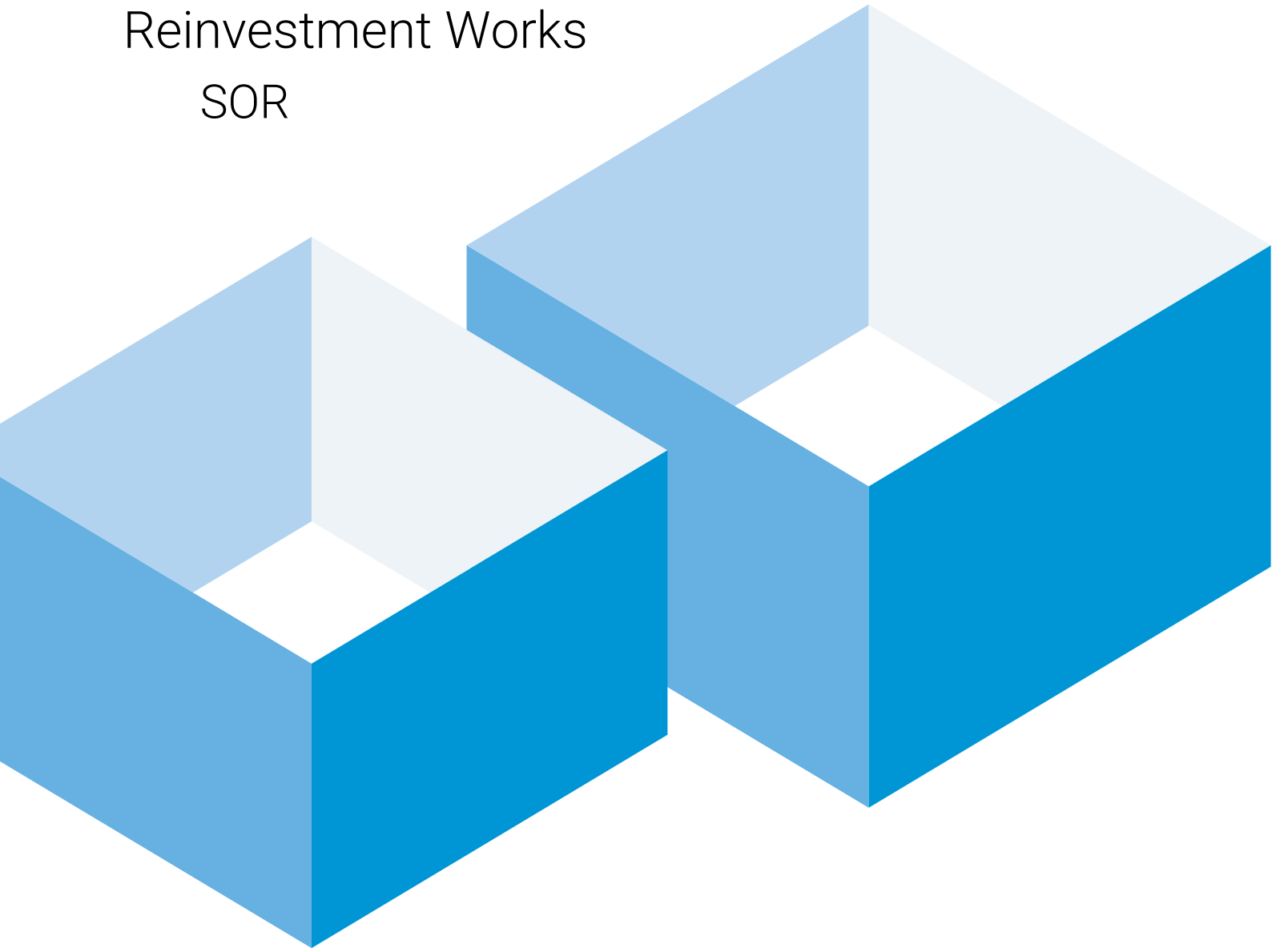
M3NHF Schedule of Rates

VERSION 8

Planned Maintenance and Property Reinvestment Works SOR



Your challenges expertly solved in partnership

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STANDARD ABBREVIATIONS USED IN THE M3NHF SCHEDULE OF RATES DESCRIPTIONS

It should be noted that the following information is provided as guidance only, and not all items may be covered.

(BOT)	Bottom
(BS)	Both Sides
(OS)	One Side
2L	Two layer
3L	Three layer
A	Amp
AA	Anodised aluminium
AC	Alternating current
BASEC	British Approvals Service for Cables
BCC	British Coal Corporation
BCMC	British Cable Manufacturers Confederation
BF	Both faces
BS	British Standard
Btu	British thermal unit
BWF	British Woodworking Federation
CCTV	Closed circuit television
CCU	Consumer control unit
CI	Cast Iron
CLG	Ceiling
CM	Cubic metres
CORGI	Council for Registered Gas Installers
CP	Chromium Plated
CR	Client's Representative
CT/ct	Coat
CWST	Cold water storage tank
DC	Direct current
dia	diameter
DIR	Direct
DP	Double Pole
dpc	Damp proof course
dpm	Damp proof membrane
EC7	Economy 7
EP	Ethylene propylene
EPDM	Ethylene Propylene Diene Monomer
F&E	Feed and expansion
FL&B	Framed, ledged and braced
FLR	Floor
GC	Gas chimney
GRP	Glass fibre reinforced polyester
GWCG	Georgian wired cast glass
GWPP	Georgian wired polished plate
HO	Home Office
HOFR	Heat, oil and flame retardant
horizon	horizontal
HP	High performance
HR)	
Hr)	Half round or hour depending on context
hr)	
HRC	High rupturing cartridge
HT	Height
HTR	Heater
HW	Hardwood
IEE	Institute of Electrical Engineers
IET	Institution of Engineering and Technology

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IND	Indirect
IT	Per Item i.e. comprising the whole of the works as detailed
KG	Kilogram
Kw	Kilowatts
L	Layer(s)
L&B	Ledged and braced
LM/M	Linear metres
LTR	Litres
LV	Low voltage
MCB	Miniature circuit breaker
MDF	Medium density fibreboard
MICC	Mineral insulated copper cable
MM	Millimetres
MS	Mild steel
ne	not exceeding
NICEIC	National Inspection Council for Electrical Installation Contracting
NS	Natural stone
OCC	Occupancy
PCC/pcc	Precast concrete
PM	Purpose Made
PR	Pair
PVC	Polyvinyl Chloride
PVCU/PVCu	Unplasticised Polyvinyl Chloride
RCD	Residual current device
RS	Reconstructed stone
SAA	Satin anodised aluminium
SEC	Security
SM	Square metres
STD	Standard
SW	Softwood
T and E	Twin and earth
T, G and V	Tongued, grooved and V jointed
TV	Television
UPVC	Unplasticised Polyvinyl Chloride
V	Volts
W	Watt
WC/wc	Water closet
WH	Wash hand
WHB	Wash hand basin
WK	Week
WP/wp	Waterproofing

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M3NHF SCHEDULE OF RATES: PLANNED MAINTENANCE AND PROPERTY REINVESTMENT WORKS – VERSION 8

GENERAL RULES

Schedule of Rates Descriptions

001 There are three levels of description for each Schedule of Rates item. Each of these, in particular, the Medium Description set out in the scope of Works envisaged for an Order for that item.

002 Each item has a 6 character alpha numeric code reference and a single character alpha priority code reference:

Example:

0011AA	KERB:RENEW 127X254MM PCC KERB Kerb:Renew precast concrete kerb, straight or curved by carefully taking up existing kerb and haunching, remove waste and debris, clean up concrete bed, supply and lay new 127x254mm precast concrete kerb and haunch to both sides including pointing, formwork and make good to existing finishes.	LM	36.67

Items are grouped in the following sections:

- Foundations;
- Groundworks;
- Fencing and Gates;
- Drainage;
- Brickwork;
- Masonry;
- Roofing;
- Carpentry and Joinery;
- Plasterwork and other Finishes;
- Wall and Floor Tile and Sheet Finishes;
- Painting and Decorating;
- Cleaning and Clearance;
- Glazing;
- Plumbing;
- Heating, Gas Appliances and Installations;
- Electrical;
- Specialist Treatments; and
- Scaffolding.

All Works are to be completed within the Response Periods indicated in Contract Details.

003 Each item in the Schedule of Rates represents the entire work content of the particular repair set out in the Schedule of Rates item. The Provider is deemed to have included for all ancillary items that are necessary to achieve the particular repair even though those items not specifically referred to in the Schedule of Rates item.

004 Descriptions in the Schedule of Rates may have minor inconsistencies in terminology between relative items and also between the three levels of Description for each item contained within the Contract Documents. This is due to the computer field size limitations and Order application of the Client's computer system. Where the context requires, minor omissions of text should not be taken to mean that work in connection with a particular repair and maintenance item in the Schedule of Rates can be left incomplete.

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005 In the Schedule of Rates the following definitions of measurement units are applicable:

HR – per hour
NO – per number or each
IT – per item i.e. comprising the whole of the Works as detailed
LM – per linear metre
SM – per square metre
CM – per cubic metre
PR - per pair

006 The Schedule of Rates items are deemed to be fully inclusive of all costs associated with the removal of asbestos and/or undertaking work in connection with products containing asbestos whether all such items are specifically mentioned within the Schedule of Rates Descriptions i.e. rates are deemed inclusive of all costs associated removal and disposal from site, together with all preparatory costs, running costs and final clean up, dismantling and removal costs.

007 The following definitions apply in the Schedule of Rates:

"approved", **"directed"** or **"selected"**	means as approved, directed or selected by the Client Representative whose decision shall be final.
"Code of Practice"	means any code of recommended practice produced by a Statutory Authority or an industry recognised body (including the Construction Leadership Council);
"ease"	means make minor adjustments to moving parts of the stated component to achieve a good fit in both open and closed positions and ensure free movement in relation to fixed surrounds, unless stated otherwise and make good as necessary;
"fix", "install" or **"lay"**	means supply and fix new Materials including all preparatory work;
"make good"	means carry out local remedial work to components, features and finishes which have been disturbed by other, previous Work under this Contract and leave in a sound and neat condition. The replacement of components or parts of components and redecoration of adjacent surfaces is not included;
"patch"	refers to a net area of under $1m^2$;
"overhaul"	means to undertake any repair necessary to restore a component or piece of equipment to full working order including diagnosing any fault, testing, carry out minor repairs/remedial work and provision and replacement of any defective parts or components.
"remove"	means disconnect, dismantle (as necessary) and remove the stated element, work or component and all associated accessories, fastenings, supports, linings and bedding materials, and dispose of unwanted materials including all removal and replacement required to gain access for the work. The removal of associated pipework, wiring, ductwork and/or other services is not included unless otherwise stated;
"renew"	means remove the existing item, supply and fix or fit the appropriate new replacement item(s) including all fitting, piecing out and preparatory work. All items include the supply and fixing of all materials required unless specifically referred to as supplied by others, "fix only" or "free issue";
"repair"	means carry out local remedial works to component features and finishes as found in the existing building, secure or refix, touch up/make good decorations as necessary and leave in a sound and neat condition. The replacement of components or parts of components and redecoration of adjacent surfaces is not included;

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"replace"	means remove the stated existing components, features and finishes, provide and fit matching (or other specified) new components, features or finishes and make good as necessary;
"service"	means to undertake the periodic service and inspection as recommended by the manufacturer including all testing, cleaning and provision and replacement of consumables
"Standards"	means the following: • technical specifications (as referred to in Regulation 42(11)(b) PCR 2015) published by the International Organisation for Standardisation, the British Standard Institute, or any other equivalent body; and • the standards set out in any applicable Code of Practice;
"to match existing"	means use products, materials and methods to match closely all visual characteristics and features of the existing work, with joints between existing and new work being as inconspicuous as possible, all to the approval of the Client Representative;

008 The Schedule of Rates contains composite items which are designed to cover a number of potential repairs to a particular component or installation e.g. Overhaul WC pan. When a composite item for repair is ordered the Provider is required to carry out all necessary repairs as may be required to the component or installation in order to effect a complete repair. If there is a subsequent fault to the same component or installation and such fault is, in the reasonable opinion of the Client Representative, deemed to be an integral part of the composite repair item which should have been attended to at the previous visit, then the Provider shall carry out such further remedial repairs as are necessary as a recall and at no extra charge to the Client.

009 The Schedule of Rates contains both elemental and composite items for particular repair, maintenance and renewal items. For example there are composite items for complete roof covering renewals which includes for tiles (including eaves, ridge tiles, verges, vents), underfelting, battens, renewal of flashings, soakers etc., and there are individual Schedule of Rates items covering these separate components. Where a complete repair/renewal is required such as a roof renewal then the cost chargeable will be based on the composite Schedule of Rate item(s) and not by adding together the individual Schedule of Rate items for each separate component part.

010 The selection of the Schedule of Rates codes to be used in the evaluation of any Works Order shall be at the sole and absolute decision of the Client Representative.

011 Floor area measurements and/or banding where stated in Schedule of Rates descriptions shall be deemed to be the "gross internal area" as calculated in accordance with the "RICS code of measuring practice" published by the Royal Institution of Chartered Surveyors.

