construction below the concrete worktop complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
F	600mm high by 300mm deep high level cupboard: kitchen shelving in MDF construction complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
G	Custom made wardrobe overall size 1150x2400mm high complete with internal divisions, hanging rails, doors and opening and closing accessories	Nr	6.00		
H	Custom made reading table or luggage top in Mdf carcassing and Mahoganyfinished mdf tops overall size 1000x900mm high to Architect's details	Nr	4.00		
I	Ditto overall size 1450x900mm high to Architect's details	Nr	2.00		
	Work incidental to air conditioning, ventilation, plumbing, drainage, fire fighting, electrical, music, TV, PABX, data and telephone installations, concealed fixings				
K	Co-ordination with other engineering installations and marking and setting out the positions of all work	Item			Rate Only
L	Cutting or forming all holes, mortices, chases, building in or cutting and pinning brackets or the like including all associated builder's work and making good finishings	Item			
M	Building in or cutting and pinning brackets or the like and making good finishings	Item			
	Total Carried Forward to Summary				

Description	Unit	Quantity	Rates	Amount (KES)
<u>Collection</u>		<u>Page</u>		
DEMOLITIONS		3:4		
NEW PARTITION WALLS		3:5		
OPPENINGS		3:6		
WALL FINISHES		3:7		
CEILING FINISHES		3:8		
FLOOR FINISHES		3:9		
FITINGS, FIXTURES AND OTHER WORKS		3:10		
TOTAL FOR BLOCK A GROUND & SECOND FLOOR FLOOR [6 HOTEL ROOMS]			X 1 FLOOR	
Carried Forward To Grand Summary				

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA**FOR KENYA REVENUE AUTHORITY****BILL NO. 6 - BLOCK B- FIRST & SECOND FLOOR [12 Hotel Rooms]**

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>NOTES</u>				
A	The contractor is to allow for all temporary protection required during the works, including ordinary and special dust screens, hoarding, barriers, warning signs etc as directed by the Lead Consultant and as necessary for the protection of the existing structure. All such devices shall be removed on completion of the works and any necessary making good consequent upon this is to be done to the satisfaction of the Lead Consultant.				
B	All useable materials arising from the demolitions shall remain the property of the Employer but the Contractor may take away any materials not so required by the Employer and shall allow a credit for the same in the credit column indicating value for all such materials that are reusable. All debris arising there from shall be carried away from site.				
C	The works shall be executed in such order and sequence as the Project Manager may direct and as little disruption and inconvenience as possible shall be caused to the tenants, if any, staff and other users of existing and adjoining facilities.				
D	The Contractor shall visit the site to acquaint themselves with its nature and position, the nature of the existing facilities, position of power and water supplies, access roads or any other limitations, and no claims for extras will be considered on account of lack of knowledge in this respect.				
	<u>SECTION NO. 1 - DEMOLITION AND ALTERATIONS</u> <u>[Modification of Rooms] - ALL PROVISIONAL</u>				
E	Carefully remove existing doors or window complete with frame and ironmongery and set aside for re-use or client's storage	Nr			Rate Only
F	Carefully demolish existing 200/150/100mm thick internal walling as directed on site to allow for new walls or openings and make good disturbed surfaces to receive new finishes	SM			Rate Only
G	Hack off existing floor finish, make good surfaces to receive new floor finish	SM			Rate Only
H	Hack off existing wall tiles, make good disturbed surfaces to receive new wall finishes	SM			Rate Only
I	Hack off existing wall plaster as directed on site to receive new paint - general repairs only	SM			Rate Only
J	Allow a provisional sum for additional demolitions internally as directed on site	Item			
	Total Carried to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 2 - NEW INTERNAL PARTITION WALLS</u>				
	<u>Shower Screens</u>				
A	10mm thick toughened frameless glass shower screens cut to fit in washrooms and complete with side or sliding doorsto detail and all necessary accessories	SM	20.00		
	<u>Balustrading and Railings</u>				
B	Provide a sum for rehabilitation of existing Balustrading & Railings which includes replacing of worn out timber/steel, sanding, filling, fixing of worn out parts: knot prime & stop, Prepare and apply three coats polyurathane vanish timber surfaces; as by the Project Architect directed	LM	16.00		
	Total Carried to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 3 - OPENINGS</u>				
	<u>Notes:</u> i) Door and Window Ironmongery to be approved prior to procurement ii) Door and Window samples to be as per the approved samples				
	<u>TIMBER DOORS</u>				
	Wrot softwood timber: pelltated and screwed: on existing blockwork or concrete work				
A	40 x 20mm Timber grounds	LM	92.00		
	<u>Wrot Mahogany</u>				
B	200 x 50mm frame, with two labours, plugged	LM	108.00		
C	45 x 25mm architrave, with two labours, plugged	LM	92.00		
D	25mm quadrant beading	LM	92.00		
E	15 x 15mm glazing beading	LM	40.00		Rate Only
	<u>Solid Timber Doors</u>				
F	50mm thick solid mahogany timber door overall size 900x2400mm high in 1 number side hung panel to Architect's details	Nr	4.00		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
G	Door overall size 900 x 2400mm high	No	12.00		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
H	Door overall size 800 x 2050mm high	No			Rate Only
	Total Carried to forward				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought down				
	Door Ironmongery				
	Supply and fix the following Ironmongery complete with matching screws; all ironmongery to be approved by the Architect prior to procurement.				
A	150mm butt hinges	Prs.	24.00		
B	Approved 3 - lever mortice lock complete with lever furniture & door handle	Nr	4.00		
C	Approved 2 - lever mortice lock complete with lever furniture & door handle	Nr	12.00		
D	Rubber door stop rawl bolted to concrete floor	Nr	16.00		
	Glazing to timber doors				
E	4 mm Ordinary clear sheet glass and glazing to timber panes over 0.1 but not exceeding 0.50 metres square	sm	5.00		
	Painting and decorating - Prepare and apply three coat clear varnish internally on:-				
F	General surfaces	SM	76.00		
G	Ditto but exceeding 100 to 200mm girth	LM	100.00		
H	Ditto 200 to 300mm girth	LM	119.00		
	<u>ALUMINIUM WINDOWS</u>				
	Precast concrete class 20 fair faced all exposed surfaces bedded and jointed cement and sand (1:3) mortar				
I	275 x 50mm thick window cill once rebated and throated laid and jointed in cement and sand 1:3 mortar	LM	-		
	In wrot cypress				
J	100x25mm window board, plugged screwed and pelleted	Lm	25.00		
	Galvanized steel curtain rods				
	brackets and other accessories	LM	18.00		
	Total Carried forward				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought down				
	<u>Aluminium Windows</u>				
	Supply, assemble and fix 150x50x2mm thick purposed-made powder coated aluminium framed windows infilled with 6mm thick clear sheet glass obtained from an approved manufacturer, complete with hinges, handles, catches and fixing frames to window openings. All windows to comprise 25mm high permanent vents to approval, sliding mechanism or machined hinges and fixing brackets for catches and stays. Window ironmongery to be heavy duty by an approved manufacturer. Window frame thickness and size to be approved by the Architect prior to fabrication. The space between window frames and concrete or masonry surfaces to receive weather proof seals such as silicon or any other equal and approved sealant material all to architects schedules				
	Supply & Fixing of Aluminium windows				
A	1500 x 1500mm	No.	4		
B	600 x 1100mm	No.	4		
C	1800 x 1500mm	No.	2		
D	1050 x 1500	No.	2		
E	600 x 600mm	No.	2		
F	Extra over Aluminium windows for fixing of mosquito screens complete with sub-frames, hinges and closing and opening accessories - Sliding mechanism	SM	25.00		
	<u>Prepare and apply three coats first quality silk vinyl emulsion paint on:-</u>				
G	Plastered walls internally	SM	16.00		
	<u>Prepare and apply three coats first quality sadolin or other equal and approved weatherguard emulsive paints on:-</u>				
H	Rendered surfaces externally	SM	16.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 4 - WALL FINISHES</u>				
	<u>Plasterworks</u>				
	Cement and sand (1:4) plaster: 3mm lime plaster steel trowelled finish: on concrete or blockwork: to				
A	30mm thick Cement sand plaster with double layer chicken wire: box in PVC pipes to masonry/concrete surfaces	SM	29.00		
	Compound waterproofing				
	Sika Compound waterproofing additive mixed with screed strictly in accordance with manufacturer's printed instructions : to provide 10 year guarantee.				
B	Wall: Washrooms	SM	-		Rate only
	Granito or Ceramic wall tile finish				
	Prepare surfaces: supply and fix ceramic tile wall finish: pattern to approval: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand (1:4) mortar beds: allow for stainless steel corner strips or other equal and approved: jointed, pointed and grouted in matching proprietary colour grout : all to approval and to match sample approved by the Architect				
C	Ceramic wall tiles: Matt finish [Kitchenettes]	SM	18.00		
D	Ceramic wall tiles: Matt finish [Washrooms]	SM	110.00		
E	Granito wall tiles: Matt finish [Washrooms & Kitchenettes]	SM	-		Rate Only
	Paintwork				
F	Rub down existing wall surfaces and clean to receive new coat of paint	SM	382.00		
	Skim all wall surfaces, prepare and roller apply two coats of first quality emulsion paint and two finishing coats of first quality of silk vinyl or equal and approved paint: on				
G	Side of existing wall surfaces internally	SM	590.00		
	Prepare and apply 3 Coat System as 'Crown paints solo' 1 coat Ruff N Tuff White Base (1-1.5 mm) + 2 coats Crown Exterior quality paint (Permacote, Permaplast) or Equal and approved; to concrete or masonry surfaces externally				
H	To existing rendered concrete and masonry surfaces externally	SM			Rate Only
I	Prepare and apply 3 coats Crown Permacote or Equal and approved Exterior Emulsion Teflon paint with first coat thinned up to 15% with clean water or other equal and approved exterior paint to concrete or masonry surfaces externally	SM	376.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 5 - CEILING FINISHES</u>				
	Gypsum board ceiling				
	Suspended gypsum plasterboard ceiling comprising of 1no. layer x 9mm thick gypsum board fixed to soffits of slabs with and including proprietary C60 series light steel framework suspension system: taped and filled joints: allow for all cutting and trimming to light fittings				
A	Gypsum board flat (horizontal) ceiling at a height not exceeding 2750mm above floor: dropped 100/200/300mm below slab level complete with steel channel branding and all fixing accessories and tapering to detail	SM	15.00		
B	100mm grith moulded gypsum cornice to sides of ceiling	LM	26.00		
C	Allow for cutting ceiling to receive Lights & AC Units: various sizes	Nr	8.00		
	Paintwork				
	Skim all ceiling surfaces, prepare and roller apply three coats of emulsion paint to approval: on suspended gypsum board ceiling.				
D	Water-proof paint finish to gypsum board ceilings: color to approval	SM	15.00		
E	Soffit of suspended concrete slab	SM	148.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 6 - FLOOR FINISHES				
	Screed beds				
	Hack existing concrete surfaces and prepare to receive new screed beds: Supply and fix cement and sand (1:4) screed beds: trowelled to approval				
A	40mm (average) Thick screed beds: finished to receive ceramic tile finish	SM	-		Rate Only
B	40mm (average) Thick screed beds: finished to receive 10mm thick granito tile finish	SM	-		Rate only
C	100mm (average) Thick mortar plinths: to cabinets	SM	4.00		
	Supply and fix Ceramic floor tiles: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout: allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided and approved by the Employer				
D	Ceramic floor tiles of approved sizes [Washrooms]	SM	26.00		
	Floor finish				
	Approved ceramic floor tiles finish: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout : allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided by Contractor and approved by the Architect				
E	Ceramic floor tiles: matt finish: approved color [Rooms + Corridors + Kitchen]	SM	147.00		
F	100mm high tile skirting	LM	115.00		
	Bathroom plinths				
G	150 x 20mm thick granite plinth in approved colour fixed to floor screed with approved adhesive:	m	2.00		
	Paintworks: Prepare and apply three coats first quality 2 pack polyurethane polish any other varnish as directed by the Architect on:-				
H	General surfaces of timber skirting internally	LM			Rate Only
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 7 - FITTINGS, FIXTURES & OTHER WORKS.</u>				
	The following in custom made Joinery; allow for contractor's designed bolted, screwed or nailed connections: Refer to Architect's details				
A	600mm wide work top made out of 150mm thick fabric mesh reinforced concrete complete with formwork to soffit and edges fixed on top 150mm thick upstand walls (m.s); counter top and fascia to be clad with 20mm thick granite; allow for grinding edges of granite smooth and finishing to approval (measured separately)	LM	6.00		
B	20mm thick granite top fixed to concrete worktop (m.s) overall size 600mm wide and cut to receive kitchen sink (m.s), with rounded edges.	SM	4.00		
C	Ditto but 100mm high granite fascia or backsplash fixed to concrete worktop (m.s)	LM	15.00		
D	Low level kitchen cupboard in MDF construction below the concrete worktop complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
F	600mm high by 300mm deep high level cupboard: kitchen shelving in MDF construction complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
G	Custom made wardrobe overall size 1150x2400mm high complete with internal divisions, hanging rails, doors and opening and closing accessories	Nr	6.00		
H	Custom made reading table or luggage top in Mdf carcassing and Mahoganyfinished mdf tops overall size 1000x900mm high to Architect's details	Nr	4.00		
I	Ditto overall size 1450x900mm high to Architect's details	Nr	2.00		
	Work incidental to air conditioning, ventilation, plumbing, drainage, fire fighting, electrical, music, TV, PABX, data and telephone installations, concealed fixings				
K	Co-ordination with other engineering installations and marking and setting out the positions of all work	Item			Rate Only
L	Cutting or forming all holes, mortices, chases, building in or cutting and pinning brackets or the like including all associated builder's work and making good finishings	Item			
M	Building in or cutting and pinning brackets or the like and making good finishings	Item			
	Total Carried Forward to Summary				