012 Ceiling area measurements and/or banding where stated in Schedule of Rates descriptions shall be deemed to be the net measured area, including the area displaced by any wardrobes, cupboards, larders, store rooms and the like that cannot be walked into. Integral and/or adjoining walk-in wardrobes, cupboards, larders, store rooms and the like shall be treated as separate areas.

013 Works described in the Schedule of Rates and all Materials used in those Works must comply with all applicable Standards and Codes of Practice that are current at the time of their use. References in the Schedule of Rates to any Standards and Codes of Practice are to be construed as references to the latest version current at the time Works are undertaken. Where a specific Standard or a Code of Practice is referred to in the Schedule of Rates, this sets out the minimum acceptable standard of Materials or workmanship for the Schedule of Rates item and the Works.

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M3NHF SCHEDULE OF RATES: PLANNED MAINTENANCE AND PROPERTY REINVESTMENT WORKS – VERSION 8

PRICE FRAMEWORK RULES EXTRACT

1 SCHEDULE OF RATES AND TENDERED ITEMS

1.1 Provider to execute Works at Contract Rates

1.1.1 The Provider's tendered Rates include all costs required to undertake the Works and complying with this Contract including:

- all mobilisation and set up costs, including IT investment, mobile working and communications, vehicles, tracking devices, offices, depots, welfare and storage facilities, livery and branding, recruitment, TUPE consultation, training and induction;
- all costs of liaising, communicating and dealing with Customers;
- labour and all related costs (including PPE and health and safety related costs, travel and other non-productive time);
- Materials supply costs including delivery and collection costs;
- Equipment (including all scaffolding permits/licences/charges, tools and personal protective equipment);
- all temporary works and reinstatements;
- all payments to Utility Providers;
- supervision, transport (including parking, tolls and/or congestion, emission charges and/or all similar charges) depot and storage costs;
- water supply for the Works, including all necessary plumbing and removal of temporary facilities on the completion of Void Property Works;
- temporary artificial lights and electrical power and/or gas facilities;
- the temporary disconnection and protection of telephone installations including repositioning to maintain services, releasing wires and cables before undertaking the Works and later refixing them, redecoration, reconnection, reinstatement and the costs of making good;
- the temporary disconnection and protection of television and radio aerials, satellite dishes, receivers and the like including repositioning to maintain services, releasing wires and cables before undertaking the Works and later refixing them, redecoration, reconnection, reinstatement and the costs of making good;
- the removal of fittings to be replaced and work necessary to gain access to the item to be repaired or renewed, including the removal and subsequent refitting of all duct access panels, floorboards, shelving and cupboards, making good all damage and touching up decorations to match existing;
- the temporary removal, protection and reinstatement (where necessary) of all floor coverings, carpets, fridges, cookers, freezers, washing machines, drying machines, dishwashers, curtains including making good all damage and touching up decorations to match existing;
- liaison and co-ordination with the Client's other contractors and consultants for Specialist Works including programming their work alongside that of the Provider, providing preconstruction information, arranging access, providing welfare facilities, allowing those contractors and consultants to use standing scaffolding and other means of access and on-site co-ordination and co-operation;
- all waste, debris and waste disposal costs and charges (including permits, licences, tipping charges and landfill tax) arising from Materials;
- all costs of cleaning the Property to which the Works are being undertaken;
- preliminaries costs, Central Overheads and Profit (whether payable separately or included within the Rates tendered for the Works); and
- all other costs involved in the execution of the Works under this Contract including the costs of responding to any risks that occur.

1.1.2 No additional payments are to be made to the Provider for the performance of the Provider's obligations, duties and responsibilities under the Contract Documents other than those set out in the Schedule of Rates and this Price Framework except to the extent that the Contract Documents expressly provide for payment for them.

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1.2 Additions and deletions from the Schedule of Rates

1.2.1 The Client's Representative may delete items from the Schedule of Rates where the Client's Representative considers appropriate. No payment is to be made to the Provider as a result of such items being deleted.

1.2.2 The Client's Representative may require the inclusion of additional items within the Schedule of Rates. The Client will identify such items. The Client's Representative will either pre-price them or request a price from the Provider for the approval of the Client's Representative and inclusion in the Schedule of Rates.

1.2.3 Any additional items are to be priced on a comparable basis with existing items in the Schedule of Rates.

1.2.4 The Client's Representative's decision on the Rates for additional items will be final.

Note:

Paragraphs 1.1.1 to 1.2.4 above are extracted from Section 1 of The Price Framework Rules of the Price Framework and the Provider must familiarise themselves with the full extent of the Price Framework which applies in conjunction with the Schedule of Rates.

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RATE INCLUSIONS

Schedule of Rates Base Rates

001 The base rates included in this document have an evaluation date of January 2023.

002 The labour rates used are all-inclusive and are made up of constituent elements, examples of which include:

- Salaries
- Pension
- National Insurance
- Bonuses
- Non Productive overtime
- Sick pay
- Paid holiday
- Training
- Supervision
- Redundancy
- JIB benefit schemes

003 The most commonly used hourly labour rates in SOR items are:

Trade Code	Trade Description	Labour Rate (£)
M	Multiskilled operative (e.g. brickwork, carpentry, decorating, plastering, roofing)	20.92
M2	Multiskilled gang	36.89
E	Electrician operative	27.90
E2	Electrician gang	53.93
EE	Electrical engineer operative	32.66
EE2	Electrical engineer gang	62.93
P	Plumber operative	27.65
P2	Plumber gang	52.68
H	Heating engineer operative	31.22
ME	Mechanical engineer operative	30.78
GM	Grounds maintenance operative	18.45
FD	Fire door operative	25.10
S2	Scaffolding gang	30.40

003 Gang rates are calculated using a 2-man average gang based on a mix of operative types as defined by that trade's working rules, for example:

- Multiskilled – 1 craft building operative, 1 general operative
- Electrical – 3 craft electricians, 1 approved electrician, 1 stage 3 trainee electrician
- Plumbing – 4 trained plumbers, 1 advanced plumber
- Electrical engineering – 3 technicians, 2 craft electricians

005 Additional to labour costs the base rates are made up of the following parts:

- Materials
- PC Sums and Specialist costs where applicable
- Vehicle costs at £5.50 per hour
- Non productive time at 10%
- Profit at 5%
- Overheads at 12%

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MEASUREMENT RULES

The rules for the measurement of items included in this Schedule of Rates will be those detailed within the All Trade Preambles and this Appendix as follows:

.1 For items in the Schedule of Rates which are measured (indicated in LM/SM/CM), the Client will reimburse the Provider for works on the following basis.

The use of an item and the usage rate is less than 1 (one) the charge shall be as for 1 (one) whole. Where however, more than 1 (one) whole is used reimbursement shall be pro-rata the item schedule rate i.e. 1.27 LM, SM, or CM = 1.27 **to two decimal places**, (multiplied) by the unit schedule rate.

.2 For Items in the Schedule of Rates where the Unit of Measure is per No. (Number) or IT (Item), then the charge shall be as for 1 (one) whole multiplied by the unit schedule rate.

.3 For Items in the Schedule of Rates where the Unit of Measure is per HR (Hour) then the charge shall be to two decimal places, recorded to the nearest 15 minutes, irrespective of whether more or less than 1 (one) whole i.e. 0.50, 1.25 etc., multiplied by the unit schedule rate.

.4 All quantities for Schedule of Rates items measured by LM or SM or CM must be measured as the nett length, area or volume as applicable, after deduction of all gaps, breaks, openings, voids and the like within the area or at the boundaries of the work measured regardless of size.

.5 Where the same Schedule of Rates item may be specified in different locations and issued on the same Order for works within a dwelling, the quantity to be claimed against that Schedule of Rates item shall be aggregated to reflect the total quantity used in accordance with this measurement rule.

Specific rules for the measurement of scaffolding, only where reimbursable by operation of the provisions contained in the **Price Framework** are as follows:

.1 General and system scaffolding for Responsive Maintenance is designated in ranges of height. The height shall mean the vertical height measured from average scaffold base plate level to the upper surface of the top working platform. In the case of scaffolding with a top working platform at differing levels the average height shall be used. The scaffolding is measured the horizontal length along the face of the structure to which access is required.

General scaffolding for Planned Maintenance is designated by whether single or multi lifts and by the period of time the scaffolding is to be in place from completion of erection until the Works for which the scaffolding has been erected are signed off by the Client's Representative as being satisfactorily completed. The height shall mean the vertical height measured from average scaffold base plate level to the upper surface of the top working platform. In the case of scaffolding with a top working platform at differing levels the average height shall be used. The scaffolding is measured the horizontal length along the face of the structure to which access is required.

.2 Scaffold towers is itemised and designated by vertical height irrespective of plan dimensions. The height shall mean the vertical height measured from the tower base plates/wheels as appropriate to the upper surface of the top working platform. The items are deemed to include for providing towers of any suitable dimensions to suit access available.

.3 Chimney scaffolding is itemised and designated by height above ground level, irrespective of the girth. The height shall mean the vertical height measured from ground level to the upper surface of the working platform.

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MEASUREMENT RULES (cont'd)

Specific rules for the measurement of scaffolding, only where reimbursable by operation of the provisions contained in the **Price Framework** are as follows: (cont'd)

.4 Working platforms to general scaffolding are deemed to be four boards wide and shall be measured per linear metres of platform.

.5 For any type of scaffolding the additional height above working platforms due to handrails, screens, gantries and the like is deemed to be included.

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M3NHF SCHEDULE OF RATES: PLANNED MAINTENANCE AND PROPERTY REINVESTMENT WORKS – VERSION 8

MEASUREMENT PREAMBLES

The following are provided as indicative examples only and are not deemed to be exhaustive of the work content of items included in the Schedule of Rates. Clients may wish to review and adapted as necessary prior to incorporation into any tender or other Contract documentation so they are compatible with the maintenance service to be provided and the particular Schedule of Rates with which they are to be used.

It should be noted that a measurement preamble stated in one or more of the following sections shall, where applicable, equally apply to another section although not being specifically mentioned in that section as such.

Generally

Generally Rates Deemed to Include

A. Rates for all Schedule of Rates items in all trades generally are deemed to include as appropriate for the following:

.1 All work that can reasonably be deemed to be included either as good workmanship, including the provision of materials and plant, or accepted practice whether or not specifically referred to in this document. The Client Representative's decision on this will be final.

.2 Clearing away all arisings, redundant materials, debris, rubbish etc., from site including damping down to reduce dust, loading into skips at ground level, skip hire or equivalent, transport, landfill, recycling and other form of waste disposal including all associated licences, permits and the like and the payments of all related fees and charges. Note: Schedule of Rates items for skip hire are NOT claimable for removal of waste etc. arising out of the execution of work ordered and removal of waste is deemed to be included in each respective Schedule of Rates item.

.3 The removal and disposal of all non licensed work on asbestos containing materials, whether it is notifiable or non notifiable work (in accordance with and as defined in the Control of Asbestos Regulations 2012) such as but not limited to textured coatings, asbestos cement sheeting and roof tiles, vinyl floor tiling, gaskets etc.

.4 Working in conjunction with all non licensed work on asbestos containing materials, whether it is notifiable or non notifiable work (in accordance with and as defined in the Control of Asbestos Regulations 2012) such as but not limited to textured coatings, asbestos cement sheeting and roof tiles, vinyl floor tiling, gaskets etc.

.5 All necessary trestles, ladders, boards, towers, scaffolding and other means of access to the external elevations, , in all situations where a working platform is required at a level below 2 metres above general ground or floor level, including maintaining in accordance with appropriate safety regulations, clearing away on completion and making good all work damaged or disturbed.

.6 All necessary temporary barriers, hoardings and protection for safe and proper execution of the Works, for protecting the public and the occupants of adjoining premises and for meeting the requirements of any Statutory Authority, including maintaining in accordance with appropriate safety regulations, clearing away on completion and making good all work damaged or disturbed.

.7 Temporary supports, shoring or hoarding to existing structure including maintaining, adapting and clearing away on completion and making good all work damaged or disturbed.

.8 Temporary dustproof, weatherproof and security screens, etc., as required complete with doors including maintaining, adapting and clearing away on completion and making good all work damaged or disturbed.

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Generally Rates Deemed to Include (cont'd)

A. Rates for all Schedule of Rates items in all trades generally are deemed to include as appropriate for the following: (cont'd)

.9 All preparatory work, setting and marking out, including provision and removal of temporary profiles.

.10 Taking up any necessary boarding, de-nailing timbers, relaying boarding and punching in nail heads.

.11 Taking off and re-fixing gutters, downpipes, bird guards, TV/radio aerials, satellite dishes, electricity, TV, British Telecom cables, radiators, boilers, kitchen units, sanitary appliances, electrical switch and socket plates and the like to facilitate the renewal or repair of any component.

.12 Removing all screws, nails, plugs and the like associated with the removal of any item.

.13 Setting aside, storing, cleaning and subsequently re-fixing items described as re-fixed.

.14 Setting aside, protecting and reinstating tenants' furniture, white goods, floor coverings, chattels, fixtures, fittings and other property and clearing roof space where necessary to undertake the works ordered.

.15 Fixing to any surface with nails, screws, blocks, glue, bolts etc., as required including drilling, packing and scribing.

.16 Jointing and or finishing new materials including additional material where required.

.17 Jointing and or finishing new materials to existing including additional material where required.

.18 Matching all materials to existing.

.19 Making good existing structure, finishings etc. as necessary.

.20 Moving items of furniture and the like including site furniture from one location to another or replacing. Moving sold fuel from one location to another,

.21 Collection and transportation of any size name plate/sign including engraved and laminated signage, any means of fixing to any type of background.

.22 Protecting the whole of the works.

.23 Seeking the approvals of the Client and or Client Representative in respect of any Works including any reasonable waiting or other down time whilst awaiting approval.

.24 Draining down, removal, setting aside and refixing radiators, refill the radiator and system including inhibitor, bleed, test and balance system.

.25 All pre-inspection visits or surveys to ascertain location of work, checking, measuring, location of and diagnosis of faults, scope, quantification and evaluation of Works to be undertaken etc.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Scaffolding

Scaffolding Rates Deemed to Include

A. Rates for scaffolding are deemed to additionally include as appropriate for the following:

.1 Basing out, preparing and levelling of ground, provision of additional support, base plates, spreaders and the like as necessary.

.2 Protection of the structure fabric, finishings, roof coverings and the like.

.3 Provision of all requisite tubes and fittings of every description, delivery, handling and removal.

.4 Erecting, supporting, maintaining, adapting and dismantling as required.

.5 Bridging across structures and all other obstructions where necessary.

.6 Removal, temporary storage/resiting, protection and subsequent reinstatement as required of all TV, radio and telecommunication aerials, satellite dishes and the like.

.7 Fans, gantries, hoardings, sheeting and double boarding of working platforms to afford protection around/over entrances, paths, rights of way and other forms of access or thoroughfare.

.8 Working platforms to towers and chimney scaffolding.

.9 Toe boards, guard-rails, handrails, safe ladder access, ladders, brickguards, elevational debris netting/sheeting, warning signs, taping and the like.

.10 Ancillary plant and equipment such as tower feet/wheels, out-riggers, cross bracing, gin wheels, ropes and the like.

.11 Lighting and/or alarming where deemed necessary or appropriate and/or as specifically directed by the Client Representative.

.12 Protection against lighting strike.

.13 Fixed handholds and physical ties to the structure where necessary, subsequent removal and making good.

.14 Provision of certified structural design calculations and erection certificates to the Client Representative where required under the Contract.

.15 Reinstatement of ground and making good any damaged surfacing and/or paving's if necessary.

.16 Compliance with all Regulatory Requirements including provision of all associated licences, permits and the like and the payment of all related fees and charges.

.17 Additional lifts of scaffolding, working platforms, handrails, ladders, other access provisions and the like necessitated by structure/roof design, for example changes in roof pitches at mansards and anything similar.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Excavation and Earthwork

Excavation and Earthwork Rates Deemed to Include

A. Rates for excavation and earthwork are deemed to additionally include as appropriate for the following:

.1 Clearing all site vegetation (including where overgrown), grubbing up roots, lifting turf for preservation, storing, maintaining and subsequently preparing/cultivating ground, relaying and watering and application of weedkiller.

.2 Herbicides, cleaning chemicals and the like

.3 Grubbing up vegetation including any hedging and all roots, uncharted drains and services, etc., that may be encountered.

.4 Working in or next to existing buildings.

.5 Working next to public footpaths, roads and the like.

.6 Working next to or around existing services, maintaining and protecting as required.

.7 Levelling and compacting formation including filling soft spots with hardcore, backfilling and compacting selected material and disposal of all surplus excavated material from site.

.8 Excavating by hand or mechanical means in any kind of material (including hardcore, running silt and running sand). No additional cost will be entertained if it is found that the proposed method is impractical.

.9 Multiple handling of excavated material.

.10 Breaking up any material encountered including concrete, brickwork, masonry, bitumen macadam, stonework, rock or any like hard material.

.11 Earthwork support including everything necessary to uphold the sides of the excavations.

.12 Allowances for working space as necessary to accommodate formwork, brickwork, rendering, tanking or similar work including additional excavation, earthwork support, backfilling and disposal.

.13 Blinding surfaces of hardcore beds and filling to excavations with approved fine material.

.14 Disposal of ground and surface water, including by pumping if necessary.

.15 Temporary barriers, warning signs and the like, watching and lighting.

.16 Cutting any type of grass

.17 Laying paving to falls, crossfall, dishing to gullies, all cutting at permiter and within areas, rebedding existing manholes covers and frames, stopcock boxes etc.

.18 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Demolition

Demolition Rates Deemed to Include

A. Rates for demolition are deemed to additionally include as appropriate for the following:

.1 Adequate strutting, propping and other protection to maintain stability of adjacent structures or parts of structures both during and after completion of demolition works.

.2 Cutting and fixing ends of lintels.

.3 Labours, mortices and inserts on precast concrete components.

.4 Bonding brickwork to new or existing brickwork/masonry.

.5 Retaining insulation in cavities of hollow walls.

.6 Removal of all insitu and applied finishings in conjunction with the taking down of all structural and non-structural walls, partitions and the like.

.7 Demolishing piers and the like within the running length.

.8 Holes, chases, mortices and the like

.9 Removal of all timbers, fixtures and fittings including stripping out all associated cleats, bearers and fillets and withdrawing all plugs, all denailing and all subsequent making good to finishes disturbed.

.10 Watering to prevent nuisance by dust.

.11 Cutting out, cutting back and plugging off as appropriate any redundant piping, tubing, conduit, wires, bars etc., encountered during any demolition works.

.12 Extending finishings, decorations, skirtings, picture rails, cornices and the like into or over newly formed or infilled openings.

.13 Draining down and subsequent refilling of any heating or water services necessary in conjunction with demolition works being undertaken.

.14 Disconnecting all mechanical and electrical services (including earth bonding) and temporary diverting and reconnecting of same or capping off at a suitable location to leave the existing installations in a safe working order.

.15 Giving the required notices to Local Authorities, gas water or electricity companies and complying with any specific instruction from them.

.16 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Fencing and Gates

Fencing and Gates Rates Deemed to Include

A. Rates for fencing and gates are deemed to additionally include as appropriate for the following:

.1 Clearing all site vegetation (including where overgrown),, grubbing up roots, lifting turf for preservation, storing, maintaining and subsequently preparing/cultivating ground, relaying and watering and application of weedkiller.

.2 Grubbing up vegetation, roots, uncharted drains and services, etc., that may be encountered.

.3 Removal of gates with removal of fences

.4 Working next to existing buildings.

.5 Working next to public footpaths, roads and the like.

.6 Working next to or around existing services, maintaining and protecting as required.

.7 Levelling, compacting, grading and shaping formation level, backfilling and compacting selected material and disposal of all surplus excavated material from site.

.8 Excavating by hand or mechanical means in any kind of material (including hardcore, running silt and running sand), no additional cost will be entertained if it is found that the proposed method is impractical.

.9 Multiple handling of excavated material.

.10 Breaking up any material encountered including concrete, brickwork, masonry, stonework, bitumen macadam rock or any like hard material.

.11 Earthwork support including everything necessary to uphold the sides of the excavations.

.12 Allowances for working space as necessary to accommodate formwork, brickwork, rendering, tanking or similar work including additional excavation, earthwork support, backfilling and disposal.

.13 Alterations as may be necessary to existing fencing, hedges, shrubs, trees and the like to accommodate work.

.14 Removing and refixing wire, boards and the like when replacing posts

.15 Disposal of ground and surface water, including by pumping if necessary.

.16 Excavation, concrete, backfilling etc of all post holes in any materials.

.17 Setting out and alignment of all fencing including curved, stepped and/or sloping fencing.

.18 Joining/jointing new sections of fencing to existing and abutments with structure.

.19 All necessary cutting of boards, posts and the like.

.20 Temporary supports.

.21 Using pressure impregnated timber.

.22 Applied preservative treatment coatings as finishing.

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Fencing and Gates Rates Deemed to Include (cont'd)

A. Rates for fencing and gates are deemed to additionally include as appropriate for the following (Cont'd):

.23 Framing together timber gates with mortice and tenon joints.

.24 All labour, materials, fixing or hanging, glue, nails, screws, plugs, and everything necessary for the proper completion of the works.

.25 Fixing with nails unless otherwise instructed.

.26 Framing up, welding, drilling, bolts, nuts and fabrication and fixing of metal gates.

.27 End posts, corner posts, gate posts, straining posts and the like.

.28 Eye bolts, straining bolts, ratchets and the like.

.29 Any type of top to boards (round top, square top and the like).

.30 Any background for ironmongery fixing

.31 Decoration to match existing site pattern

.32 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Drainage

Drainage Rates Deemed to Include

A. Rates for drainage are deemed to additionally include as appropriate for the following:

.1 Clearing all site vegetation (including where overgrown),, grubbing up roots, lifting turf for preservation, storing, maintaining and subsequently preparing/cultivating ground, relaying and watering and application of weedkiller.

.2 Excavation by hand or machine as necessary and appropriate for the location of the work.

.3 Working in or next to existing buildings.

.4 Working next to public footpaths, roads and the like.

.5 Working next to or around existing services, maintaining and protecting as required.

.6 Levelling and compacting formation level including filling any soft spots with hardcore, backfilling and compacting selected material and disposal of all surplus excavated material from site.

.7 Earthwork support including everything necessary to uphold the sides of the excavations.

.8 Allowances for working space as necessary for formwork, brickwork, rendering, tanking or similar work including additional excavation, earthwork support, backfilling and disposal.

.9 Blinding surfaces of hardcore beds and filling to excavations with approved fine material.

.10 Disposal of ground and surface water.

.11 Breaking up and removing concrete, brickwork, blockwork, masonry, bitumen macadam, rock and other obstructions.

.12 Sulphate resisting cement where required.

.13 Formwork and temporary support to concrete where required.

.14 Temporary diversion of existing drains, maintaining flow and subsequently reinstating on completion of the works.

.15 Stopping off ends of redundant drains.

.16 Jointing including special joints (to existing pipes, joints to pipes of different materials and sizes including couplings and the like)

.17 Fittings on new pipes (bends, branches, shoes, swan-necks and the like)

.18 Holes in structure, manholes etc. for pipes

.19 Making good finishes around pipes, supports etc.

.20 Vertical expansion boards to concrete surrounds at pipe joints.

.21 Coring, cleaning and flushing all drains, gullies and manholes etc., on completion.

.22 Clearing/Cleaning contaminated areas after clearing blockages.

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Drainage Rates Deemed to Include (cont'd)

A. Rates for drainage are deemed to additionally include as appropriate for the following (cont'd):

.23 Clearing debris from pipelines in preparation for CCTV inspection.

.24 Laying to falls.

.25 Testing all drainage, commissioning and providing all certificates required by the relevant authorities, bodies or the Client.

.26 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Concrete Work

Concrete Work Rates Deemed to Include

A. Rates for concrete work are deemed to additionally include as appropriate for the following:

.1 Sulphate resisting cement where required.

.2 Ordinary and fair face formwork and temporary supports to all concrete where required.

.3 Filling into or on to formwork and well tamping around reinforcement.

.4 Compacting concrete.

.5 Tamped, trowelled or smooth finish including laying to falls, cross falls and slopes.

.6 Working around obstructions, frames and the like.

.7 Making good to existing finishings and the like, labours (fair joints, jointing to existing and the like).

.8 Forming all holes, mortices, chases and the like.

.9 Expansion/contraction/construction joints of any kind.

.10 Rolling margins on all reinforcing bar.

.11 Cutting, bending or forming reinforcement to required shape and for all hooks, tying wire, spacers, chairs and the like.

.12 Reinforcement to cast insitu concrete (where required) and all precast concrete.

.13 Laps, tying wire and temporary supports to fabric reinforcement.

.14 Provision of a polythene DPC laid on sand blinding for all internal solid floor constructions or repairs, whether specifically stated or not.

.15 Welted and sealed laps and turn ups/downturns to damp-proof membranes.

.16 Lintels, cills and the like including the provision of all cast-in fixing blocks, slips or strips as required.

.17 Bedding precast concrete lintels, padstones etc., in cement or cement lime mortar and pointing as required.

.18 Provision of all cast-in fixing blocks, slips or strips required by other trades into cast insitu and precast components.

.19 Ends, angles, mitres, dropper kerbs and the like, curved work, kerbs in various lengths and kerbs laid flat or upright.

.20 Any size of channel

.21 Fair cutting macadam or asphalt surfacing or the like to facilitate kerb laying...

.22 Making good existing asphalt/bitumen macadam/concrete paving/surfacing and the like

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Concrete Work Rates Deemed to Include (cont'd)

A. Rates for concrete work are deemed to additionally include as appropriate for the following (cont'd):

.23 Provision of hand or machine mixed concrete as appropriate to the nature and circumstances of work being undertaken.

.24 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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M3NHF SCHEDULE OF RATES: PLANNED MAINTENANCE AND PROPERTY REINVESTMENT WORKS – VERSION 8

Brickwork, Blockwork and Masonry

Brickwork, Blockwork and Masonry Rates Deemed to Include

A. Rates for brickwork, blockwork and masonry are deemed to additionally include as appropriate for the following:

.1 Internal and external work

.2 All rough and fair cutting including cutting and fitting around obstructions and the like.