Description	Unit	Quantity	Rates	Amount (KES)
<u>Collection</u>		<u>Page</u>		
DEMOLITIONS		3:4		
NEW PARTITION WALLS		3:5		
OPPENINGS		3:6		
WALL FINISHES		3:7		
CEILING FINISHES		3:8		
FLOOR FINISHES		3:9		
FITINGS, FIXTURES AND OTHER WORKS		3:10		
TOTAL FOR BLOCK A GROUND & SECOND FLOOR FLOOR [6 HOTEL ROOMS]				
			X 2 FLOORS	
Carried Forward To Grand Summary				

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA**FOR KENYA REVENUE AUTHORITY****BILL NO. 7 - BLOCK C - [18 Hotel Rooms]**

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>NOTES</u>				
A	The contractor is to allow for all temporary protection required during the works, including ordinary and special dust screens, hoarding, barriers, warning signs etc as directed by the Lead Consultant and as necessary for the protection of the existing structure. All such devices shall be removed on completion of the works and any necessary making good consequent upon this is to be done to the satisfaction of the Lead Consultant.				
B	All useable materials arising from the demolitions shall remain the property of the Employer but the Contractor may take away any materials not so required by the Employer and shall allow a credit for the same in the credit column indicating value for all such materials that are reusable. All debris arising there from shall be carried away from site.				
C	The works shall be executed in such order and sequence as the Project Manager may direct and as little disruption and inconvenience as possible shall be caused to the tenants, if any, staff and other users of existing and adjoining facilities.				
D	The Contractor shall visit the site to acquaint themselves with its nature and position, the nature of the existing facilities, position of power and water supplies, access roads or any other limitations, and no claims for extras will be considered on account of lack of knowledge in this respect.				
	<u>SECTION NO. 1 - DEMOLITION AND ALTERATIONS</u> <u>[Modification of Rooms] - ALL PROVISIONAL</u>				
E	Carefully remove existing doors or window complete with frame and ironmongery and set aside for re-use or client's storage	Nr			Rate Only
F	Carefully demolish existing 200/150/100mm thick internal walling as directed on site to allow for new walls or openings and make good disturbed surfaces to receive new finishes	SM			Rate Only
G	Hack off existing floor finish, make good surfaces to receive new floor finish	SM			Rate Only
H	Hack off existing wall tiles, make good disturbed surfaces to receive new wall finishes	SM			Rate Only
I	Hack off existing wall plaster as directed on site to receive new paint - general repairs only	SM			Rate Only
J	Allow a provisional sum for additional demolitions internally as directed on site	Item			
	Total Carried to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<p><u>SECTION NO. 2 - NEW INTERNAL PARTITION WALLS</u></p> <p><u>Shower Screens</u></p> <p>A 10mm thick toughened frameless glass shower screens cut to fit in washrooms and complete with side or sliding doorsto detail and all necessary accessories</p> <p><u>Balustrading and Railings</u></p> <p>B Provide a sum for rehabilitation of existing Balustrading & Railings which includes replacing of worn out timber/steel, sanding, filling, fixing of worn out parts: knot prime & stop, Prepare and apply three coats polyurathane vanish timber surfaces; as by the Project Architect directed</p>	SM	20.00		
	Total Carried to Summary				<hr/> <hr/>

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 3 - OPENINGS</u>				
	<u>Notes:</u> i) Door and Window Ironmongery to be approved prior to procurement ii) Door and Window samples to be as per the approved samples				
	<u>TIMBER DOORS</u>				
	Wrot softwood timber: pelltated and screwed: on existing blockwork or concrete work				
A	40 x 20mm Timber grounds	LM	92.00		
	<u>Wrot Mahogany</u>				
B	200 x 50mm frame, with two labours, plugged	LM	108.00		
C	45 x 25mm architrave, with two labours, plugged	LM	92.00		
D	25mm quadrant beading	LM	92.00		
E	15 x 15mm glazing beading	LM	40.00		Rate Only
	<u>Solid Timber Doors</u>				
F	50mm thick solid mahogany timber door overall size 900x2400mm high in 1 number side hung panel to Architect's details	Nr	4.00		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
G	Door overall size 900 x 2400mm high	No	12.00		
	45mm thick solid core flush doors to BS 459: part 2, faced both sides with hardwood veneer and lipped on all edges in hardwood, including all planted mouldings, if any.				
H	Door overall size 800 x 2050mm high	No			Rate Only
	Total Carried to forward				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought down				
	Door Ironmongery				
	Supply and fix the following Ironmongery complete with matching screws; all ironmongery to be approved by the Architect prior to procurement.				
A	150mm butt hinges	Prs.	24.00		
B	Approved 3 - lever mortice lock complete with lever furniture & door handle	Nr	4.00		
C	Approved 2 - lever mortice lock complete with lever furniture & door handle	Nr	12.00		
D	Rubber door stop rawl bolted to concrete floor	Nr	16.00		
	Glazing to timber doors				
E	4 mm Ordinary clear sheet glass and glazing to timber panes over 0.1 but not exceeding 0.50 metres square	sm	5.00		
	Painting and decorating - Prepare and apply three coat clear varnish internally on:-				
F	General surfaces	SM	76.00		
G	Ditto but exceeding 100 to 200mm girth	LM	100.00		
H	Ditto 200 to 300mm girth	LM	119.00		
	<u>ALUMINIUM WINDOWS</u>				
	Precast concrete class 20 fair faced all exposed surfaces bedded and jointed cement and sand (1:3) mortar				
I	275 x 50mm thick window cill once rebated and throated laid and jointed in cement and sand 1:3 mortar	LM	-		Rate only
	In wrot cypress				
J	100x25mm window board, plugged screwed and pelleted	Lm	25.00		
	Galvanized steel curtain rods				
K	brackets and other accessories	LM	18.00		
	Total Carried forward				