Labours (fair joints, jointing to existing and the like

.3 Forming rough and fair labours i.e. grooves, throats, mortices, chases, rebates, holes, stops, mitres, eaves filling, returns, ends, bonding new to new and new to existing, extra material for returns and bonding, grouting, all labours and setting out and plumbing angles.

.4 Expansion/contraction/construction joints of any kind.

.5 Raking out joints and hacking faces to form key for finishings.

.6 Incidental structural supports where required including centering to new and rebuilt flat or cambered arches.

.7 Building against other surfaces/finishes including any cutting and pinning where required.

.8 Building overhand where required.

.9 Laying to curve

.10 Laying to falls, cross falls and slopes

.11 Cutting and forming easing to flue linings, bends and cutting walls around flue linings.

.12 Constructing work in any bond.

.13 Special bricks/blocks for ends and angles on copings and the like

.14 Additional fixing profiles, cramps, ties etc., as required.

.15 Finishing fair face and pointing with any type of joint as required.

.16 Labour and facing to returns, ends and angles to copings, cills and the like.

.17 Forming cavities between skins of hollow walls including stainless steel ties and insulation as required.

.18 Cutting, pinning and wedging load bearing work to soffits of existing work.

.19 Extending plaster, decorations, skirtings etc., where any openings filled in or cut through existing walls.

.20 Damp-proof courses and membranes including laps and bedding in cement mortar.

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Brickwork, Blockwork and Masonry Rates Deemed to Include (cont'd)

A. Rates for brickwork, blockwork and masonry are deemed to additionally include as appropriate for the following (cont'd):

.21 All cutting or forming grooves and bedding and pointing to flashings, damp proof courses and to accessories i.e. ventilators, precast concrete units etc.

.22 Precast concrete units include for moulds, stooled ends and all exposed surfaces finished smooth

.23 Injection holes for chemical damp proof courses including making good.

.24 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Roofing

Roofing Rates Deemed to Include

A. Rates for Slate and Tile roofing are deemed to additionally include as appropriate for the following:

.1 Measured nett area, all voids within the roof area and at boundaries shall be deducted regardless of size.

.2 All cutting of underlay, trimming of battens around openings, at hips and valleys.

.3 Provision of tilting fillets to rafters, firrings to joists, additional battens around openings.

.4 Additional labour and work in forming voids and openings.

.5 All setting out to achieve gauge and laps.

.6 Work to any pitch, gauge and lap.

.7 Extra material in laps.

.8 All patent fixing clips, nails and fixings.

.9 Extra material bonding new roof tile and slates to existing.

.10 Provision of one and a half or double courses of roof tiles and slates at eaves.

.11 Form all verges eaves, abutments, undercloaks, and pointing ends, angles and intersections.

.12 All cutting of roof tiles and slates as required.

.13 Form all holes required for vent pipes, roof vent tiles etc.

.14 Provision of all soakers, saddles, finials etc.

.15 All cement mortar pointing and flaunching to chimneys, parapet walls, abutments etc.

.16 Undertaking the work in patches and small isolated areas.

.17 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

B. Rates for Felt roofing and proprietary sheet or sheet/liquid applied roofing system are deemed to additionally include as appropriate for the following:

.1 Measured nett area, all voids within the roof area and at boundaries shall be deducted regardless of size.

.2 Upstands, skirtings etc are not measured and deemed to be included in nett area of felt roofing.

.3 All laps, drips, welts, beads, fillets, rolls, joints, upstands and skirtings, and downturns.

.4 Application of a well brushed priming coat to all screed and concrete base surfaces.

.5 Undertaking the work in patches and small isolated areas.

.6 All additional labour and material in laying felt roofing to falls and crossfalls.

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Roofing Rates Deemed to Include (cont'd)

B. Rates for Felt and proprietary sheet or sheet/liquid applied roofing system roofing are deemed to additionally include as appropriate for the following (cont'd).

.7 All additional labour, cutting and material in forming joints to existing felt roofing.

.8 All cutting.

.9 All dressing and bossing, and wedging into grooves, etc and pointing in silicone/mastic.

.10 All additional bonding between layers.

.11 All additional labour and material dressing to roof outlets, and around pipes, standards and the like.

.12 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

C. Rates for Asphalt roofing and liquid applied roofing membranes and proprietary systems are deemed to additionally include as appropriate for the following:

.1 Measured nett area, all voids within the roof area and at boundaries shall be deducted regardless of size.

.2 Upstands, skirtings etc are not measured and deemed to be included in nett area of asphalt roofing.

.3 All laps, drips, welts, beads, fillets, rolls, joints, upstands, skirtings and downturns.

.4 Undertaking the work in patches and small isolated areas.

.5 All additional labour and material in laying asphalt roofing to falls and crossfalls.

.6 All additional labour, dressing and material in forming collars and pipe sleeves.

.7 All dressing and bossing, and wedging into grooves, etc and pointing in silicone/mastic.

.8 All additional labour and material in forming joints to existing asphalt roofing.

.9 All additional labour & material dressing to roof outlets, around pipes, standards & the like.

.10 Provision of glass fibre isolating membranes and vapour barriers.

.11 Provision of expanded steel metal lathing as required.

.12 Provision of high bond primer and oxidised bitumen based bonding compounds.

.13 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

D. Rates for Leadwork, lead alternative, copper and zinc in roofing are deemed to additionally include as appropriate for the following:

.1 Lead, copper and zinc flat roofing is measured nett area, all voids within the roof area and at boundaries shall be deducted regardless of size.

.2 All laps, drips, welts, beads, fillets, rolls, joints, upstands and skirtings, and downturns.

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Roofing Rates Deemed to Include (cont'd)

D. Rates for Leadwork, lead alternative, copper and zinc in roofing are deemed to additionally include as appropriate for the following (cont'd):

.3 Undertaking the work in patches and small isolated areas.

.4 All additional labour and material in laying lead, copper or zinc roofing to falls and crossfalls.

.5 All additional labour, dressing and material in forming collars and pipe sleeves.

.6 All dressing and bossing, and wedging into grooves, etc and pointing in silicone/mastic

.7 All additional labour and material in forming joints to existing lead roofing, flashings, gutters etc.

.8 All additional labour and material dressing to roof outlets, and around pipes, standards and the like.

.9 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

E. Rates for roofing are additionally deemed to include as appropriate the following:

.1 Disposal of all old and redundant roofing material including waste generated in undertaking the works.

.2 All making good.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Woodwork

Woodwork Rates Deemed to Include

A. Rates for woodwork are deemed to additionally include as appropriate for the following:

.1 Any location of work.

.2 Levelling, packing and adjusting to present a perfectly level, even and true frame or backing.

.3 All labours, grounds, battens, packings, noggins, cleats, solid strutting, jointing timbers, holes, bolts, etc., and treating cut ends with brush applied preservative to structural timbers.

.4 All grounds, battens, noggins, tilting fillets, firring pieces and the like and for all necessary packing and adjustment to present a perfectly level, even and true frame or backing.

.5 Taking off and renewing defective battens, bituminous felt underlays and vapour barriers where replacing roof or weatherboarding.

.6 Ends, angles, mitres, splayed edges, scribing denailing and punching in nails and other labours for all items of woodwork.

.7 Rates for cladding and covering shall include for all labours i.e. edges, junctions, angles, ends, intersections and the like, beam filling, jointing and sealing, bedding edges and pointing, remove/refix existing tiles, slates and leadwork incidental to the work carried out, ends, angles, intersections and the like to ridges and hips incl. any necessary filling, laps, trims channels and the like.

.8 Rates for linings, sheathing and dry partitioning shall include for denailing and punching in nails, additional studding, noggins and the like, studding, skirting and cover fillets associated with bath panels, firring pieces and the like, leaving replacement floors or underlays level with existing floors, additional support battens where ceiling edges run parallel with floor joists (or similar situations to ceilings and wallboarding).

.9 Talking up any type of flooring (including tongued and grooved)

.10 Taking off and subsequently refixing skirtings, architraves, stops, saddles etc. where required.

.11 Taking out and subsequently refixing sanitary fittings, kitchen fittings etc to accommodate work.

.12 Battens/grounds for skirting, cover strips and the like.

.13 Taking down and refixing as required bath panels, duct casings, support framework to bath panels and duct casings etc.

.14 All bearers and fixings to any surface.

.15 Splicings, piecing in and all making good in repairing and overhauling or replacing doors, windows, frames, ironmongery and the like.

.16 Mastic pointing to external door or window frames.

.17 Dovetail and scarfed joints, notchings and fitting ends of timbers to metal sections, shoes and heads, trimming floor joists, ceiling joists and rafters to openings for hearths, chimneys, trap doors and the like.

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Woodwork Rates Deemed to Include (cont'd)

A. Rates for woodwork are deemed to additionally include as appropriate for the following (cont'd):

.18 Fitting new ironmongery to all new external doors or refitting existing as specified, including all necessary parts and fixings so as to be fully operational.

.19 Pre-priming or factory priming all finished timber and joinery (irrespective of whether standard or purpose made)

.20 Unless otherwise described as being "prepared for decoration" or "prepared for re-decoration", the painting of two undercoats and one gloss oil colour finishing coats following installation of the work whether described in the Schedule of Rates descriptions or not.

.21 Unless specified otherwise, sourcing all new ironmongery to match existing removed so far as is practicable.

.22 Overhauling ironmongery is to include for taking off, dismantling, renewing any defecting parts, oiling as required, assembling and refixing with new screws or fixings to leave in perfect working order.

.23 Overhauling, easing and adjusting doors, windows etc., is to include for all repairs required to the complete door or window and their associated frames, linings, architraves, stops etc., and not just one repair. The work includes for taking off all ironmongery, carrying out all repairs to the item, easing and adjusting the door or window to fit its frame or lining, fully repairing or if specified renewing all ironmongery, including oiling to leave the whole item to be repaired in full and good working order.

.24 Rates for windows shall include for ventilators, condensation channels, ventilated glazing beads, glass locking systems, multi-point locking systems, adjusting existing frame to suit new ironmongery including any type of hinge or sash spring, fixings and fastenings (incl. to any type of plastic frame), beads, quadrants, coverslips and the like, labours on timbers (rebates, grooves, mouldings and the like, any type of draughtproofing including silicon sealant around frames.

.25 Rates for ironmongery generally include for fitting and fixing, including cutting, sinking, boring, morticing etc., lubricating and adjusting all locks, catches, etc., splicing in where necessary, and easing and adjusting door or window, and all making good as required.

.26 The rates for all new softwood or hardwood external doors includes for any size and either supplying the doors to the exact size or cutting down a larger door to suit the existing frame or lining size, including the provision and adaptation of door blanks where necessary. No extra payment will be made due to difficulties in accurately fitting any door to existing linings. Rates include for decoration and finishes (including factory finishes), any component of pre-finished softwood or hardwood door (glass, solid panels, finish, weather/trapper bar, hinges, multipoint locking system and handles, security devices, door viewer letterplates and the like.

.27 The rates for all new softwood or hardwood external doorsets includes for any size. No extra payment will be made due to difficulties in accurately fitting any doorset to existing opening. Rates include for decoration and finishes (including factory finishes), any component of pre-finished softwood or hardwood doorset (frame, cill or threshold, glass, solid panels, finish, weather/trapper bar, hinges, multipoint locking system and handles, security devices, door viewer letterplates and the like, fixing frame to structure, sealant and trim.

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Woodwork Rates Deemed to Include (cont'd)

A. Rates for woodwork are deemed to additionally include as appropriate for the following (cont'd):

.28 The rates for all new fire doorsets includes for any size. No extra payment will be made due to difficulties in accurately fitting any doorset to existing opening. Rates include for decoration and finishes (including factory finishes), any component of pre-finished doorset (frame, cill or threshold, glass, solid panels, finish, weather/trapper bar, hinges, multipoint locking system and handles, security devices, door viewer letterplates and the like, fixing frame to structure, fireproofing sealant and trim.

.29 The rates for all new internal flush doors includes for any size and either supplying the doors to the exact size or cutting down a larger door to suit the existing frame or lining size, including the provision and adaptation of door blanks where necessary. No extra payment will be made due to difficulties in accurately fitting any door to existing linings. Rates include for pre-priming and leaving for decoration, hinges, mortice latch and lever handles, and bathroom thumb turn latch and lever handles were applicable. Internal flush doors described as being decorated are to receive two undercoats and one finishing coat of glass paint on faces and edges. Internal doorsdescribed as Pre-finished will have their finish applied by the manufacturer.

.30 The rates for all new internal firecheck FD30 and FD60 flush doors includes for any size and supplying the doors to the exact size to suit the existing frame or lining size, No extra payment will be made due to difficulties in accurately fitting any door to existing linings. Rates include for pre-priming and leaving for decoration, fire rated hinges, mortice latch and lever handles, and self closer. Internal flush firecheck FD30 and FD 60doors described as being decorated are to receive two undercoats and one finishing coat of glass paint on faces and edges. Internal firecheck FD30 and FD60 doors described as Pre-finished will have their finish applied by the manufacturer.