	Description	Unit	Quantity	Rates	Amount (KES)
	Total Brought down				
	<u>Aluminium Windows</u>				
	Supply, assemble and fix 150x50x2mm thick purposed-made powder coated aluminium framed windows infilled with 6mm thick clear sheet glass obtained from an approved manufacturer, complete with hinges, handles, catches and fixing frames to window openings. All windows to comprise 25mm high permanent vents to approval, sliding mechanism or machined hinges and fixing brackets for catches and stays. Window ironmongery to be heavy duty by an approved manufacturer. Window frame thickness and size to be approved by the Architect prior to fabrication. The space between window frames and concrete or masonry surfaces to receive weather proof seals such as silicon or any other equal and approved sealant material all to architects schedules				
	Supply & Fixing of Aluminium windows				
A	1500 x 1500mm	No.	4		
B	600 x 1100mm	No.	4		
C	1800 x 1500mm	No.	2		
D	1050 x 1500	No.	2		
E	600 x 600mm	No.	2		
F	Extra over Aluminium windows for fixing of mosquito screens complete with sub-frames, hinges and closing and opening accessories - Sliding mechanism	SM	25.00		
	Prepare and apply three coats first quality silk vinyl emulsion paint on:-				
G	Plastered walls internally	SM	16.00		
	Prepare and apply three coats first quality sadolin or other equal and approved weatherguard emulsive paints on:-				
H	Rendered surfaces externally	SM	16.00		
	Purpose Made steel door comprising of; 75 x 50 x 3mm pressed stiles, bottom and top rail infil with 25x25x3mm thick horizontal & vertical members @ 150mm both ways 3mm thick louvers with 20mm overlap: 100 x 50 x 4mm thick frames:				
I	1000 x 2200mm high grill doors	No.	1.00		
J	Prepare and apply three coats gloss oil paint and crown paints solo or equal and approved to metal surfaces	m ²	4.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 4 - WALL FINISHES</u>				
	Plasterworks				
	Cement and sand (1:4) plaster: 3mm lime plaster steel trowelled finish: on concrete or blockwork: to				
A	Walls	SM	110.00		
B	30mm thick Cement sand plaster with double layer chicken wire: box in PVC pipes to masonry/concrete surfaces	SM	29.00		
	Compound waterproofing				
	Sika Compound waterproofing additive mixed with screed strictly in accordance with manufacturer's printed instructions : to provide 10 year guarantee.				
C	Wall: Washrooms	SM	-		Rate only
	Granito or Ceramic wall tile finish.				
	Prepare surfaces: supply and fix ceramic tile wall finish: pattern to approval: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand (1:4) mortar beds: allow for stainless steel corner strips or other equal and approved: jointed, pointed and grouted in matching proprietary colour grout : all to approval and to match sample approved by the Architect				
D	Ceramic wall tiles: Matt finish [Kitchenettes]	SM	18.00		
E	Ceramic wall tiles: Matt finish [Washrooms]	SM	110.00		
F	Granito wall tiles: Matt finish [Washrooms & Kitchenettes]	SM	-		Rate Only
	Paintwork				
G	Rub down existing wall surfaces and clean to receive new coat of paint	SM	382.00		
	Skim all wall surfaces, prepare and roller apply two coats of first quality emulsion paint and two finishing coats of first quality of silk vinyl or equal and approved paint: on				
H	Side of existing wall surfaces internally	SM	520.00		
	Prepare and apply 3 Coat System as 'Crown paints solo' 1 coat Ruff N Tuff White Base (1-1.5 mm) + 2 coats Crown Exterior quality paint (Permacote, Permaplast) or Equal and approved; to concrete or masonry surfaces externally				
I	To existing rendered concrete and masonry surfaces externally	SM	-		Rate only
J	Prepare and apply 3 coats Crown Permacote or Equal and approved Exterior Emulsion Teflon paint with first coat thinned up to 15% with clean water or other equal and approved exterior paint to concrete or masonry surfaces externally	SM	376.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 5 - CEILING FINISHES				
	Gypsum board ceiling				
	Suspended gypsum plasterboard ceiling comprising of 1no. layer x 9mm thick gypsum board fixed to soffits of slabs with and including proprietary C60 series light steel framework suspension system: taped and filled joints: allow for all cutting and trimming to light fittings				
A	Gypsum board flat (horizontal) ceiling at a height not exceeding 2750mm above floor: dropped 100/200/300mm below slab level complete with steel channel branding and all fixing accessories and tapering to detail	SM	15.00		
B	100mm grith moulded gypsum cornice to sides of ceiling	LM	26.00		
C	Allow for cutting ceiling to receive Lights & AC Units: various sizes	Nr	8.00		
	Paintwork				
	Skim all ceiling surfaces, prepare and roller apply three coats of emulsion paint to approval: on suspended gypsum board ceiling.				
D	Water-proof paint finish to gypsum board ceilings: color to approval	SM	15.00		
E	Soffit of suspended concrete slab	SM	148.00		
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	SECTION NO. 6 - FLOOR FINISHES				
	Screed beds				
	Hack existing concrete surfaces and prepare to receive new screed beds: Supply and fix cement and sand (1:4) screed beds: trowelled to approval				
A	40mm (average) Thick screed beds: finished to receive ceramic tile finish	SM	-		
B	40mm (average) Thick screed beds: finished to receive 10mm thick granito tile finish	SM	-		Rate only
C	100mm (average) Thick mortar plinths: to cabinets	SM	4.00		
	Supply and fix 600 x 300mm Ceramic floor tiles: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout: allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided and approved by the Employer				
D	Ceramic floor tiles of approved sizes [Washrooms]	SM	26.00		
	Floor finish				
	Approved 600 x 300mm ceramic floor tiles finish: fixed with approved quality proprietary adhesive in accordance with manufacturer's printed instructions: on cement and sand mortar (1:4) screed beds (m.s): jointed, pointed and grouted in matching proprietary colour grout : allow for supply and fixing of all spacers and expansion joints as necessary : all as per the sample provided by Contractor and approved by the Architect				
E	Ceramic floor tiles: matt finish: approved color [Rooms + Corridors + Kitchen]	SM	147.00		
F	100mm high tile skirting	LM	115.00		
	Bathroom plinths				
G	150 x 20mm thick granite plinth in approved colour fixed to floor screed with approved adhesive:	m	2.00		
	Paintworks: Prepare and apply three coats first quality 2 pack polyurethane polish any other varnish as directed by the Architect on:-				
H	General surfaces of timber skirting internally	LM			Rate Only
	Total Carried Forward to Summary				

	Description	Unit	Quantity	Rates	Amount (KES)
	<u>SECTION NO. 7 - FITTINGS, FIXTURES & OTHER WORKS.</u>				
	The following in custom made Joinery; allow for contractor's designed bolted, screwed or nailed connections: Refer to Architect's details				
A	600mm wide work top made out of 150mm thick fabric mesh reinforced concrete complete with formwork to soffit and edges fixed on top 150mm thick upstand walls (m.s); counter top and fascia to be clad with 20mm thick granite; allow for grinding edges of granite smooth and finishing to approval (measured separately)	LM	6.00		
B	20mm thick granite top fixed to concrete worktop (m.s) overall size 600mm wide and cut to receive kitchen sink (m.s), with rounded edges.	SM	4.00		
C	Ditto but 100mm high granite fascia or backsplash fixed to concrete worktop (m.s)	LM	15.00		
D	Low level kitchen cupboard in MDF construction below the concrete worktop complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
E	600mm high by 300mm deep high level cupboard: kitchen shelving in MDF construction complete with internal shelves, divisions and openable doors fixed with malpa hinges to approval	LM	6.00		
F	Custom made wardrobe overall size 1150x2400mm high complete with internal divisions, hanging rails, doors and opening and closing accessories	Nr	6.00		
G	Custom made reading table or luggage top in Mdf carcassing and Mahoganyfinished mdf tops overall size 1000x900mm high to Architect's details	Nr	4.00		
H	Ditto overall size 1450x900mm high to Architect's details	Nr	2.00		
	Work incidental to air conditioning, ventilation, plumbing, drainage, fire fighting, electrical, music, TV, PABX, data and telephone installations, concealed fixings				
J	Co-ordination with other engineering installations and marking and setting out the positions of all work	Item			Rate Only
K	Cutting or forming all holes, mortices, chases, building in or cutting and pinning brackets or the like including all associated builder's work and making good finishings	Item			
L	Building in or cutting and pinning brackets or the like and making good finishings	Item			
	Total Carried Forward to Summary				

Description	Unit	Quantity	Rates	Amount (KES)
<u>Collection</u>		<u>Page</u>		
DEMOLITIONS		3:4		
NEW PARTITION WALLS		3:5		
OPPENINGS		3:6		
WALL FINISHES		3:7		
CEILING FINISHES		3:8		
FLOOR FINISHES		3:9		
FITINGS, FIXTURES AND OTHER WORKS		3:10		
TOTAL FOR BLOCK A GROUND & SECOND FLOOR FLOOR [6 HOTEL ROOMS]				
			X 3 FLOORS	
Carried Forward To Grand Summary				

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 8 - EXTERNAL WORKS

Item	Description	Unit	Qty	Rate	Amount (KES)
	<u>ELEMENT NO. 1</u>				
	ROOF REPAIR & RAIN WATER GOODS				
	Hack existing concrete surfaces and prepare to receive new screed beds: Supply and fix cement and sand (1:4) screed beds: trowelled to approval				
A	50mm Thick Cement/sand (1:4) Waterproof levelling screed: with pudlo or equal and approved additive: sloped to Architect's details	SM	17		
B	40mm thick protective screeding	SM	17		
	APP / EPDM membrane with mineral surface finish : weighting 4kg/m² : laid on primer with "torch-on" process : from an approved manufacturer : finish to horizontal roof slabs and walls executed by specialist under 10 years guarantee as approved by the Architect				
C	Flat Roof	SM	17		
D	200 x 200 x 20mm thick precast concrete slabs	SM	17		
E	Inspect the existing pitched claytile roof for any leakages	SM	194		
	Notes: The contractor to allow in their rates the cost of anchorage/fixing of the rain water gutter to the existing concrete roof slab eaves				
	Heavy duty rain water uPVC Rain water goods including all accessories				
F	Supply and fix Heavy Duty 150mm wide half-round UPVC gutters to the fascia board complete with all necessary accessories: In approved colors	LM	65		
G	100mm diameter nozzle outlet	LM	4		
H	Supply and fix Heavy Duty 110mm diameter UPVC downpipe complete with holding bracket.	LM	40		
I	Extra over downpipes for swan neck	No.	4		
K	Ditto: for shoe	No.	4		
	Total for Each Block				
	X 3No. Block				3.00
	Total Carried Forward to Collection				

Item	Description	Unit	Qty	Rate	Amount (KES)
	<u>ELEMENT NO. 2</u>				
	STORM WATER DRAINAGE				
	Precast concrete Invert block drains: from Dogra Engineering or equal and approved supplier				
	Contractor to allow in his rates for touch up in cement sand mortar (1:3) joints, IBD side slabs; other repair works to existing storm water Drainage:				
A	Shallow drains: 300mm internal diameter shallow drain: jointed and pointed in cement/sand (1:3) mortar: 100mm compacted murrum bed to drain: all necessary excavation, filling and disposal: to match existing	LM	94		
B	Invert block drain: 300mm internal diameter invert block drain: without sideslabs: jointed and pointed in cement/sand (1:3) mortar: 100mm compacted murrum bed to drain and side slabs: all necessary reinforcement, formwork, excavation, filling and disposal: to match existing	LM	106		
C	Ditto: with and including 2 No 600 x 225 x 75mm sideslabs on each side: jointed and pointed in cement/sand (1:3) mortar:	LM	25		
	Cut-off Drain				
D	300 x 300mm wide cut-off drain: in 150mm thick base slab: 150mm thick side walls: finished in cement sand (1:3) render: allow for 50 x 50mm groove at edges of the wall to receive galvanised iron grating (measured separately: including all excavations and back filling	LM	16		
	Grating				
E	Provide and Install Flake Graphite cast iron grating clear opening to drain 450mm, class F900 to BS EN124:1994 complete with frame all round to receive grating: frame set in concrete with lugs: all joints welded and ground smooth: one coat primer and three coats gloss oil paint	LM	16		
	Carried to Summary				

Item	Description	Unit	Qty	Rate	Amount (KES)
	<u>ELEMENT NO. 3</u>				
	DRIVEWAYS, PARKINGS & PAVED AREAS				
A	Carefully remove 600 x 600 x 50mm precast paving slabs: Cart away all arising debris (Walk-ways)	m ²	400		
	Excavate oversite to achieve uniform ground level : average 300mm deep : commencing at existing ground level and cart away.	m ²	786		
	Imported filling				
	300mm thick Imported and approved Murram filling : deposited, spread, levelled and compacted : in layers : placed in 150mm thick layers : well watered and compacted to 95% MDD	m ²	786		
B	50mm thick quarry dust: spread, level and compact to parking area: allow for watering and compaction to 95% MDD AASHTO	m ²	1,186		
	Weedkiller Treatment				
	Treat surfaces of murram with "ROUND UP" weedkiller from Bayer East Africa: or equal and approved: to be executed by an approved specialist: provide 10 year guarantee.	m ²	1,186		
	Paving Slabs				
	Precast concrete paving slabs: size 600 x 600 X 50mm: laid in cement sand mortar (1:3): aas directed on site				
C	Paving slabs	m ²	400		
	Ditto: walkways & siting area	m ²	610		
D	Fix only existing paving slabs	m ²	0		Rate only
	Cement and sand (1:3) screeds, backings, beds etc				
B	20mm bed finished to receive Mazeras Stone tile laid on prepared bed (measured separately)	SM	176		
	Mazeras stone paving bonded in appropriate grout mortar including applying silicon colourless waterproofing compound to surfaces				
C	300x300x35 mm thick mazeras stone paving or other approved sizes fixed on prepared bed (measured separately)	m ²	176		
E	125 x 250mm Precast concrete (Class 25/20) kerb with one chamfered edge finished fair on all exposed surfaces bedded, jointed and pointed in cement mortar (1:3) on and including 325 x 100mm plain concrete (class 20/20) foundation haunched up on one side including all necessary excavation, formwork and soil disposal.	M	111		
	Total Carried Forward				

Item	Description	Unit	Qty	Rate	Amount (KES)
	Total Brought Forward				
F	125 x 100mm Precast concrete (class 25/20) channel finished fair on all exposed surfaces bedded, jointed and pointed in cement mortar (1:3) laid on and including 375 x 100mm Plain concrete (class 20/20) foundation haunched up on both sides including all necessary excavation, formwork and soil disposal.	M	111		
	Imported soil				
	Supply and spread over excavated areas 200mm thick red soil mixed with cowdung manure (2:1)	SM	3,000		
	Grass planting (Provisional)				
	Excavate top soil to loosen up soil, grab up all roots and shrubs and cart away arising debris	m ²	3,000		
	Supply, store in approved conditions, plant and grass and other approved ground cover at 50 mm centers both ways including digging soil 300 mm deep removing all roots and weeds and mixing cow dung manure and red soil (1:2)raking to fine tilth, fertilizing and all necessary preparations including tilling until well established.				
	<i>Arabica grass</i> or other approved with ground cover to Architect's specifications	m ²	3,000		
	Prepare and apply three coats of 'Crown Paints Solo' or other equal and approved road marking enamel paint on surfaces of kerbs 200 - 300mm girth to be executed by an approved Sub-Contractor				
A	Road marking paint: 100mm wide continuous lines	m	98		
B	Ditto: Road Kerbs 200mm wide	m	509		
	Access Ramp & Steps				
	Insitu concrete : class 25/20 (Cement CEM 1 - 32.5) : vibrated : reinforced				
C	Steps	CM	1		
D	150mm thick access ramp: finished in wood float	m ²	10		
	External Retaining walls				
E	12mm thick cement sand (1:3) render to external walls: finished in wood float: allow for repair of wall surfaces	m ²	189		
	Total Carried Forward				

Item	Description	Unit	Qty	Rate	Amount (KES)
Total Brought Forward					
<p>Prepare and apply 3 coats Crown Permacote or Equal and approved Exterior Emulsion Teflon paint with first coat thinned up to 15% with clean water or other equal and approved exterior paint to concrete or masonry surfaces externally</p>					
A	Rendered surfaces	m ²	189		
BOUNDARY FENCE					
B	2.4M high x 14 gauge chainlink complete with 12 1/2gauge x 6 strands galvanised barbed wire fencing with cranked 100 x 125mm precast concrete posts at 3M centers fixed to 300 x 300 x 300mm deep mass concrete class 25/20mm base and surround. Allow for excavation and backfilling and / spread and level excavated materials on site:	m	110		
C	200 x 200mm Mass concrete beam class 20/20mm along the fence complete with all necessary formwork:	m	110		
Total Carried to Summary					

Item	Description	Unit	Qty	Rate	Amount (KES)
	FOUL WATER DRAINAGE SYSTEM				
	SEPTIC TANK				
	Excavation pit				
A	Mass excavation to reduce levels not exceeding 1.5m deep starting from the existing ground level [excavating in soil, including murrum material	m ³	30		
B	Ditto: Over 1.5m deep but not exceeding 3.0m deep.	m ³	29		
C	Ditto: Over 3.0m deep but not exceeding 4.5m deep.	m ³			Rate only
D	Extra over excavations in class I rock	m ³	20		
E	Ditto: in class II rock	m ³	10		
F	Ditto: in class III rock	m ³	5		
	Disposal of excavated materials				
G	Backfill and compact in layers : selected excavated material around Wallings : placed in 200mm thick layers : well watered and compacted to 95% MDD	m ³	35		
H	Load, wheel, spread and level surplus excavated material on site as directed by the project manager	m ³	24		
	Damp proof Membrane				
I	"Jumbo seal 6000 damp proof membrane" or other equal and approved damp-proof membrane, laid over blinded hardcore or hard murrum surface (measured separately) with 300mm side & end laps (measured nett-allow for laps)	m ²	17		
	Concrete work				
	In situ concrete 1:4:8 class 15/20 : compacted : in				
J	50mm thick blinding septic tank	m ²	21		
K	Ditto but laid to fall 15 degrees slope	m ²	13		
	Vibrated reinforced concrete class 25; including plastocrete integral waterproofing concrete admixture at 0.5% of weight of cement in concrete mix (SIKA Admixture or other equal and approved) as described, in:-				
L	Strip footing	m ³	2		
	Total carried Forward				
	SEPTIC TANK				

Item	Description	Unit	Qty	Rate	Amount (KES)
	Total Brought Forward				
A	150mm thick base slab	m ²	21		
B	150mm thick base laid to fall 15 degrees slope	m ²	13		
C	150mm Thick scum baffle wall/beam	m ²	2		
D	150mm Thck cover slab	m ²	19		
	Supply and fix the following reinforcement bars including cutting, bending, hooking, tying and supporting as required.				
	High tensile square deformed/ribbed reinforcement to KS EAS 412-2				
E	Assorted reinforcement bars	Kg	415		
	Mesh fabric reinforcement to BS 4483/KS EAS 412 - 3 set in concrete with 300mm side and end laps (measured nett - allow for laps)				
F	Welded Fabric BRC Ref A142 weighing 2.22kg per square metre. (dividing wall)]	m ²	34		
	Sawn softwood formwork or steel formwork: to				
G	Edges of base slab 75-150mm girth.	m	20		
H	Ditto but cover slab	m	20		
I	Scum baffle: sides and soffits	m ²	5		
J	Soffits of cover slab including box in for 2 No. opening overall size 450 x 600mm	m ²	19		
	Walling				
	Selected and approved quality local machine cut stone or concrete blocks : load bearing (7N/mm²) block walling : bedded, jointed and pointed : in cement and sand (1:3) mortar every alternate course with 25mm wide x 20 gauge hoop irons				
K	200 mm Thick walling	m ²	55		
	Total Carried Forward				
	SEPTIC TANK				

Item	Description	Unit	Qty	Rate	Amount (KES)
Total Brought Forward					
Floor finishes:					
Cement and sand (1:3) screed: on concrete: to					
A	40mm Thick floor screed laid to falls complete with waterproofing additive	m ²	17		
B	Ditto: but 15mm thick to top of cover slab	m ²	17		
Wall finishes:					
C	15mm thick render to sides of walls complete with waterproofing	m ²	69		
Man Hole Covers					
D	Medium duty man hole covers overall size 450 x 600mm; including 50 x 40 x 6mm frames to openngs in cover slab: Minimum strength 5 Ton as Elikington Gatic or equal and approved:	No.	4		
Pipework					
E	200mm Diameter PVC inlet and outlet pipe, including pipe bends; making holes through wall, all plasterwork around holes to make good disturbed areas	m	20		
Total Carried Forward to Summary					

Item	Description	Unit	Qty	Rate	Amount (KES)
	SOAK PIT				
	<i>Assumption: Excavate Pit for soak pit Maximum Depth 33feet (10.5m), 1.5m diameter</i>				
	Excavation pit				
A	Mass excavation to reduce levels not exceeding 1.5m deep starting from the existing ground level [excavating in soil, including murrum material	m ³	4		
B	Ditto: Over 1.5m deep but not exceeding 3.0m deep.	m ³	4		
C	Ditto: Over 3.0m deep but not exceeding 4.5m deep.	m ³	4		
D	Ditto: Over 4.5m deep but not exceeding 6m deep.	m ³	4		
E	Ditto: Over 6.0m deep but not exceeding 7.5m deep.	m ³	4		
F	Ditto: Over 7.5m deep but not exceeding 9.0m deep.	m ³	4		
G	Ditto: Over 9.0m deep but not exceeding 10.5m deep.	m ³	4		
H	Extra over excavations in class I rock	m ³	5		
I	Ditto: in class II rock	m ³	6		
J	Ditto: in class III rock	m ³	1		
	Disposal of excavated materials				
K	Load, wheel, spread and level surplus excavated material on site as directed by the project manager	m ³	25		
	Hardcore fill.				
L	Imported handpacked quarry stone hardcore filling in soak pit; Hand packed as per the approved standards;	m ³	21		
	Damp Proof Membrane				
M	"Jumbosel 6000 damp proof membrane" or other equal and approved damp-proof membrane, laid over blinded hardcore or hard murrum surface (measured separately) with 300mm side & end laps (measured nett-allow for laps)	m ²	4		
	Concrete work				
	In situ concrete 1:4:8 class 15/20 : compacted : in				
N	50mm thick blinding septic tank	m ²	2		
	Total Carried Forward				
	SOAK PIT				

Item	Description	Unit	Qty	Rate	Amount (KES)
Total Brought Forward					
Vibrated reinforced concrete class 25; including plastocrete integral waterproofing concrete admixture at 0.5% of weight of cement in concrete mix (SIKA Admixture or other equal and approved) as described, in:-					
A	Strip footing (0.57m ³)	Item			
B	150mm thick suspended cover slab	m ²	2		
Supply and fix the following reinforcement bars including cutting, bending, hooking, tying and supporting as required.					
High tensile square deformed/ribbed reinforcement to KS EAS 412-2					
C	Assorted reinforcement bars	Kg	30		
Sawn softwood formwork or steel formwork: to					
D	Edges of base slab 75-150mm girth.	m	5		
E	Ditto: Suspended soffits of cover slab.	m ²	2		
Walling					
Selected and approved quality local machine cut stone or concrete blocks : load bearing (7N/mm²) block walling : bedded, jointed and pointed : in cement and sand (1:3) mortar every alternate course with 25mm wide x 20 gauge hoop irons					
F	200 mm Thick walling	m ²	7		
Man Hole Covers					
G	Medium duty man hole covers overall size 450 x 600mm; including 50 x 40 x 6mm frames to openngs in cover slab: Minimum strength 5 Ton as Elikington Gatic or equal and approved:	No.	1		
Total Carried Forward to Summary					
SEPTIC TANK					

Item	Description	Unit	Qty	Rate	Amount (KES)
	FOUL WATER DRAINAGE				
	Existing Foul Drainage Rehabilitation & New Works				
	Excavate trench for drain pipe not exceeding 1.50 metres deep: [excavating in soil, very soft rock or hard, soil like material, soft rock, moderately soft rock and moderately hard rock - with a compressive strength of not more than 50MPa) part return fill and ram and remainder spread level excavated materials on site				
A	Trench, average 600 mm deep for 150 mm diameter pipe (Block A&B)	m	41		
B	Trench, average 1000 mm deep for 150 mm diameter pipe (Block C)	m	13		
C	Trench, average 1500 mm deep for 200 mm diameter pipe (Block C to Septic tank)	m	78		
	Key terrain or other equal and approved buried waste and soil UPVC pipes and fittings:				
D	100 mm diameter soil pipe laid in trench	m	41		
E	150 mm diameter soil pipe laid in trench	m	13		
F	200 mm diameter soil pipe laid in trench	m	78		
	Plain concrete 1:3:6 (25 mm aggregate) as described in:				
G	450x100mm thick bed to receive 200mm diameter pipe	m	16		
	Repair of existing Manholes				
	Precast concrete Cover slab				
H	1000 x 850 x 75mm thick pre-cast manhole cover slab reinforced with BRC A98: allow for 600 x 450mm opening for manhole cover: including all necessary formwork, reinforcement:	No.	5		
I	Ditto: 1150 x 1300mm wide	No.	1		
J	Ditto: 1200 x 1400mm wide	No.	7		
	Cement and sand (1:3) screed: on concrete: to				
K	15mm Thick Plaster to internl surfaces of manhole, exposed external surfaces and make good oppening to received manhole cover: approximately 2m ² :	No.	14		
	Total carried Forward				