.31 The rates for all new internal firecheck FD30 and FD60 flush doorsets includes for any size and supplying the doors to the exact size to suit the existing frame or lining size, No extra payment will be made due to difficulties in accurately fitting any doorset to existing openings. Rates include for fireproof sealants and bedding to frame, pre-priming and leaving for decoration, fire rated hinges, mortice latch and lever handles, and self closer. Internal flush firecheck FD30 and FD60 doors described as being decorated are to receive two undercoats and one finishing coat of glass paint on faces and edges. Internal firecheck FD30 and FD60 doors described as Pre-finished will have their finish applied by the manufacturer.

.32 The rates for all doors/door frames shall include for all beads, stops (including stops for fire doors), quadrants, architraves, and the like, adjusting existing frames, thresholds, stops and the like to suit new doors including forming rebates for multiple locking systems, adjusting existing doors or frames to suit ironmongery, cutting bottoms of doors to adjust height, fixings and fastenings, refixing keepers when replacing sections of door frame, rising butt hinges in lieu of butt hinges where required and all labours.

.33 Rates for all doors and windows shall include for framing, studding, packing, sticking, screwing, cramping, welding, glazing, ironmongery, decoration and finishes (incl., factory finishes) and all materials not specifically mentioned, but required to make and fix the whole to work perfect.

.34 Rates for timber stairs, walkways and balustrades shall include for any size of timber members (treads, risers, handrails, strings and the like, ends, angles, ramps, wreaths and the like on newels, handrails and the like, housing joints, work on the rake, adjusting existing staircase to receive new members (e.g. forming mortices, grooves and the like), labours on timbers (mouldings, rebates, grooves, tongues and the like), wedging treads and risers, blocking, dowelling, pelleting and gluing, grounds and other supports for handrails, metal connectors, fixings, fastenings, brackets and the like including replacing/re-securing existing.

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Woodwork Rates Deemed to Include (cont'd)

A. Rates for woodwork are deemed to additionally include as appropriate for the following (cont'd):

.35 Provision of kitchen units as pre-assembled or in flat pack form. Assembly on site in the case of all flat pack units.

.36 Provision of kitchen units, unless expressly stated to the contrary as complete components inclusive of all doors, shelves, drawers, blank/finishing panels, drawer runners, shelf supports, hinges, handles and all other ironmongery and the like.

.37 Joining and or mitreing worktops as necessary.

.38 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

B. Rates for Kitchen Fittings, worktops etc. are deemed to additionally include as appropriate for the following:

.1 Sheet backing to kitchen units.

.2 Notching, cutting holes, scribing etc., to ducts, kitchen worktops, fittings and the like.

.3 Sealant at junction of worktops, vanity unit tops and adjacent wall finishes.

.4 Provision of kitchen units as pre-assembled or in flat pack form. Assembly on site in the case of all flat pack units.

.5 Provision of kitchen units, unless expressly stated to the contrary, as complete components inclusive of all doors, shelves, drawers, blank/finishing panels, drawer runners, shelf supports, hinges, handles and all other ironmongery and the like.

.6 Joining and or mitreing worktops as necessary.

.7 Openings in worktops for inset sinks, hobs, basins and the like.

.8 Ends, angles, and the like on worktops.

.9 Ends, angles, panels, filler pieces, edgings and the like on fittings units and the like.

.10 Ends, angles, mitres and the like on cornices, pelmets and the like.

.11 Cutting and fitting units and worktops around obstructions (ducts and the like)

.12 Grounds for fixing and angle fixing blocks.

.13 Timber infills and associated work.

.14 Any type of unit of a given size e.g. drawer unit, sink unit etc.

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Woodwork Rates Deemed to Include (cont'd)

B. Rates for Kitchen Fittings, worktops etc. are deemed to additionally include as appropriate for the following (cont'd):

.15 Dismantling units or parts of units for repair and their subsequent reassembly including removing and refixing sink tops and reinstating bonding

.16 Disconnection, stopping off, cutting, adjustments and reconnection to existing pipework including locating and turning taps, cocks and valves on and off, clearing air locks and venting.

.17 Disconnecting and reconnecting earth bonding

.18 Jointing pipes to fittings (including associated new fittings)

.19 Fittings on new pipes (bends, branches, tees and the like)

.20 Fittings and ancillaries on replacement appliances, equipment and the like (connectors, couplers, reducers and the like).

.21 Connecting fittings ancillaries and equipment to existing pipes.

.22 Joints including special joints (joints to existing pipes, joints to pipes of different material and sizes including couplings and the like).

.23 New pipework including pipe brackets, clips and the like.

.24 Overflow pipes and connections to overflow pipes.

.25 Holes, chases in structure (walls, floors etc.) for pipes of any size.

.26 Making good finishes around pipes of any size, supports and the like.

.27 Clearing air locks, rectifying water hammer.

.28 Electrical connections/disconnections incl. flex.

.29 All testing and provision of all required certification.

.30 Alterations to skirting including new lengths and painting

.31 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Metalwork

Metalwork Rates Deemed to Include

A. Rates for metalwork are deemed to additionally include as appropriate for the following:

.1 Screwed, bolted or welded joints, riveting, drilling and tapping etc., including provision of fixing components such as rivets, bolts, rag bolts, raw bolts, screws and the like, together with all nuts, washers etc., as required.

.2 Sealant pointing around screens, fixtures and other situations wherever appropriate.

.3 Priming and painting two undercoats and one gloss finishing coat of oil colour on all new metalwork to match existing decorations.

.4 Overhauling, easing and adjusting doors, etc., is to include for all repairs required to the complete door and its associated frame and not just one repair. The work includes for taking off all ironmongery, carrying out all repairs to the item, easing and adjusting to fit its frame or lining, fully repairing or if specified renewing all ironmongery including oiling to leave the whole item to be repaired in full and working order.

.5 Rates for grab bars, grab rails, shower curtains, shower head riser rails and all like accessories are deemed to include for provision of all necessary brackets, flanges, pattresses, grounds for fixing, bearers and supports, all alterations necessary and similar items where specifically stated or not in Schedule of Rates descriptions.

.6 Standards, posts and or supports for balustrading.

.7 Ends, ramps, angles, wreaths, bends and the like on handrails and balustrades.

.8 Internal and external work, sloping work and where applicable all horizontal, sloping and vertical members of handrails returned to ground and intermediate rails.

.9 Any size of door (standard or non standard.

.10 Beads, quadrants, architraves, stops and the like in connection with the replacement of doors or door frames.

.11 Adjusting existing doors, frames, stops and the like to suit ironmongery

.12 Fixings, fastenings including ironmongery for any type of garage door.

.13 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Finishings

Finishings Rates Deemed to Include

A. Rates for finishings are additionally deemed to include as appropriate for the following:

.1 Work to flat, sloping, curved or vertical surfaces.

.2 Hacking existing surfaces to provide a key for new work.

.3 Working on any type of new or existing background surface.

.4 Removing any type of tile or sheet from any type of background surface.

.5 Preparing backgrounds to receive any finish, such as dry brushing off to remove all loose particles, dust and efflorescence, washing off any grease and mould oil, hacking, raking out joints in brick and blockwork, wetting and rewetting surfaces, application of all priming solutions/coats/bonding agents/mould inhibitors, all to ensure that an adequate bond between the background and adhesive, plaster or any other finish is obtained.

.6 Making good of all damaged sub-floors and other surfaces in preparation to receive any applied finishes, including application of proprietary self levelling latex cement compound where necessary.

.7 All dubbing out to walls or ceilings as required to any thickness to provide the correct levels and to maintain planes with existing surrounding plasterwork, making fair joints between new plasterwork and existing surrounding plasterwork.

.8 Any colour of cement, waterproofer, salt inhibitor, mould inhibitor, splatter das/scud coat, pva bonding agent to plastered, rendered, roughcast coatings.

.9 Labours (arrises, internal angles, fair joints, joints to existing and the like), edging strips to form fair external angles, angle beads, stop beads and the like.

.10 Working or cutting and fitting any finishings around all pipes, electrical fittings, appliances, into rebates in frames, around openings, protections, and all like components, fittings, obstructions or voids, including any additional making good necessary.

.11 De-nailing existing timbers and providing all necessary battens or noggins to support edges and joints of plasterboard.

.12 Taking off skirtings, architraves, stops and and the like and subsequently refixing and redecoration.

.13 Cement and sand backing, adhesive, special tiles including angle tiles, tile trim, narrow widths, jointing and grouting (including any colour of grouting) to any tiling work.

.14 Latex screed to new and repaired floor finishes to obtain correct levels.

.15 Any number of layers of tiles for hacking off or taking up.

.16 All work in narrow widths, patches and the like irrespective of the size or girth.

.17 Additional surfaces caused by all returns, set-backs, recesses, alcoves, openings, reveals, soffits, chimney breasts, projections, protrusions and similar are deemed to be part of general wall and or ceiling areas within which they occur and are not to be treated as separate wall and or ceilings.

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Finishings Rates Deemed to Include (cont'd)

A. Rates for finishings are additionally deemed to include as appropriate for the following (cont'd):

.18 Provision of all necessary expanded metal lathing backing, stop/angle beads and the like.

.19 Cutting of metric floor, wall or ceiling tiles where required to replace imperial sized equivalents or vice versa

.20 Priming, pre-caulking, scrimming, caulking and all other preparatory treatment relevant to surfaces to receive decorative finishes.

.21 Cove formers, covings, cappings and the like.

.22 Hot welding of joints and or seams.

.23 Provision of all sealants to maintain integrity of tile and sheet floor coverings at all abutments, upstands, skirtings, joints with other coverings, around openings, penetrations, pipes, drains, wastes and all other like situations.

.24 Disconnecting as necessary, removing and subsequent re-fixing and re-connecting any type of kitchen units, electrical fittings such as light fittings, light switches, socket outlet points and the like), radiators, heating appliances and or sanitary appliances and or other Client's or Customers fixtures and fittings in order to undertake works to floor, walls and ceilings.

.25 Locating and working around underfloor services and insulation

.26 Polystyrene damp proof membranes

.27 Protection of all furniture and fittings, the provision of dust sheets and the removal of items such as curtains etc., prior to commencing the works, together with the rehanging or reinstatement of the same.

.28 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Painting, Decorating and Clear Finishings

Painting, Decorating and Clear Finishings Rates Deemed to Include

A. Rates for painting and decorating are additionally deemed to include as appropriate for the following:

.1 Preparation of surfaces (including galvanised surfaces) and the requisite type and number of paint coatings to be in accordance with the manufacturer's recommendations and/or these preambles, which ever constitutes the highest performance specification.

.2 Stripping of paper shall include for any number of layers of any type of wallpaper or wall covering and if painted shall be deemed to include for any type of paint to any of the layers to be stripped.

.3 Work on any surface or surface finish whatsoever encountered.

.4 Cutting in around glazing and other finishes.

.5 Work in multicolours and cutting to line.

.6 Work in staircase areas, plant rooms etc.

.7 Work on all opening edges of windows, doors etc.

.8 Taking off and refixing ironmongery on completion.

.9 All necessary mist coats.

.10 Matt or vinyl silk finish emulsion paint as directed.

.11 Eggshell or gloss oil colour paint as directed.

.12 Priming coat to all new metalwork.

.13 Work includes all narrow widths and patches irrespective of the girth or size.

.14 All rubbing down and preparation of wall surfaces and for sizing walls prior to hanging wall or lining paper.

.15 Hanging of wall or lining paper strictly in accordance with the manufacturer's instructions.

.16 Protection of all furniture and fittings, the provision of dust sheets and the removal of items such as curtains etc., prior to commencing the works, together with the rehanging or reinstatement of the same.

.17 Disconnecting as necessary, removing and subsequent re-fixing and re-connecting any type of electrical fittings such as light fittings, light switches, socket outlet points and the like), radiators, heating appliances and or other Client's or Customers fixtures and fittings in order to undertake work to walls.

.18 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Cleaning and Clearance

Cleaning and Clearance Rates Deemed to Include

A. Rates for Cleaning and Clearance rates are additionally deemed to include as appropriate for the following:

Internal Clearance of Void Dwellings

.1 Removal and disposal of all previous tenant's contents, furniture, non-installed domestic electrical appliances, carpets, laminate flooring, other floor coverings, curtains, and the like not required to be retained by Client for use of the next tenant.

.2 Co-ordination with Client's gas servicing contractor to cap off gas supply, test for leaks and disconnect any previous tenant installed gas appliances, fires etc.

.3 Removal and disposal of all previous tenant installed non-approved fixtures and fittings, installed gas and electrical appliances, shower units, electrical light fittings, power and spur points, associated wiring, and supply/waste pipework etc and the like not required to be retained by Client for use of the next tenant.

.4 Clear all cupboards of any material, goods, rubbish etc left by previous tenant, collect all loose material, mail, rubbish etc from all rooms and dispose of, including checking for and clearing away all anti-social, medical, human or animal debris including provision of sharps boxes.

.5 All making good arising from the removal of previous tenant installed fixtures and fittings, including remove all fixings, screws, nails, plugs etc, fill all holes and make good plasterwork.

.6 Initial wash and scrub and clean all surfaces of dwelling, floors, walls, ceilings, woodwork, all cupboards, kitchen units, sanitary fittings, shower trays, shower units, boiler casings radiators, pipework etc in preparation for the undertaking of any Works instructed to the void dwelling, including cleaning smoke and nicotine stained walls and ceilings, de-scale stained sanitary fittings, degreasing walls, and kitchen units.