Item	Description	Unit	Qty	Rate	Amount (KES)
Total Brought Forward					
Gulley traps					
A	Gulley trap overall size 300x300mm to depth not exceeding 0.5m deep, comprising of plain concrete (1:3:6) in 100mm thick slabs, 150mm thick solid concrete block walling, including key terrain UPVC trapped gulley cast in, complete with 300 x 300mm manhole cover as manufactured by Elikington Gatic LIMITED or equal and approved including all necessary excavations, formwork and reinforcement:	No	12		
The following in Inspection chambers/Manholes:					
B	Manhole overall size 600x450mm internally to depth not exceeding 1.50m deep, comprising of plain concrete (1:3:6) in 150mm thick slab, 250mm thick benching, reinforced concrete class 20 in 100mm thick cover slab, 200mm thick machine cur stone walling in cement sand mortar (1:3) water- proof screeds to sides and bottoms, with recessed top to receive manhole cover including all necessary excavations, formwork and reinforcement	No.	21		
C	Ditto: 900 x 900mm internally depth not exceeding 1.5m deep	No.	1		
D	Ditto: 900 x 900mm internally depth not exceeding 2.0m deep	No.	3		
Medium duty manhole cover and frame to B.S EN 124 and BS497 REF. B4-20 respectively Minimum strength 5 Ton as Elikington Gatic or equal and approved: and casting frame in concrete including greasing					
E	Medium duty cover size 600x450mm	No.	38		
F	Ditto: 300 x 300mm gulley trap covers	No.	0		
G	Allow for testing the whole of foul water drainage	Item	1		

Item	Description	Unit	Qty	Rate	Amount (KES)
	POWER RETICULATION				
	New Works				
	Excavate trench for PVC pipes not exceeding 1.50 metres deep: [excavating in soil, very soft rock or hard, soil like material, soft rock, moderately soft rock and moderately hard rock - with a compressive strength of not more than 50MPa) part return fill and ram and remainder spread level excavated materials on site				
A	600mm widec Trench, commencing from existing ground level not exceedingn 1500 mm deep for 150 mm diameter pipe	m	150		
B	Extra over excavations in class III rock	m ³	27		
	Key terrain or other equal and approved buried waste and soil UPVC pipes and fittings:				
C	150 mm diameter soil pipe laid in trench	m	150		
	Plain concrete 1:3:6 (25 mm aggregate) as described in:				
D	450x100mm thick bed to receive 150mm diameter pipe	m	10		
E	Ditto: 450x200mm thick concreete cover	m	10		
	The following in Inspection chambers/Manholes:				
F	Manhole overall size 600x450mm internally to depth not exceeding 1.50m deep, comprising of plain concrete (1:3:6) in 150mm thick slab, 250mm thick benching, reinforced concrete class 20 in 100mm thick cover slab, 200mm thick machine cur stone walling in cement sand mortar (1:3) water- proof screeds to sides and bottoms, with recessed top to receive manhole cover including all necessary excavations, formwork and reinforcement	No.	18		
	Medium duty manhole cover and frame to B.S EN 124 and BS497 REF. B4-20 respectively Minimum strength 5 Ton as Elikington Gatic or equal and approved: and casting frame in concrete including greasing				
G	Medium duty cover size 600x450mm	No.	18		
	Total carried Forward				

Item	Description	Unit	Qty	Rate	Amount (KES)
	WATER RETICULATION				
	Excavations				
A	Excavation for the pipeline and backfill a trench averagely 500 x 600mm	m	232		
	Supply, handle lay , joint and backfill, perform the hydraulic test , disinfect HDPE pipes 16 Bar. The rate to include all fittings, junctions etc.,				
	The following in PN 16 pipes:				
B	110mm diameter pipes	m	155		
C	90mm diameter (3" internal diameter)	m	40		
D	75mm diameter (2" internal diameter)	m	30		
E	63mm diameter (1½" internal diameter)	m	0		Rate Only
F	32mm diameter (1" ineteral diameter)	m	0		Rate Only
	Accessories				
G	110 mm diameter Tees for air vlaves and washouts	No.	2		
H	110mm diameter Non-return valves	No.	2		
	Chambers for air Valves & Non-return Valves				
I	1000 x 1000mm depth 800 - 1200mm deep chambers in 150mm thick masonry walls: 150mm thick mass concreete base: 100mm thick openable concrete cover: Floor finished in cement sand screed: Walls in cement sand plaster	No.	10		
	Marker Posts: Precast Concrete Marker posts marked:				
J	P - Pipeline	No.	12		
K	AV - Air Valves	No.	2		
L	WO - Washouts	No.	2		
	Plain concrete 1:3:6 (25 mm aggregate) as described in:				
M	450x100mm thick bed to receive 150mm diameter pipe	m	10		
N	Ditto: 450x200mm thick concreete cover	m	10		
	Repair of existing Roads				
O	Allow for reinstatement of the section of the road affected by Excavation to the original state and to approval of the Project Manager	m	10		

Item	Description	Unit	Qty	Rate	Amount (KES)
	SUMMARY				
	EXTERNAL WORKS				
1	Roof Repairs & Rain Water Goods				
2	Storm Water Drainage Repairs				
3	Driveway, Parking & Landscaping Areas				
4	Septic Tank				
5	Soak Pit				
6	Foul Drainage				
7	Power Reticulation				
8	Water Reticulation				
	Carried Forward to Main Summary				
	EXTERNAL WORKS				

4-S

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 11 -PLUMBING INSTALLATIONS

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	<u>PROPOSED KESRA MOMBASA HOTEL/SERVICED APARTMENTS PLUMBING & DRAINAGE AND : EXTERNAL PLUMBING SERVICESSANITARYWARE INSTALLATIONS</u>				
A	EXTERNAL POTABLE WATER RETICULATION SYSTEM				
	<i>Supply, Install, Test and Commission the following:</i>				
	i) 40mm diameter pipe from the existing mains to the ground water storage tank.	Lm.	120		
	ii) Ditto 40mm diameter pipe from ground tanks to overhead storage tank	Lm.	60		
	iii) 40mm diameter high pressure screw-down full way non-rising stem gate valve as Pegler or equal and approved for water connection to the ground level tank.	No.	4		
	iv) Water meter with forward and reverse flow metering as Johnsons / Honeywell - 40 size 3/4" complete including all accessories and fittings to pipework to reticulation/building supply line.	No.	4		
	v) PVC rotary molded PVC rectangular water storage tank of capacity 1000 litres as "Roto" or "Ken tank". Allow in the rates for 25mm diameter (internal orifice) ball valve, Brass Inline Strainers and all inlet, outlet, washout and overflow pipe connections complete with isolating valves and accessories.	No.	6		
	vi) PVC rotary molded PVC rectangular water storage tank of capacity 4000 litres as "Roto" or "Ken tank". Allow in the rates for 25mm diameter (internal orifice) ball valve, Brass Inline Strainers and all inlet, outlet, washout and overflow pipe connections complete with isolating valves and accessories.	No.	3		
	vii) Brass Gate Valve, 40mm diameter as "Cobra" 1002/125-15 (For Outlet and Wash- out lines).	No.	12		
	viii) Brass Inline Strainer, 40mm diameter as "Cobra" 1050-32.	No.	6		
	ix) Cold Water system Pressurization Pump set as "PEDROLLO PKm65 pump" Booster set (duty and standby) with a control panel for the set of pumps to work interchangeably and incorporating thermal protection against motor overload and dry-run protection with auto-restart.	Set	3		
	x) 40mm PPR PN 25 piping for pump connection, overflow and washout complete with all pipe fittings including but not limited to tees, elbows, adaptors and couplings.	Lm.	145		
	xi) Construct masonry Gate Valve chamber (450mm x 300mm x 450mm average depth) in 100mm concrete block wall, mass concrete base slab and pre-cast concrete cover slab.	No.	4		

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	xii) Allow for setting to work, testing and commissioning of the whole of internal plumbing works to the satisfaction of Engineer. This shall include part testing of the plumbing works as installation progresses and issuances of test certificate to the Engineer witnessed by the Clerk of Works. Include in the rates for sterilization of the whole of the internal and external plumbing works by Chlorination as described to the satisfaction of the Engineer.	Item.	1		
TOTAL C/F TO SUMMARY PAGE					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
B	<p><u>SANITARYWARE & EQUIPMENT INSTALLATIONS</u></p> <p><i>Supply the listed sanitaryware items and equipment complete, deliver to the project site, assemble, install, test and commission. Allow for supply and installation of all fixings, supports and connections to services, control, isolating and non-return valves. Include for supply and installation of all fittings, angle valves and accessories. Allow for any other item required for the satisfactory execution and completion of the installation.</i></p> <p><i>The specifications as given in the BoQ shall be understood as a quality reference guide. The contractor shall provide a brand of similar, equal or better quality. All fittings shall be subject to approval by the architect and engineer before procurement and installation.</i></p> <p>Supply, Install, Test and Commission the following complete:</p> <p>i) Close Coupled W.C pan, as "Ideal Ceramics" complete with 4/6L cistern and fittings with dual flush push button, seat and cover with stainless steel hinges and W.C outlet Connector.</p> <p>ii) Toilet Paper Dispenser, in stainless steel AISI 304, satin finish as "Mediclinics" PR0789CS and complete with fixings.</p> <p>iii) Ceramic WHB as Duravit D-Code Ref# 07054500002 complete with Semi-Pedestal Ref# 08571700002 and inclusive of hangers and fixings, 35mm diameter uPVC Anti-syphonage bottle trap with extension pipe to flange and, Chrome plated grid waste.</p> <p>iv) Chrome plated Self-closing Push Type Tap $\frac{1}{2}$" as DOCOL and inclusive of flexible hose pipe as Cobra C-15-350 and angle valve as Cobra 832-10..</p> <p>v) Stainless steel inset kitchen sink Single Bowl Single Drainer as "Franke", size 1015mm x 505mm x 192mm, satin polish finish, complete with grating as Twyfords FC1044WH, complete with sink waste as WF4374CP; uPVC P bottle trap as WF 8483XX with extension pipe to wall; and inclusive of sealing sink to top with clear silicon building sealant.</p> <p>vi) Chrome plated Sink single lever kitchen mixer with swivel spout 150° as "Hansgrohe Talis Ref# 14870,-000,-800 and inclusive of set of flexible hose pipes as Cobra C-15-350 and set of angle regulating valves as Cobra 832-10.</p> <p>vii) Arabic shower complete with wall bracket and screws, on and off water button switch,40mm diameter shower head complete with 1200mm long spray pattern hose and half inch threaded female connection plus angle valve</p> <p>viii) Chrome plated Shower Set Comprising of 2 No. Shower Valves complete with concealed mixer, 1No. Ultra-Low flow rate Shower Head complete with water aerator and flow regulator of not more than 6 liters per minute at 80 psi pressure and inclusive of shower Arm all as "HANS GROHE".</p> <p>ix) Surface mount Soap dish in stainless steel AISI 304, bright finish as "Mediclinics" AIO160C and complete with fixings to approval.</p> <p>x) Stainless steel grab bar, 865mm x 456mm, angled, complete with snap flange cover as "Mediclinics" Ref. BAI090CS.</p> <p>xi) Chrome plated double robe hook as VADO ELE-186 103.001.28 or similar and to approval.</p>	No.	54		
		No.	54		
		No.	54		
		No.	54		
		No	16		
		No	16		
		No	48		
		No.	48		
		No.	48		
		No.	48		
		No.	48		

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	xii) Decorative wall mirror, size 900mm x 600mm x 6mm as ITEM CODE: PWALMIR599 by T&C or approved equivalent complete with fixing screws.	No.	48		
TOTAL C/F TO SUMMARY PAGE					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
C	<u>WATER DISTRIBUTION SYSTEM (IN CPVC PIPING AND ACCESSORIES)</u>				
	<i>Supply, install, test and commission the water distribution system in ASTM D2846 CPVC piping to conform to the requirements of B.S 6700 and to the particular requirements of the site. Each room to be installed with isolation valve. Include for all pipe brackets, hangers and fixings as per pipe manufacturer's recommended spacing. Allow for any other item required for the satisfactory execution, completion and operation of the installation.</i>				
	<i>Allow in the rates for all pipe fittings and accessories of the same manufacturer including but not limited to reducer bushings, transition bushings, transition couplings, reducer couplings, brass couplings, tees, reducer tees, elbows, adaptors, brass FPT tees, brass FPT elbows and brass male adaptors all as required for the complete the cold water distribution system.</i>				
	<u>Block B</u>				
	<i>Supply, Install, Test and Commission the following complete;</i>				
	i) 50mm diameter inclusive of all connectors, adaptors, supports and valves installed in walls, floors, ceilings and ducts from the existing plumbing system valve within the kitchen area to kitchen sinks, wash hand basins, and WCs as detailed in the drawings.	Lm	30		
	ii) Ditto but 32mm diameter	Lm	25		
	iii) Ditto but 25mm diameter	Lm	25		
	iv) Ditto but 20mm diameter	Lm	27		
	v) Brass Gate Valve, 40mm diameter as "Cobra" 1002/125-25.	No.	3		
	vi) Ditto but 32mm diameter.	No.	3		
	vii) Ditto but 25mm diameter.	No.	12		
	<u>HOT WATER PIPEWORK</u>				
i) 40mm diameter inclusive of all connectors, adaptors, supports and all accessories, installed in walls, floors, ceilings and ducts from the Hot Water Storage Tank to the Dishwasher and Selected kitchen sinks as detailed in the	Lm.	30			
ii) Ditto but 32mm diameter	Lm	15			
iii) Ditto but 25mm diameter	Lm	10			
iv) Ditto but 20mm diameter	Lm	10			
v) Brass Gate Valve, 40mm diameter as "Cobra" 1002/125-25.	No.	3			
v) Ditto but 25mm diameter.	No.	12			
<u>Block C</u>					
<i>Supply, Install, Test and Commission the following complete;</i>					
i) 50mm diameter inclusive of all connectors, adaptors, supports and valves installed in walls, floors, ceilings and ducts from the existing plumbing system valve within the kitchen area to kitchen sinks, wash hand basins, and WCs as detailed in the drawings.	Lm	30			
ii) Ditto but 32mm diameter	Lm	25			

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	iii) Ditto but 25mm diameter	Lm	25		
	v) Ditto but 20mm diameter	Lm	27		
TOTAL CARRIED FORWARD					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	TOTAL BROUGHT DOWN				
	vi) Brass Gate Valve, 40mm diameter as "Cobra" 1002/125-25.	No.	3		
	v) Ditto but 32mm diameter.	No.	3		
	vi)Ditto but 25mm diameter.	No.	12		
	HOT WATER PIPEWORK				
	i) 40mm diameter inclusive of all connectors, adaptors, supports and all accessories, installed in walls, floors, ceilings and ducts from the Hot Water Storage Tank to the Dishwasher and Selected kitchen sinks as detailed in the drawings.	Lm.	30		
	ii) Ditto but 32mm diameter	Lm	15		
	iii) Ditto but 25mm diameter	Lm	10		
	iv) Ditto but 20mm diameter	Lm	10		
	v) Brass Gate Valve, 40mm diameter as "Cobra" 1002/125-25.	No.	3		
	v) Ditto but 25mm diameter.	No.	12		
	Block A				
	Supply, Install, Test and Commission the following complete;				
	i) 50mm diameter inclusive of all connectors, adaptors, supports and valves installed in walls, floors, ceilings and ducts from the existing plumbing system valve within the kitchen area to kitchen sinks, wash hand basins, and WCs as detailed in the drawings.	Lm	30		
	ii) Ditto but 32mm diameter	Lm	69		
	iii) Ditto but 25mm diameter	Lm	96		
	v) Ditto but 20mm diameter	Lm	32		
	vi) Brass Gate Valve, 40mm diameter as "Cobra" 1002/125-25.	No.	3		
	v) Ditto but 32mm diameter.	No.	3		
	vi)Ditto but 25mm diameter.	No.	12		
	HOT WATER PIPEWORK				
	i) 40mm diameter inclusive of all connectors, adaptors, supports and all accessories, installed in walls, floors, ceilings and ducts from the Hot Water Storage Tank to the Dishwasher and Selected kitchen sinks as detailed in the drawings.	Lm.	30		
	ii) Ditto but 32mm diameter	Lm	56		
	iii) Ditto but 25mm diameter	Lm	75		
	iv) Ditto but 20mm diameter	Lm	85		
	v) Brass Gate Valve, 40mm diameter as "Cobra" 1002/125-25.	No.	3		
	v) Ditto but 25mm diameter.	No.	12		
	TOTAL C/F TO SUMMARY PAGE				

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
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ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	<u>SOIL AND WASTE DRAINAGE SYSTEM (uPVC PIPING)</u>				
	<i>Supply, install, test and commission the installation in Heavy Duty UPVC pipework; grey for the internal above ground system and golden brown for the buried system all complying to BS 5750 quality system of manufacture and to BS 5572, BS 4515 and BS 5255 and to the particular condition and requirements of the site. The manufacturer's pipe jointing recommendations shall be fully complied with.</i>				
	<i>Allow in the rates for all necessary pipe fittings and accessories of the same manufacture including but not limited to adaptors, connectors, Tees, reducers, elbows, rodding access points, plugs and all pipe brackets, hangers and fixings as required for the satisfactory execution of the work and efficient completion and operation of the soil and waste drainage system.</i>				
	Supply, Install, Test and Commission the following complete;				
	32mm diameter.	Lm	20		
	40mm diameter.	Lm	15		
	50mm diameter.	Lm	65		
	110mm diameter.	Lm	70		
	100mm diameter vent cowl	No.	12		
	50mm diameter vent cowl	No.	6		
	150mm x 150mm Floor trap complete with stainless steel access cover with drainage holes.	No.	54		
	110mm diameter Terrain 18.49 `P' Trap Spigot outlet gulley traps complete with 300mm x 300mm masonry walling water proof plaster finish internally and purpose made aluminium or galvanized frame complete with precast concrete cover to approval	No.	6		
	Allow for linking the new soil and waste drainage system of every block into the existing system complete inclusive of testing.	Item.	1		
TOTAL C/F TO SUMMARY PAGE.					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
E	<p><u>SOLAR WATER HEATING SYSTEM INSTALLATIONS</u></p> <p><i>Supply all materials, install, test and commission In-Direct Solar Water Heating System comprising of hot water storage tank, Flat collector panels, Circulation pumps, mounting bracket, immersion heater elements, pressure and high pressure release valves, thermostatic valve with timer switch and all connections and accessories for installation into a pressurized water system. Preferred equipment Manufacturer / model shall be as Solarhart, Haier or a brand of similar/better quality and to the engineer's approval.</i></p> <p>Specific Items as follows:</p> <p>Flat Collector Panels of 2m² gross area, in aluminium absorber sheet material with 4mm tempered glass cover material, 24g galvanized iron frame material, rock wool insulation and copper riser pipes and inclusive of all necessary brass interconnection accessories. Allow in the rates for Galvanized Iron Mounting frame.</p> <p>200 Liters Hot Water Storage tanks in 2mm thick G 316 Steel inner tank material, 50mm polyurethane insulation, copper outer tank, heat exchanger, and complete with automatic air vent and pressure / temperature release valve.</p> <p>Hot Water Primary Circulation Pump Set as "Grundfos" Model UPA 120 complete with all wiring.</p> <p>Solar Control Unit complete with all wiring.</p> <p>32mm GI, Class "C" pipe work between Solar Collector Panels and Storage Tanks and up to 5 meters after the collector panels outlet.</p> <p>32mm diameter PN 25 PPR/Aluminium/PPR Piping inclusive of all connectors, adaptors, supports and valves installed in walls, floors, ceilings and ducts from the Solar system to the kitchen sinks all as detailed in the drawings.</p>	No.	18		
		No.	18		
		No.	6		
		No.	6		
		Lm.	75		
		Lm.	60		
TOTAL C/F TO SUMMARY PAGE.					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
F	<p><u>FIRE FIGHTING SYSTEM INSTALLATIONS</u></p> <p><u>PORTABLE EXTINGUISHERS</u></p> <p><i>Supply and install Fire extinguishers equipment's complete, deliver to the project site, assemble, install, test and commission.</i></p> <p>5kg manganese steel portable CO2 gas fire extinguisher complete.</p> <p>Cartridge operated 9kg portable dry powder fire extinguisher complete.</p> <p>1.2m x 1.2m Fire blanket complete.</p>	No	9		
		No	9		
		No.	18		
TOTAL C/F TO SUMMARY PAGE.					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
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KESRA MOMBASA GUEST APARTMENTS - PLUMBING, DRAINAGE & FIRE FIGHTING INSTALLATIONS - SUMMARY PAGE

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
P.00	<p>GENERAL ITEMS Allow for the preparation of all shop and 'as-built' drawings, and project documentation including manuals, warranties etc. All documents shall be submitted in triplicate hard copies, bound. Soft copies shall be presented in a CD ROM. All drawings shall be at 1:50 scale.</p>				
A	EXTERNAL PLUMBING SERVICES				
B	SANITARYWARE & EQUIPMENT INSTALLATIONS				
C	WATER DISTRIBUTION SYSTEM (IN CPVC PIPING AND ACCESSORIES)				
D	SOIL AND WASTE DRAINAGE SYSTEM (uPVC PIPING)				
E	SOLAR WATER HEATING SYSTEM INSTALLATIONS				
F	PORTABLE EXTINGUISHERS				
	TOTAL				
TOTAL FOR PLUMBING, DRAINAGE & FIREFIGHTING INSTALLATIONS C/F TO MAIN COLLECTION PAGE					

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 12 - ELECTRICAL AND FIRE ALARM INSTALLATIONS