.7 Dry dwelling with de-humidifier if necessary

.8 Additional cost of disposal of environmental domestic waste arising from the removal of previous tenant's contents and non approved fixtures and fittings from void dwellings will be at the rates in the Schedule of Rates.

.9 Disposal to an approved recycling centre, waste transfer station or landfill site of previous tenants contents, non –approved fixtures and fittings etc not requiring the provision of a mini-skip or equivalent (e.g. pick up with cage, hippo bags etc) of 3.5 cubic metre capacity (equivalent to 30-40 rubbish bags or the volume of several domestic appliances).

.10 Additional disposal requiring the provision of a mini-skip or equivalent (e.g. pick up with cage, hippo bags etc) of 3.5 cubic metre capacity (equivalent to 30-40 rubbish bags or the volume of several domestic appliances) will be reimbursed at the rates for a mini skip or equivalent in the Schedule of Rates.

.11 Additional disposal requiring the provision of a skip or equivalent (e.g. pick up with cage, hippo bags etc) of up to 6 cubic metre capacity (equivalent to 80-100 rubbish bags or large bulky items of furniture etc) will be reimbursed at the rates for a skip or equivalent in the Schedule of Rates.

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Cleaning and Clearance Rates Deemed to Include (cont'd)

A. Rates for Cleaning and Clearance rates are additionally deemed to include as appropriate for the following: (cont'd)

External Clearance of Void Dwellings

.1 Removal and disposal of all previous tenant's contents, furniture, domestic appliances, carpets, laminate flooring, other floor coverings, curtains, scrap metal, timber, broken glass, garden debris, fly tipped material, building debris and the like not dumped within the boundaries of the void dwelling.

.2 Removal and disposal of all previous tenant installed non-approved fixtures and fittings, lean-to's, fencing, gates, sheds, garden furniture including external electrical light fittings, associated wiring, and the like not required to be retained by Client for use of the next tenant.

.3 Check for and clearing away all anti-social, medical, human or animal debris including provision of sharps boxes.

.4 Jet wash all paved areas.

.5 Additional cost of disposal of environmental domestic waste arising from the removal of previous tenant's contents and non approved fixtures and fittings from void dwellings will be at the rates in the Schedule of Rates.

.6 Disposal to an approved recycling centre, waste transfer station or landfill site of dumped previous tenants contents, garden debris, garden clearance, non –approved fixtures and fittings etc not requiring the provision of a mini-skip or equivalent (e.g. pick up with cage, hippo bags etc) of 3.5 cubic metre capacity (equivalent to 30-40 rubbish bags or the volume of several domestic appliances).

.7 Additional disposal requiring the provision of a mini-skip or equivalent (e.g. pick up with cage, hippo bags etc) of 3.5 cubic metre capacity (equivalent to 30-40 rubbish bags or the volume of several domestic appliances) will be reimbursed at the rates for a mini skip or equivalent in the Schedule of Rates.

.8 Additional disposal requiring the provision of a skip or equivalent (e.g. pick up with cage, hippo bags etc) of up to 6 cubic metre capacity (equivalent to 80-100 rubbish bags or large bulky items of furniture etc) will be reimbursed at the rates for a skip or equivalent in the Schedule of Rates.

External Communal Clearance

.1 Removal and disposal of all fly tipped environmentally unsound material, furniture, domestic appliances, carpets and other floor coverings, scrap metal, timber, broken glass, garden debris, building debris and the like not dumped within communal areas, communal gardens, paved areas, bin stores, communal staircases, balcony access decks and the like, garage forecourts, parking areas, access roads and hard paved areas.

.2 Additional cost of disposal of environmental communal waste arising from the removal of fly tipped material as listed above will be at the rates in the Schedule of Rates.

.3 Disposal to an approved recycling centre, waste transfer station or landfill site of fly tipped material as listed above not requiring the provision of a mini-skip or equivalent (e.g. pick up with cage, hippo bags etc) of 3.5 cubic metre capacity (equivalent to 30-40 rubbish bags or the volume of several domestic appliances).

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Cleaning and Clearance Rates Deemed to Include (cont'd)

A. Rates for Cleaning and Clearance rates are additionally deemed to include as appropriate for the following: (cont'd)

.4 Additional disposal requiring the provision of a mini-skip or equivalent (e.g. pick up with cage, hippo bags etc) of 3.5 cubic metre capacity (equivalent to 30-40 rubbish bags or the volume of several domestic appliances) will be reimbursed at the rates for a mini skip or equivalent in the Schedule of Rates.

.5 Additional disposal requiring the provision of a skip or equivalent (e.g. pick up with cage, hippo bags etc) of up to 6 cubic metre capacity (equivalent to 80-100 rubbish bags or large bulky items of furniture etc) will be reimbursed at the rates for a skip or equivalent in the Schedule of Rates.

Cleaning to Lettable Standard

.1 In addition to the builder's clean required by the Preliminaries and deemed to be included in all rates in the Schedule of Rates, the Schedule of Rates item for cleaning a void dwelling to lettable standard is deemed to include:

- Clean, wash down and scrub to all floors, window boards, skirting's etc,
- Vacuum all floor coverings
- Clean all kitchen units and worktops
- Clean all sanitary fittings
- Clean any other landlord's fittings e.g. shower units, shower screens, boiler casings etc
- Clean all white goods supplied or maintained by the Client including cleaning internally as necessary (including any deep cleaning required) and externally to cookers, ovens, hobs, cooker hoods, refrigerators, freezers, washing machines, tumble dryers, dishwashing machines, microwaves and the like
- Clean all windows internally
- Disinfect toilets
- Spray air freshener

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Glazing

Glazing Rates Deemed to Include

A. Rates for glazing are additionally deemed to include as appropriate for the following:

.1 Any size pane.

.2 Irregular size or shape of panes including all cutting where necessary.

.3 Replacement of all breakages of new or existing glass including whilst cutting out for or fitting window moulded extractor/ventilation fans and the like fittings.

.4 Taking off and refixing or renewing wood or metal beads.

.5 Taking off and rebedding or renewing washleather strips, rubber seals and the like.

.6 Sealing or priming all rebates and backs of beads prior to inserting/fixing glazing.

.7 Glazing compound, gaskets, sprigs, clips or other fixing materials.

.8 Condensation channels, protection channels, ventilators and the like

.9 Obscured glass is to be Artic or similar to match existing.

.10 Patterned glass is to match existing.

.11 Aligning patterned or wired glass and panes with adjacent panes and matching all materials to existing.

.12 Touch up painting

.13 All work to be undertaken in accordance with the current Building Regulations Approved Document L as appropriate by FENSA registered operatives.

.14 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Plumbing, Heating, Rainwater and Foul Drainage above Ground

Plumbing, Heating, Rainwater and Foul Drainage above Ground Rates Deemed to Include

A. Rates for plumbing and heating are additionally deemed to include as appropriate for the following:

.1 Stripping out redundant or defective pipework, fittings and the like not specifically referred to in the priced Schedule of Rates descriptions.

.2 Locating and turning taps, cocks, valves and the like on and off, clearing air locks and venting.

.3 Turning off water using any means including freezing.

.4 Cutting or forming any size holes, mortices, chases and the like in the existing structure and making good all work disturbed including making good all finishes, skirtings, trims, redecoration and the like..

.5 Cutting openings in worktops and adjusting worktops to suit sink tops.

.6 Patterns, moulds, templates and the like.

.7 Renewing, installing or repairing any valves, taps, cocks, fittings, sanitaryware and the like shall include for shutting any external or internal valves to isolate the relevant circuit or sub-circuit and draining any residual water from the circuit or sub-circuit pipework.

.8 Draining down any or part of any water services installations and subsequently refilling, venting adjusting and setting temperature and controls.

.9 Removing and subsequently replacing or renewing insulation, access panels, floor boarding, shelving, bath panels and the like in order to gain access to the work.

.10 Any size of bath panel including bath end panels.

.11 Recesses in floors (any type) to facilitate shower tray.

.12 Extending, altering and adapting existing pipework to suit any new work including all directional changes, providing any additional pipework including flexible hoses, valves, fittings, pipe brackets, clips and the like or other materials required including any joint to pipes of different materials and different sizes..

.13 All fittings on pipes such as bends, branches, tees and the like.

.14 Knotting, priming, stopping, filling and painting two undercoats and one gloss finishing coat of oil colour on all new woodwork replaced in connection with this section to match existing decoration.

.15 Priming and painting two undercoats and one gloss finishing coat of oil colour on all new exposed pipework or radiators to match existing decorations.

.16 Labelling pipe runs, valves, stopcocks and other similar fittings.

.17 Items of sanitaryware include for all accessories such as overflow, waste, chains, plugs etc., sealing joints between fitting and adjacent surfaces with a neat bead of anti-mould jointing silicone, and leaving the fitting in pristine condition and full working order.

.18 Additional studs, grounds, bearers and the like to receive shower units, grab rails, shower seats and the like.

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Plumbing, Heating, Rainwater and Foul Drainage above Ground (cont'd)

A. Rates for plumbing and heating are additionally deemed to include as appropriate for the following (Cont'd)

.19 Cleaning of all sanitaryware and other fittings, upon completion to remove all marks and leave in a pristine condition.

.20 Removal of all swarf and foreign matter from storage tanks, cisterns, cylinders and the like on completion, thoroughly flushing throughout to clean and resetting any valves, ballvalves and the like to ensure correct water level.

.21 Installing, repairing or renewing cisterns, tanks and cylinders and the like include where appropriate for the transfer of any functional electric immersion heater from the existing to new component.

.22 Electrical connections and disconnections, earthing of sanitary fittings, grab rails and the like.

.23 Rates for grab bars, grab rails, shower curtains, shower head riser rails and all like accessories are deemed to include for provision of all necessary brackets, flanges, pattresses and similar items where specifically stated or not in Schedule of Rates descriptions.

.24 Rates for grab rails and grab bars shall include for providing in various colours as may be directed.

.25 Overhauling carridge refirm any item is to include for **removing**, dismantling **and** replacing any work or defective part, greasing or oiling where appropriate, reassembling to leave in perfect working order and refixing.

.26 Earthing and bonding (including all disconnection and reconnecting of existing where required), all plumbing and associated metalwork in conjunction with Schedule items whether specifically stated or not in Schedule of Rates descriptions.

.27 Testing all services, fittings, appliances, etc., including clearing any airlocks, rectifying water hammer, commissioning and providing all certificates required by the relevant gas, oil, water or electrical authorities, bodies or the Client.

.28 Works carried out externally.

.29 Disconnecting as necessary, removing and subsequent re-fixing and re-connecting any type of kitchen units, electrical fittings such as light fittings, light switches, socket outlet points and the like), radiators, heating appliances and or sanitary appliances and or other Client's or Customers fixtures and fittings in order to undertake works to plumbing, heating and communal mechanical and electrical installations.

.30 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

B. Rates for rainwater (pipework and gutters) are additionally deemed to include as appropriate for the following:

.1 Pipes or gutters of any colour

.2 Fittings on new pipes and new gutters (bends, branches, shoes, swan-necks, stop ends, outlets and the like.

.3 Connecting fittings, ancillaries, and equipment to existing pipes and gutters.

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Plumbing, Heating, Rainwater and Foul Drainage above Ground (cont'd)

B. Rates for rainwater (pipework and gutters) are additionally deemed to include as appropriate for the following (cont'd):

.4 Joints including special joints (joints to existing pipes and gutters, joints to pipes and gutters of different materials and sizes, including couplings and the like.

.5 Patterns, moulds, templates and the like

.6 Pipe and gutter brackets, clips, spacers and the like

.7 Holes, chases and the like in structure (walls, floors etc.) for pipes of any size.

.8 Making good finishes around pipes, supports etc. including any decoration/redecoration/touching up of decorations...

.9 Works that may be carried out externally.

.10 Removing and refixing of existing pipe casings including making good an redecoration as necessary

.11 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

C. Rates for foul drainage above ground are additionally deemed to include as appropriate for the following:

.1 Pipes, fittings etc. of any colour

.2 Fittings on new pipes (bends, branches, swan-necks, connectors and the like).

.3 Connecting fittings, ancillaries and equipment to existing pipes.

.4 Joints including special joints (joints to existing pipes, joints to pipes of different materials and sizes, including couplings and the like.

.5 Patterns, moulds, templates and the like

.6 Pipe brackets, clips, spacers and the like

.7 Holes, chases and the like in structure (walls, floors etc.) for pipes of any size.

.8 Making good finishes around pipes supports etc. including any decoration/redecoration/touching up of decorations...

.9 Works that may be carried out externally.

.10 Testing including provision of any test reports required

.11 Removing and refixing of existing pipe casings including making good and redecoration as necessary.

.12 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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Electrical Installation

Electrical Installation Rates Deemed to Include

A. Rates for electrical work are additionally deemed to include as appropriate for the following:

.1 Investigation for fault diagnosis Including identifying location and cause of fault.

.2 Disconnecting and or isolating electricity supply and subsequently reinstating.

.3 Stripping out redundant or defective cables, conduits, fittings and the like, not specifically referred to in the priced Schedule of Rates descriptions.