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
A	<u>GENERAL ITEMS</u>				
	a) Allow for the preparation of all "As Built" Drawings and handover documentation including manuals, warranties and test results compilation. The tests shall be carried out as per the schedules attached with this bills of quantities document. All documents shall be submitted in triplicate hard copies, bound. Soft copies shall be presented in a CD ROM or Flash Disk in the scale advised by the Engineer	Sum	1		
	b) Allow for storage of all materials on site and for provision of samples that will be asked from time to time as dictated by the progress on site. The reference standard shall be the latest edition of the IET Wiring Regulations BS 7671.	Sum	1		
	c) Allow for the preparation of working drawings to be submitted for approval by the Engineer in print and soft copy formats.	Sum	1		
TOTAL CARRIED TO SUMMARY PAGE.					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
B	POWER INTAKE <i>Supply, deliver and install the following items. Equivalent items must be brought for approval before use</i>				
1	Main Switchboard				
	a) Supply, handle and install to site a free standing switchboard panel to IP 55 standard, in Matt finish and to contain to a minimum the following :	1	Item		
	i)Provisional space for kplc 3 phase meter for CT metering.	1	Item		
	ii)Provisional space for 3phase 300A cut out	1	No.		
	iii)Provisional space for 3phase 80A cut out	3	No.		
	iv) 300A 4P Sealable Copper busbar.	1	Item		
	v) Type II 414V, 50Hz, 3 Phase - 4 Pole (3P + N) AC Power Surge Protective Device rated 40kA	No.	1		
	vi) 200 A 3P MCCB as ABB, Schneider or approved equivalent.	1	No		
	vii) 100A 3P MCCB as ABB, Schneider or equivalent.	3	No		
	viii) 25mm X 3mm Cu earth strip	2	LM		
	ix) Terminal block for all proposed cables.	1	Item		
	x)Provision for assorted wiring accessories in the board e.g. Assorted short lengths assorted set of 1.5,2.5 & 4.0,6.0,10,16 sq. mm PVC/SC (Red,black,green) of Cable ties, cable lags, cable connectors & screws.	1	Item		
	xi) 50KVAR Power Factor complete with automatic digital microporocessor controller and with steps from as low as 3kvar and 4 to 6 possible outcomes (Steps) and with digital display	1	No		
	xii) Supply & install permanent labels to all the switchgears as follows:				
	Engraved PVC (White on blue) to main switchboard to engineer's approval. The letter font size must be at least 10mm in height.	1	Item		
	Printed carbonated paper/tape (Black on white) to all the MCBs and MCCBs.	1	Item		
	Warning stickers "DANGER 415V" stickers printed on carbonated paper (Red on white) to the main switchboards.	1	Item		
	b) Allow for liaison with KPLC for application of 3-phase (CT) meter, retrieving the existing single phase meters, upgrade of service line, termination of incomer cable and any associated works..	1	Item		
2	EARTHING				
	a) Establish an Earth pit complete with Earth Rod, clamps, concrete manhole and inscribed cover at the Main switchboard	1	No		
	b) Supply handle and install 16mm square PVC S/C cable for earth bonding	10	Lm		
	c) Supply and install a 1500mm long copper eath rod complete with all accessoris	1	No		
	Total works carried to the next page				

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	Amount brough forward			B/F	
3	CABLES AND DUCTS				
	<i>Supply and install the folloling cables as per attached schematic diagram and latest standard of IEC or approved local standard. Equivalent items must be brough for approval before use</i>				
	a). 4Cx95 sq mm PVC/SWA/PVC cu change over cable as EA cable or approved equivalent	Lm	50		
	b) 4Cx16 sq mm PVC/SWA/PVC cu cable from switch board to apartment 1	Lm	35		
	c) 4Cx16 sq mm PVC/SWA/PVC cu cable from switch board to apartment 2	Lm	20		
	d) 4Cx16 sq mm PVC/SWA/PVC cu cable from switch board to apartment 3	Lm	55		
	e) 2c x 6.0 sq.mm PVC/SWA/PVC copper cable to be installed in the rising walls through to all 18 consumer units in each block for all 3 No. Blocks	Lm	240		
	f) 2cx6.0mm ² pvc/swa/pvc cable as east african or approved equivalent from main switchboard to the reception consumer unit	Lm	17		
	g) Supply and install 4 inch heavy gauage duct to be buried at least 1.5ft below the ground level	Lm	60		
	h) 2c x 2.5mm ² PVC/SWA/ PVC copper cable, inclusive of all cable lugs and glands from main distribution board lighting DB to all external lighting post	Lm	500		
	i) 200mm (Width) X 50mm (Depth) double compartment heavy duty PVC cable trunking complete with cover, all cable retainers and mounting accessories as required (For Cable, Refrigerant and Condensate Piping Management between Indoor AC Unit and Outdoor Units)	Lm	270		
	i)Supply and install cable glands to the above cables	Item	1		
4	DISTRIBUTION BOARDS AND CONSUMER UNITS				
	a) Allow a sum for repair and provision of locks to existing meter board. The repair should be upto IP 54 standard and as per IEC regulations. Rates should include spray painting in aluminium paint to Engineers approval.	No.	3		
	b) Recess mount 15 Way Consumer complete with 100A two pole intergral isolator as Schneider Acti9 or approved equivalent. Include in the rates for earthing of the power board to IEE regulations and to the satisfaction of the engineer	No.	2		
	c) Surface mount 6 Way Distribution board complete with 125A 3pole isolator as Schneider or equivalent and to be mounted on groundfloor switchboard. Include in the rates for earthing of the power board to IEE regulations and to the satisfaction of the engineer	No.	3		
	d) 4way consumer unit complete with 100A 2P isolator as Schneider electric or approved equivalent for external lighting (to be mounted inside main switchboard)	No	1		
	e) Surface mount 4 Way Distribution board complete with 125A 3pole isolator as Schneider or equivalent and to be mounted on main switchboard (For external lighting)	No.	1		
	f) 4P 32A Contactor as Schenider electric or approved equivalent	No.	18		
	g) 24hr Timer as schenider electric or approved equivalent	No.	18		
	e) MCBs in the above TPNs and Cus				
	i) 10A SP	No.	61		
	ii) 20A SP	No.	73		
	iv) 32A SP	No.	75		
	v) 63A SP	No.	3		
	vi) Blanking plates for all spare ways.	No.	23		
	TOTAL CARRIED FORWARD				

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	COLLECTION GENERAL ITEMS POWER INTAKE				
	TOTAL CARRIED TO SUMMARY PAGE.				

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
B	GUEST ROOMS-SMALL POWER & LIGHTING				
	<i>Supply and install the following items to be installed in conformity to the latest standard of IEC or approved local standard. Equivalent items must be brought for approval before use</i>				
	<u>POWER POINTS WIRING AND INSTALLATIONS</u>				
	i) 13 Amp Premium Quality Twin Socket Outlet Plates with USB charger as MK or approved Equivalent in chrome white finish	No.	54		
	ii) Standard 13 Amp Premium Quality Twin Socket Outlet Plates in white surface finish.	No.	90		
	iii) Standard 13 Amp Premium Quality Twin Socket Outlet Plates as MK or approved Equivalent in chrome white surface finish.	No.	54		
	iv) 20 Amp Fused Spur Switch (For Fire Alarm Panel)	No.	3		
	v) 20A DP Switch with Neon Indicator in white chrome finish	No.	54		
	vi) 32A DP Switch with Neon Indicator in white finish (For Solar Booster Elements and Water Pumps)	No.	6		
	vii) 1 Gang 45 Amps cooker control unit with neon indicator c/w 45 Amp cooker socket outlet in white surface finish.	No.	18		
	viii) Dual Voltage 115/230V Shaver Socket in polished chrome finish.	No.	48		
	ix) Dual Outlet TV/SAT Diplexer Outlet in white/grey finish	No.	48		
	x) 32 Amps Rated IP67 SPN Rotary Isolator Switch and Face Plate c/w 3 Pin (1P+N+E) Industrial Socket Outlet and Plug for Pumps & AC Outdoor Equipment plugging. (Installations shall refer to the provided Electrical Schematic).	No.	57		
	xi) Carry out tracing of all installed power points both in 20mm dia. Conduit and 25mm conduits and develop as laid layout for use in pulling of cables in 36 rooms and 12 kitchens	Item	1		
	xii) Ring wiring system for 13 Amps <i>socket outlet points</i> in 3 x 2.5mm ² single core copper cables in EXISTING 25mm diameter heavy gauge PVC conduits concealed in walls with all accessories but excluding the socket outlet face plates .	No.	198		
	xiii) Radial wiring system for Isolator points wired in 3 x 4.0 mm ² sheathed single core copper cables , drawn in 32mm diameter heavy gauge PVC conduits concealed in walls/floor/ceiling void with all PVC conduit boxes and accessories but excluding the Isolator.	No.	57		
	xiv) Radial DP Switch points in 3 x 2.5 mm ² sheathed single core copper cables drawn in EXISTING 25mm diameter heavy gauge PVC conduits, concealed in walls/floor/ceiling excluding the DP Switch.	No.	54		
	xv) DP Switch and Cooker Unit RADIAL outlet pointswired in 3 x 4.0 mm ² sheathed single core copper cables drawn in EXISTING 25mm diameter heavy gauge PVC conduits, concealed in walls/floor/ceiling excluding the DP Switch.	No.	18		
	xvi) Flush wall mount Adaptor Box, 200mm x 200mm x 50mm, complete with cable entry knock outs and half thread bushes for interfacing electrical cable connections from floor to floor.	No.	4		
	TOTAL CARRIED TO SUMMARY PAGE.				

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
C	<p><u>GUEST ROOM: LIGHTING SYSTEM INSTALLATIONS</u></p> <p><i>Supply and install the following items to be installed in conformity to the latest standard of IEC or approved local standard. Equivalent items must be brought for approval before use</i></p> <p>Special note shall be taken to ensure that:- ~Earth conductors are drawn and terminated to all lighting switch boxes ~Lighting fittings to be supplied complete with lamps, fixings brackets and accessories.</p> <p>i) Lighting system points wired in 3 x1.5mm² PVC insulated and sheathed single core copper cables, drawn in EXISTING 20mm diameter heavy gauge PVC conduits concealed in walls/within excluding switch and light fittings.</p> <p><u>Light Fittings and Accessories</u></p> <p>ii) Supply and install singel pedant decorative light fitting for the guest room complete with 20W E27 antique led bulb</p> <p>iii) Supply and install IP54 surface mounted round LED panel with internal diameter of 200mm as Philips Smartbright LED cat no. CL261 DS Oyster IP54 ANZ 87.00 lm/W or approved equivalent- Washrooms.</p> <p>iv) 12W 200 diameter external 85lm/w 4000K surface mounted ceiling lamp as Philips Essential SmartBright LED Downlight cat. No. (DN027B G3 LED12/WW 12W 220-240V D150 KS) or approved equivalent - Kitchen</p> <p>v) 280mm diameter polish chrome finish luminaire with acid glass diffuser to IP54 standard as Micromark Trinity complete with 10W LED PL to with minimum colour temperature of 5000K. - For Internal Corridors and Stairway.</p> <p>vi) Surface mounted 9W 110w/lm 6500k, with alluminium die cast polycarbonate, gre coated as Philips SM295C LED10S-6500 PSU WH or approved equivalent - Balconies + Under Stairs</p> <p>vii) IP66 IK09 6500k 110w/lm LED bulkhead rated 10W in black finish as pilips WT202W LED10S CW PSU S3 PC or approved equivalent to be mounted on outdoor wall mounted as security light fitting</p> <p>viii) Bathroom Mirror Light in white finish</p> <p>x) IP66 rated in wall 3W LED Step Lights (For use as guest room night lights)</p> <p>Switches and Controls:</p> <p>xi) MK or approved equivalent 2 Gang 2 Way Switch in chrome <i>white finish finish.</i></p> <p>xii) MK or approved equivalent 2 Gang 1 Way Switch in chrome <i>white finish finish.</i></p> <p>xiii) MK or approved equivalent 1 Gang 2 Way Switch in chrome <i>white surface finish.</i></p> <p>xiv) MK or approved equivalent 1 Gang 1 Way Switch in chrome <i>white surface finish.</i></p>	No.	316		
		No.	48		
		No.	48		
		No.	36		
		No.	27		
		No.	39		
		No.	18		
		No.	48		
		No.	96		
		No.	56		
		No.	36		
		No.	36		
		No.	144		
	TOTAL CARRIED TO SUMMARY PAGE.				

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
D	RECEPTION <i>Supply and install the following items to be installed in conformity to the latest standard of IEC or approved local standard. Equivalent items must be brought for approval before use</i>				
	a) 12w, 1200 Lm, 150mm diameter philips recessed downlight or approved equivalent	No	7		
	b) 7w, 750 Lm, 80-100mm diameter philips recessed downlight or approved equivalent	No	3		
	c) Wiring to sockets at 300AFF in using 3 x2.5mm ² pcv/sc cables as east african or approved equivalent drawn in walls concealed in 20mm diameter heavy gauge conduits complete with all accessories excluding fittings.	No	6		
	d) Wiring to sockets at 1700AFF in using 3 x2.5mm ² pcv/sc cables as east african or approved equivalent drawn in walls concealed in 20mm diameter heavy gauge conduits complete with all accessories excluding fittings.	No	1		
	e) TV point at 1700mm AFF in 20mm diameter heavy gauge conduit complete with draw wire and all accessories excluding fittings.	No	1		
	f) 13A Twin Standard switched as MK or approved equivalent	No	7		
	g) 10A 2 gang 2 way switch as MK or approved equivalent	No	1		
	h)TV twin sockets as clipsal iconic antenna socket approved equivalent	No	1		
	i) Data points at 350mm AFF drawn in 20mm diameter conduit complete with draw wire as shown in the layout excluding data plate fitting	No	2		
	j) RJ-45 dual socket outlet plate as Clipsal or equivalent and approved by engineer	No	2		
	TOTAL CARRIED TO SUMMARY PAGE.				

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
F	<p><u>FIRE ALARM SYSTEM INSTALLATIONS</u></p> <p><i>Supply and install the following items to be installed in conformity to the latest standard of IEC or approved local standard. Equivalent items must be brought for approval before use</i></p> <p>2 zone Conventional Fire Alarm Control Panel complete with 72 Hour standby battery with integral charger and mains input of 240V A/C and 24V DC operating voltage. The panel shall support a minimum of 40 devices.</p> <p>Smoke detector points wired in 1.5mm² FIRE TUFF single core copper cables drawn in 25mm diameter heavy gauge conduits concealed in walls and surface conduits installations within the ceiling void with PVC conduits boxes and accessories with links to the ground floor fire alarm panel and excluding break glass - wiring to be done in accordance with zoning requirements.</p> <p>Ditto but for Manual Call Points.</p> <p>Fire alarm Sounder points wired in 2.5 mm² FIRE TUFF single core copper cables ditto.</p> <p>Conventional fire alarm manual call point as MENVIER MBG914 accessorized with mounting Bezels for MBG Call points as MBGBEZ and MBGHinged Cover as MBGHCC.</p> <p>Conventional fire alarm Sounder/Beacon with shallow base-Red as MENVIER MCD524/SB.</p> <p>Conventional Photo-thermal Smoke detector complete with base as MENVIER MPT951.</p> <p>Allow a sum for integration of the newly installed fire alarm system into the existing institution's fire alarm system, configuration and for testing and commissioning of the fire alarm system.</p>	No.	4		
		No.	56		
		No.	19		
		No.	15		
		No.	15		
		No.	19		
		No.	93		
		No.	1		
TOTAL CARRIED TO SUMMARY PAGE.					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
	<p><u>STREET/EXTERNAL LIGHTING AND LIGHTNING SYSTEM INSTALLATIONS</u></p> <p><i>Supply and install the following items to be installed in conformity to the latest standard of IEC or approved local standard. Equivalent items must be brought for approval before use</i></p> <p>5M Q235 Mild Steel, Hot Dip Galvanized, powder coated Single Arm Street Light Pole complete with appropriately sized base plates and foundation bolts. Include in the rates for a loop in-loop out box/adaptor box complete with knock-outs, connectors and fuse, and the construction of a concrete base with provision for maintenance access for each street light pole.</p> <p>IP66 120W 15000lm, 5000k, LED Street light with integrated 10kV spd, silver or white finish as SloanLED cat no. PML4-L200E50T2P3SVCA or approved equivalent.</p> <p>2-Pole Single Phase 12.5kA SPD for protection of the Control Pillar Circuits.</p> <p>Allow a rate for trenching and backfilling, and the provision of "HATARI" labelled tiles</p> <p><u>Lightning Arresting System</u></p> <p>25mm x 2mm copper conductor tape as 'FURSE' Cat. No.TAO30 OR Equivalent, complete with copper saddles and all fixings accessories</p> <p>Lightning arrestors with 1300mm x 20mm diameter rod complete with 800mm long multiple point top as FURSE' Cat. No. RA555/RA610 OR Equivalent.</p> <p>Flat saddles for supporting 20mm diameter lighting arrestors as 'FURSE' Cat. No. SD130 OR Equivalent</p> <p>16mm diameter x 1200mm long stainless steel core copper earth rod on 'FURSE' Cat. No. RS005.</p> <p>Screw down type test clamps, suitable for 25mm tape as FURSE' Cat. No. CT305 OR Equivalent.</p> <p>Allow for testing the complete lightning protection system as per the specification including any additional material required.</p>	No.	12		
		No.	12		
		No.	1		
		Lm	100		
		Lm	145		
		No.	6		
		No.	12		
		No.	6		
		No.	6		
		Item	1		
TOTAL CARRIED TO SUMMARY PAGE.					

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (KES)
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KESRA MOMBASA GUEST APARTMENTS - ELECTRICAL AND FIRE ALARM INSTALLATIONS - SUMMARY PAGE.

ITEM	DESCRIPTION	UNIT	QTY	RATE	AMOUNT (IN KSHS)
	GENERAL ITEMS				
	POWER INTAKE				
	POWER POINTS WIRING AND INSTALLATIONS				
	GUEST ROOM: LIGHTING SYSTEM INSTALLATIONS				
	RECEPTION				
	FIRE ALARM SYSTEM INSTALLATIONS				
	STREET/EXTERNAL LIGHTING AND LIGHTNING SYSTEM INSTALLATIONS				
	TOTAL ELECTRICAL & FIRE ALARM SERVICES				
	TOTAL FOR ELECTRICAL & FIRE ALARM SERVICES INSTALLATIONS CARRIED TO MAIN COLLECTION PAGE				

Notes:

Materials must be supplied, installed and tested before commissioning

*Samples must be availed for approval before bulk purchase
The proposed equipment, fittings, fire alarm fittings and cable manufacturers MUST be known and quality brands with more than 10 Years in the Kenyan market. The brand(s) specified for any fitting in this document should be understood to serve only as a quality reference guide.*

Datasheets for all power distribution boards, cables, fire alarms and all other equipments must be submitted during the Bid and shall be subject to inspection and approval by the Engineer before installation.

Circuit breaker coordination and selectivity requirements shall be determined on site.

All installatiuons must comply with IEE, Electrical codes of Practice and commission the installation or IEC

Working drawings must be availed before commencement of works

PROPOSED CONVERSION OF KESRA APARTMENTS INTO HOTEL ROOMS AT KESRA SCHOOL MOMBASA

FOR KENYA REVENUE AUTHORITY

BILL NO. 13 - HVAC INSTALLATION

ITEM.	DESCRIPTION.	UNIT.	QTY.	RATE IN KSH	AMOUNT IN KSH
A	<u>GENERAL ITEMS</u>				
	Allow for the preparation of 'Shop' drawings in A1 size print to be displayed for the entirety of the project works.	Sum	1		
	Allow for the preparation of all "As Built" Drawings and handover documentation including manuals, warranties and test results compilation. The tests shall be carried out as per the schedules attached with this bills of quantities document. All documents shall be submitted in triplicate hard copies, bound. Soft copies shall be presented in a CD ROM. All drawings shall be at 1:50 scale.	Sum	1		
B	<u>SINGLE SPLIT AIR CONDITIONING SYSTEM INSTALLATIONS</u>				
	<i>Supply, deliver to the project site and install, test and commission the complete equipment including for all control panels inclusive of phase failure relays, under and over voltage protection devices, sensors, switches, remote control accessories, fittings, fixings, thermometers, thermostats, gauges, time controls, automatic valves, anti-vibration mounting and insulation and power connection to DP switches / Isolators provided by others (to within 1m from the equipment), Include for all or any item not specifically detailed but required for the satisfactory completion of the installation and operation of the systems to the manufacturers specifications. Preferred equipment models:- LG or a brand of equal/better quality subject to approval from the engineers..</i>				
	Single split inverter type air conditioning High Wall Unit of Nominal Cooling Capacity 3.5KW (12,000Btu/Hr.) including indoor & outdoor equipment. The unit shall be treated against rust and corrosion and prepared for installation in tropical regions and all supplied inclusive of wired remote controller, equipment fixings and fittings and mounting bracket kits with anti-vibration dampers. Allow in the rates for U-Trap and drain connection to a drain line (done by others) and power connection (provided by others within one metre).	No	54		
	<u>Refrigerant Pipe Work</u>				
	Supply and install refrigerant copper pipe work for the Single Split A.C system, size 6.35mm & 9.52mm (as listed below), complete with 25mm thick "K-Flex" insulation for gas/liquid line including but not limited to; all necessary copper pipe fittings and accessories, distributors, header and branch, connection kits, hangers and fixings and all required accessories.				
	6.35mm diameter.	Lm.	432		
	9.52mm diameter.	Lm.	432		
	Supply of Single Phase Monitor / Voltage Surge Protection Device for units. Include in the rates for equipment connection to power points (Supplied by the electrician) within a distance of 1 metre.	No.	54		
	Recirculatory Hood for Kitchens as "ARISTON".	No.	18		
TOTAL FOR AIR CONDITIONING INSTALLATIONS C/F TO MAIN COLLECTION PAGE.					

FOR KENYA REVENUE AUTHORITY

GRAND SUMMARY

ITEM	DESCRIPTION	TENDERER'S AMOUNT KES
0 Preambles & Pricing Notes 1 Bill No. 1 - Particular Preliminaries 2 Bill No. 2 - General Preliminaries 3 Bill No. 3 - Block A Hotel Rooms - First Floor 4 Bill No. 4 - Block A Hotel Rooms - Ground & 2nd Floor 5 Bill No. 5 - Block B Hotel Rooms - Ground Floor 6 Bill No. 6 - Block B Hotel Rooms - 1st & 2nd Floor 7 Bill No. 7 - Block C Hotel Rooms 8 Bill No. 8 - External Works 11 Bill No. 11 - Plumbing & Drainage & Sanitary Ware Installations 12 Bill No. 12 - Electrical & Fire Alarm Services Installations 13 Bill No. 13 - Air Conditioning Installations		
	Sub - Total 1 - Amount Add 16% Value Added Tax (VAT)	
14 Provide Kenya Shillings Three Million Five Hundred Thousand Only (Kshs 3,500,000.00) for Contingencies	Sub - Total 2 - Amount 3,500,000.00	
TOTAL CARRIED TO FORM OF TENDER		

Amount in words:.....

Tenderer's Name:.....

Address:.....

Signature:.....

Rubber stamp:.....

Date:.....

Witness's name:.....

Signature:.....

Address:.....

Date:.....