.4 Disconnection and removal of illegal wiring.

.5 Patterns, moulds templates and the like.

.6 Stripping out, builder's work and the like associated with any re-wiring including the complete re-wiring of existing properties.

.7 Where necessary, the removal and reinstating of electrical voltage supply by appropriate supply/Provider to facilitate the progression of works. Provider to arrange attendance and pay all charges incurred in connection with supply/Provider's work.

.8 Disconnecting and connecting cables, conduit, trunking and the like including connecting to fittings or appliances and existing installations and including flex.

.9 Unless otherwise specified all replacement items are to be like for like (as far as possible).

.10 Replacement of fuses and spur unit fuses.

.11 Draining down, refilling, venting, adjusting and setting controls in connection with repairs or replacement of cylinder heater elements and the like. Specifically the relevant requirements as set out in the Plumbing, Heating, Rainwater and Foul Drainage above Ground section of these measurement preambles shall be applicable.

.12 Renewal of equipment includes for disconnecting and removing old equipment supplying and fixing new equipment specified and connecting to adjacent outlet point. Should a new outlet point be required it shall be deemed to be included.

.13 Builders work such as cutting or forming holes, apertures, mortices, chases and the like in the existing structure and making good around fittings, holes apertures, chases and the like and making good all work disturbed.

.14 Adjusting and setting controls.

.15 Removing and subsequently replacing or renewing insulation, access panels, floor boarding, shelving and the like in order to gain access to the works.

.16 Gaining access to wall, floor and ceiling voids and the like where required including removal and reinstating of lids, covers, accessories, equipment, locating junction boxes, withdrawing or disconnecting old cables, threading new cables through old conduits or providing and fixing new conduits/mini trunking complete and fixing to any background shall be deemed to be included in rates for wiring.

.17 Altering and adapting existing installation to suit any new work including providing any additional cables, fittings or other materials required.

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Electrical Installation Rates Deemed to Include (cont'd)

A. Rates for electrical work are additionally deemed to include as appropriate for the following: (cont'd)

.18 Preparing new or existing fittings and supplying and connecting all cables, screws, clips and accessories.

.19 Fixings, clips, saddles, brackets and supports for cables or conduits or trunking or fittings or appliances and the like including plugging and screwing.

.20 Circuits are deemed to include any type of cable, any type of conduit and all associated fittings.

.21 Where more than one isolator forms part of the same circuit the additional isolators are deemed to be included in that circuit.

.22 Cooker outlet points are deemed to be included with cooker switch points in circuits.

.23 Lighting switch points are deemed to be included with lighting outlet points in circuits.

.24 Flex to fixed electrical appliances.

.25 All necessary designs for installations.

.26 Providing and fixing blank plates as necessary to fuse boards and outlets.

.27 Rates for Consumer Control Units (CCUs) are deemed to include for providing and fixing fuses, miniature circuit breakers (mcbs), blank way plates, residual current devices (rcd's) and the like.

.28 Providing and fixing new backboxes, pattresses, earth fly leads and other items normally associated with any fitting being renewed.

.29 Additional grounds, battens and supports.

.30 Reusing existing conduit, trunking etc., where possible.

.31 Supply and fixing any size new cable, conduit and trunking including where not possible to use existing cable, conduit and trunking and to include dressing, bends, bending conduit, angles, conduit boxes, outlets sleeves, glands on MICC cables, connecting tails, conduit and cable terminations and all other accessories and fixings.

.32 Bends and the like and connections on cooker hood ducting.

.33 Overhauling any item is to include for removing, dismantling and replacing any worn or defective part, greasing or oiling where appropriate, reassembling to leave in perfect working order and refixing.

.34 Electric light bulbs (enclosed within a fitting).

.35 Priming and painting two coats oil colour on new exposed conduit to match existing.

.36 Earthing and bonding all plumbing and associated metalwork in conjunction with Schedule of Rates items whether specifically stated or not in Schedule of Rates descriptions.

.37 Rearranging fittings on backboard including repositioning earth bonding tails and the like.

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Electrical Installation Rates Deemed to Include (cont'd)

A. Rates for electrical work are additionally deemed to include as appropriate for the following: (cont'd)

.38 Inspection and testing of all services, fittings, appliances etc., when completed to ensure satisfactory functional operation and safety, including temporary supply, engraving, circuit charts, drawings and labels for identification, commissioning and providing all certificates (including test results) required by the relevant electrical authorities, bodies or the Client.

.39 Disconnecting as necessary, removing and subsequent re-fixing and re-connecting any type of kitchen units, electrical fittings such as light fittings, light switches, socket outlet points and the like), radiators, heating appliances and or sanitary appliances and or other Client's or Customers fixtures and fittings in order to undertake works to electrical and communal mechanical and electrical installations.

.40 All other relevant items covered by other sections of the measurement preambles to the Schedule of Rates generally

.41 Undertaking all electrical work to comply fully with the requirements of BS 7671.

The Provider is to allow in his tender for any additional costs that he considers may be necessary.

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ITEM	DESCRIPTION	UNIT	RATE
	FOUNDATIONS		
	Internal Floor Renewals		
	Concrete Floor Renewals		
0150AA	FLOOR:RENEW INTERNAL CONCRETE Floor:Renew complete any floor with new concrete floor including break up existing floor, applied finish and sub-base under and remove from site, excavate as necessary, compact bottoms and lay and compact up to 175mm hardcore bed blinded with sand, lay 1200 gauge polythene damp proof membrane and 100mm concrete slab (1:2:4) with 50mm cement and sand floor screed trowelled smooth to receive floor finish, remove and refix skirtings as necessary and make good all finishes.	SM	145.94
0150AB	FLOOR:RENEW INTERNAL CONCRETE INSULATION Floor:Renew complete any floor with new concrete floor including break up existing floor, applied finish and sub-base under and remove waste and debris, excavate as necessary, compact bottoms and lay and compact ne 175mm hardcore bed blinded with sand, lay 1200 gauge polythene damp proof membrane, 50mm Jablite or other equal and approved insulation board, both membrane and board turned up 150mm at edges, 150mm concrete slab (1:2:4) with mesh reinforcement and ne 65mm cement and sand floor screed trowelled smooth to receive floor finish, remove and refix skirtings as necessary and make good all finishes.	SM	207.72
0150AC	FLOOR:RENEW INTERNAL REINFORCED CONCRETE Floor:Renew complete any floor with new concrete floor including break up existing floor, applied finish and sub-base under and remove from site, excavate as necessary, compact bottoms and lay and compact up to 175mm hardcore bed blinded with sand, lay 1200 gauge polythene damp proof membrane and 100mm concrete slab (1:2:4) with mesh reinforcement 50mm cement and sand floor screed trowelled smooth to receive floor finish, remove and refix skirtings as necessary and make good all finishes.	SM	164.82
	Foundations in Trenches		
0490AA	FOUNDATIONS:EXCAVATE CONCRETE BRICKWORK TRENCH Foundations:Excavate trench 600mm wide and ne 1.00m deep including all necessary planking and strutting, return, fill in and ram, remove waste and debris, level and ram, lay concrete (1:3:6) in trench to depth ne 775mm build cavity wall in engineering bricks and facings in cement mortar (1:3) including damp proof course, build in stainless steel wall ties, fill cavity of wall with concrete (1:10), including all labours.	LM	357.77
0490AB	FOUNDATIONS:EXCAVATE CONCRETE TRENCH Foundations:Excavate trench 500mm wide and ne 500mm deep including all necessary planking and strutting, return, fill in and ram, remove waste and debris, level and ram, lay concrete (1:3:6) in trench to depth ne 250mm.	LM	74.13

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ITEM	DESCRIPTION	UNIT	RATE
	Excavation		
0490BA	EXCAVATE:PIT NE 1.00M Excavate:Excavate in any soil for pit ne 1.00m deep, earthwork support and dispose of spoil to temporary spoil heap.	CM	90.93
0490BB	EXCAVATE:PIT NE 2.00M Excavate:Excavate in any soil for pit over 1.00m and ne 2.00m deep, earthwork support and dispose of spoil to temporary spoil heap.	CM	121.97
0490CA	EXCAVATE:TRENCH NE 1.00M Excavate:Excavate in any soil for trench ne 600mm wide and ne 1.00m deep, earthwork support and dispose of spoil to temporary spoil heap.	CM	133.06
0490CB	EXCAVATE:TRENCH NE 2.00M Excavate:Excavate in any soil for trench ne 600mm wide and over 1.00m and ne 2.00m deep, earthwork support and dispose of spoil to temporary spoil heap.	CM	192.94
	Hardcore Filling		
0491AA	HARDCORE:FILLING Hardcore:Imported filling to beds, pits, trenches etc., laid and compacted in maximum 300mm layers.	CM	122.72
0491AB	SAND:BLINDING Sand:Blind surface of hardcore filling with 50mm building sand blinding, laid and compacted.	SM	7.99
0491AC	MOT TYPE 1:FILLING MOT Type 1:Filling to beds, pits, trenches etc., laid and compacted in maximum 150mm layers.	CM	124.51
	Concrete (1:3:6)		
0501AA	CONCRETE:SUPPLY AND PLACE IN TRENCH Concrete:Supply and place concrete (1:3:6) in foundation 600mm wide and ne 300mm deep as directed including tamped finish, formwork as necessary.	LM	38.03
0501AB	CONCRETE:SUPPLY AND PLACE IN BEDS Concrete:Supply and place concrete (1:2:4) in beds, bases, plinths ne 300mm deep as directed including tamped finish, formwork as necessary.	CM	213.23
0501BA	CONCRETE:SUPPLY AND PLACE IN MASS FOUNDATION Concrete:Supply and place concrete (1:2:4) in beds, bases, plinths over 300mm deep as directed including tamped finish, formwork as necessary.	CM	206.57
0501BB	CONCRETE:SUPPLY AND PLACE IN CAVITY Concrete:Supply and place concrete (1:2:4) in cavity fill 50mm wide to cavity of brick wall, formwork as necessary.	SM	14.20

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ITEM	DESCRIPTION	UNIT	RATE
	Foundation Sundries		
0501CA	MEMBRANE:LAY POLYTHENE Membrane:Lay 250mm polythene damp proof membrane sheeting, 100mm welted laps.	SM	6.86
0501DB	REINFORCEMENT:LAY A393 MESH Reinforcement:Supply and lay A393 mesh reinforcement in beds, 200mm side and end laps including tying wire, all cutting and bending, spacers and chairs.	SM	21.85
0501DA	REINFORCEMENT:LAY MESH Reinforcement:Lay chicken wire mesh reinforcement in beds, 200mm side and end laps including tying wire, all cutting and bending, spacers and chairs.	SM	8.17
0501EA	DUCT:FORM IN SURFACE OF CONCRETE BED Duct:Form service duct ne 300mm wide and ne 75mm deep in surface of concrete bed including all formwork as necessary.	LM	29.66

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ITEM	DESCRIPTION	UNIT	RATE
	GROUNDWORKS		
	Kerbs, Channels and Edgings		
	Kerbs - Precast Concrete		
0011AA	KERB:RENEW 127X254MM PCC KERB Kerb:Renew precast concrete kerb, straight or curved by carefully taking up existing kerb and haunching, remove waste and debris, clean up concrete bed, supply and lay new 127x254mm precast concrete kerb and haunch to both sides including pointing, formwork and make good to existing finishes.	LM	36.67
0011AB	KERB:LAY NEW 127X254MM PCC KERB Kerb:Excavate, remove waste and debris, subsequently backfill as necessary, level and compact bottom of excavations, supply and lay 127x254mm precast concrete kerb, straight or curved, on and including 200x100mm concrete bed and haunch both sides and pointing, all necessary formwork and make good to existing finishes.	LM	48.92
0011AC	KERB:REBED ANY TYPE OF PCC KERB Kerb:Rebed precast concrete kerb, straight or curved on plan, by carefully taking up existing kerb and haunching, remove waste and debris, clean up concrete bed and haunch to existing 127x254mm precast concrete kerb to both sides including pointing, formwork and make good to existing finishes.	LM	32.54
0011AD	KERB:RAKE OUT JOINTS AND REPOINT Kerb:Rake out joints of existing precast concrete kerb and repoint with cement mortar, and remove waste and debris.	LM	7.52
0011BA	KERB:RENEW 150X125MM PCC BULL NOSED KERB Kerb:Renew precast concrete bull nosed kerb, straight or curved on plan, by carefully taking up existing kerb and haunching, remove waste and debris, clean up concrete bed and supply and lay 150mm x 125mm precast concrete bull nosed kerb and haunch to both sides including pointing, all necessary formwork and make good to existing finishes.	LM	55.05
0011CA	KERB:RENEW NEW DROPPER KERB Kerb:Renew precast concrete dropper kerb, straight or curved, by carefully taking up existing kerb and haunching, remove waste and debris, clean up concrete bed and supply and lay precast concrete dropper kerb, straight or curved, and haunch to both sides including pointing, all necessary formwork and make good to existing finishes.	LM	58.04
	Channels - Precast Concrete		
0013AA	CHANNEL:RENEW NE 250X125MM Channel:Renew precast concrete channel, take up existing including haunching, remove waste and debris, clean up existing bed, supply and lay new ne 250x125mm precast concrete channel including haunch both sides, pointing, formwork and make good to existing finishes.	LM	54.65
0013AB	CHANNEL:REBED NE 250X125MM Channel:Rebed precast concrete channel, take up existing including haunching, remove waste and debris, clean up existing bed, and clean and relay ne 250x125mm precast concrete channel including haunch both sides, pointing, formwork and make good to existing finishes.	LM	35.46

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ITEM	DESCRIPTION	UNIT	RATE
	Edgings		
0015AA	EDGING:RENEW 50X152MM PCC EDGING Edging:Renew precast concrete edging, straight or curved by carefully taking up existing edging and haunching, remove waste and debris, clean up concrete bed, supply and bed ne 50x152mm precast concrete edging, haunch both sides, point including all formwork and make good to existing finishes.	LM	26.16
0015AC	EDGING:LAY 50X152MM PCC EDGING Edging:Excavate, remove waste and debris, backfill as necessary, level and compact bottom of excavations lay concrete bed 200x100mm and supply and lay 50x152mm precast concrete edging, straight or curved, haunch to both sides, point including all formwork and make good to existing finishes.	LM	38.07
0015AD	EDGING:REBED STRAIGHT AND CURVED PCC EDGING Edging:Rebed any precast concrete edging, straight or curved on plan, by carefully taking up existing edging and haunching, remove waste and debris, clean up concrete bed and edging and relay including haunch both sides, point including all formwork and make good to existing finishes.	LM	26.23
0015AF	EDGING:REMOVE 50X152MM PCC EDGING Edging:Remove precast concrete edging, straight or curved by carefully taking up existing edging, bed and haunching, remove waste and debris.	LM	3.68
0015AB	EDGING:RENEW 25X150MM TIMBER Edging:Renew or supply and fix new 25x150mm tanalised softwood edging board to and including 50x50x600mm long tanalised pegs at 900mm centres driven firmly into the ground including all necessary excavation and make good to existing finishes.	LM	9.82
	Paths and Pavings		
	Paving - Insitu Concrete		
0030AA	PATH:EXCAVATE LAY NE 100MM CONCRETE BED Path:Excavate 250mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill, 150mm hardcore bed, blinded and ne 100mm concrete trowelled smooth including dishing to gullies and the like and all formwork.	SM	104.14
0030AB	PATH:RENEW NE 100MM CONCRETE BED AND SUB-BASE Path:Renew concrete path by breaking up existing concrete and excavating 250mm below existing level, remove waste and debris, fill soft spots, level and compact bottoms of excavations and fill, 150mm hardcore bed, blinded and ne 100mm concrete trowelled smooth including dishing to gullies and the like and all formwork.	SM	115.23
0030AC	FINISH:EXTRA FOR NON-SLIP FINISH TO PATH Finish:Extra for non-slip surface to concrete carborundum grains at the rate of 1kg per sm.	SM	14.70
0030BA	DRIVE:RENEW 100MM CONCRETE BED AND SUB-BASE Drive:Renew concrete drive or hardstanding by breaking up existing concrete and excavating 450mm below existing level, remove spoil, fill soft spots, level or grade and compact bottoms of excavations and fill, 350mm hardcore bed, blinded and 100mm concrete with mesh reinforcement, surface tamped or trowelled smooth including dishing to gullies and the like and all formwork.	SM	180.54

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ITEM	DESCRIPTION	UNIT	RATE
0030CA	PATH/BASE:REMOVE AND INFILL WITH TOPSOIL Path or Base:Break up and remove any thickness existing path or shed/outbuilding base and bed under and remove waste and debris, import topsoil and deposit to make up levels and grade to suit existing contours.	SM	74.27
0030CB	PATH/BASE:REMOVE Path or Base:Break up and remove any thickness existing path or shed/outbuilding base and bed under and remove waste and debris, leave to receive new paving (measured separately).	SM	35.97
0030CC	PATH/BASE:REMOVE AND INFILL WITH GRAVEL Path or Base:Break up and remove any thickness existing path or shed/outbuilding base and bed under and remove waste and debris, import gravel and deposit to make up levels and grade to suit existing contours.	SM	79.77
	Paving - Aggregate		
0031AA	AGGREGATE:REMOVE DISPOSE MAKE GOOD Aggregate:Excavate aggregate base ne 200mm, transport and dispose at an authorised recycling centre, fill in resulting cavity or hole with soil and make good to surrounding surfacing, remove waste and debris.	SM	15.52
	Paving - Coated Macadam		
0050AA	PAVING:RENEW 70MM MACADAM AND 75MM SUB-BASE Paving:Renew macadam by breaking up existing paving and excavations 145mm below existing level, remove spoil, fill soft spots, level and compact bottoms of excavations and fill in layers, 75mm crusher run of broken stone, blinding, 50mm base course of 20mm nominal size open textured macadam and 20mm wearing course of 6mm nominal size medium textured macadam laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	80.26
0050AB	MACADAM:EXCAVATE AND LAY 70MM PAVING Macadam:Excavate 145mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill in layers, 75mm crusher run broken stone blinding, 50mm base course of 20mm nominal size open-textured macadam and 20mm wearing course of 6mm nominal medium textured macadam laid to falls, crossfalls and slopes.	SM	75.83
0050BA	PAVING:RENEW 60MM MACADAM AND 140MM SUB-BASE Paving:Renew macadam by breaking up existing paving and excavations 200mm below existing level, remove spoil, fill soft spots, level or grade and compact bottoms of excavations and fill in layers, 140mm bed of granular sub-base material, blinding, 20mm dense base course macadam to a depth of 40mm, and a 6mm dense wearing course macadam to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	92.60
0050CA	PAVING:RENEW 60MM MACADAM SURFACING Paving:Renew macadam by breaking up existing surfacing,remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base, lay 20mm dense base course macadam to a depth of 40mm, and a 6mm dense wearing course macadam to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	51.78

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ITEM	DESCRIPTION	UNIT	RATE
0050DA	PAVING:RENEW 90MM MACADAM SURFACING Paving:Renew macadam by breaking up existing surfacing,remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base, lay 20mm dense base course macadam to a depth of 65mm, and a 6mm dense wearing course macadam to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	77.91
0050DB	MACADAM:EXCAVATE AND LAY 90MM PAVING Macadam:Excavate 340mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill in layers, 250mm crusher run of broken stone blinding, 65mm base course of 20mm nominal size open-textured macadam and 25mm wearing course of 6mm nominal medium textured macadam laid to falls, crossfalls and slopes.	SM	125.78
0051AA	MACADAM:REPAIR POT HOLE NE 50MM DEEP Macadam:Repair pot hole in patch ne 1.00 square metres, remove waste and debris, grade and compact surface of sub-base, lay 20mm dense base course macadam to a depth of 25mm, and a 6mm dense wearing course macadam to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes, road gullies, manhole covers etc.	IT	43.31
0051AB	MACADAM:REPAIR POT HOLE NE 75MM DEEP Macadam:Repair pot hole in patch ne 1.00 square metres, remove waste and debris, grade and compact surface of sub-base, lay 20mm dense base course macadam to a depth of 50mm, and a 6mm dense wearing course macadam to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes, road gullies, manhole covers etc.	IT	62.71
0051AC	MACADAM:REPAIR POT HOLE NE 100MM DEEP Macadam:Repair pot hole in patch ne 1.00 square metres, remove waste and debris, grade and compact surface of sub-base, lay 20mm dense base course macadam to a depth of 75mm, and a 6mm dense wearing course macadam to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes, road gullies, manhole covers etc.	IT	87.15
	Paving - Bitmac		
0051FA	PAVING:RENEW 60MM BITMAC SURFACING Paving:Renew bitmac by breaking up existing surfacing, remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base, lay 20mm dense base course bitmac to a depth of 40mm, and a 6mm dense wearing course bitmac to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	73.40
0051FB	PAVING:RENEW 90MM BITMAC SURFACING Paving:Renew bitmac by breaking up existing surfacing, remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base, lay 20mm dense base course bitmac to a depth of 65mm, and a 6mm dense wearing course bitmac to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	107.30

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ITEM	DESCRIPTION	UNIT	RATE
	Paving - Asphalt Concrete		
0051BA	PAVING:RENEW 60MM ASPHT CONCRETE AND 140MM SUBBASE Paving:Renew asphalt concrete by breaking up existing paving and excavations 200mm below existing level, remove spoil, fill soft spots, level or grade and compact bottoms of excavations and fill in layers, 140mm bed of granular sub-base material, blinding, lay 20mm dense binder course to a depth of 40mm, and a 6mm dense surfacing course to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	74.93
0051BB	PAVING:RENEW 70MM ASPHT CONCRETE AND 140MM SUBBASE Paving:Renew asphalt concrete by breaking up existing paving and excavations 210mm below existing level, remove spoil, fill soft spots, level or grade and compact bottoms of excavations and fill in layers, 140mm bed of granular sub-base material, blinding, lay 20mm dense binder course to a depth of 50mm, and a 6mm dense surfacing course to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	75.25
0051BC	PAVING:RENEW 90MM ASPHT CONCRETE AND 140MM SUBBASE Paving:Renew asphalt concrete by breaking up existing paving and excavations 230mm below existing level, remove spoil, fill soft spots, level or grade and compact bottoms of excavations and fill in layers, 140mm bed of granular sub-base material, blinding, lay 20mm dense binder course to a depth of 65mm, and a 6mm dense surfacing course to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	75.89
0051CA	PAVING:RENEW 60MM ASPHALT CONCRETE SURFACING Paving:Renew asphalt concrete by breaking up existing surfacing,remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base lay 20mm dense binder course to a depth of 30mm, and a 6mm dense surfacing course to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	42.11
0051CB	PAVING:RENEW 70MM ASPHALT CONCRETE SURFACING Paving:Renew asphalt concrete by breaking up existing surfacing,remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base lay 20mm dense binder course to a depth of 50mm, and a 6mm dense surfacing course to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	47.73
0051CC	PAVING:RENEW 75MM ASPHALT CONCRETE SURFACING Paving:Renew asphalt concrete by breaking up existing surfacing,remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base, lay 20mm dense binder course to a depth of 50mm, and a 6mm dense surfacing course to a depth of 25mm laid to falls, crossfalls and slopes.	SM	50.53
0051DA	PAVING:RENEW 90MM ASPHALT CONCRETE SURFACING Paving:Renew asphalt concrete by breaking up existing surfacing,remove spoil, fill soft spots or pot holes with granular material, level or grade and compact surface of sub-base, lay 20mm dense binder course to a depth of 65mm, and a 6mm dense surfacing course to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	58.97

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ITEM	DESCRIPTION	UNIT	RATE
0051EA	PAVING:EXCAV LAY 60MM ASPHT CONCRETE 140MM SUBBASE Paving:Excavate 200mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill in layers, 140mm bed of granular sub-base material, blinding, 20mm dense asphalt concrete binder course to a depth of 40mm, and a 6mm dense asphalt concrete surfacing course to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	71.85
0050EA	PAVING:EXCAVATE 70MM ASPHT CONCRETE 140MM SUBBASE Paving:Excavate 210mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill in layers, 140mm bed of granular sub-base material, blinding, 20mm dense asphalt concrete binder course to a depth of 40mm, and a 6mm dense asphalt concrte surfacing course to a depth of 20mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	72.67
0050EC	PAVING:EXCAV LAY 75MM ASPHT CONCRETE 100MM SUBBASE Paving:Excavate 170mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill in layers, 100mm crusher run of broken stone blinding, 20mm nominal size open-textured asphalt concrete binder course to a depth of 50mm and of 6mm nominal medium textured asphalt concrete surfacing course to a depth of 25mm laid to falls, crossfalls and slopes.	SM	68.72
0050EB	PAVING:EXCAV LAY 90MM ASPHT CONCRETE 140MM SUBBASE Paving:Excavate 230mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill in layers, 140mm bed of granular sub-base material, blinding, 20mm dense asphalt concrete binder course to a depth of 65mm, and a 6mm dense asphalt concrete surfacing course to a depth of 25mm laid to falls, crossfalls and slopes including joints to any existing finishes.	SM	74.81
	Hot Rolled Asphalt Paving		
0060BA	PAVING:EXCAVATE AND LAY 25MM ASPHALT Paving:Excavate 75mm below required finished level, remove waste and debris, level and compact bottoms of excavations and fill in layers, 50mm crusher run of broken stone, blinding, and 25mm hot rolled asphalt surfacing to paths laid to falls, crossfalls and slopes.	SM	26.62
	Road Marking - Lines		
0060AA	LINE:FORM THERMOPLASTIC - 50MM Line:Form 50mm thermoplastic line to road surface including setting out on site.	LM	6.18
0060AB	LINE:FORM THERMOPLASTIC - 100MM Line:Form 100mm thermoplastic line to road surface including setting out on site.	LM	8.70
0060AC	LINE:FORM ROAD PAINT- 50MM Line:Form 50mm Road Marking Paint line to road surface including setting out on site.	LM	2.75
0060AD	LINE:FORM ROAD PAINT- 100MM Line:Form 100mm Road Marking Paint line to road surface including setting out on site.	LM	3.28

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ITEM	DESCRIPTION	UNIT	RATE
0060AE	LINE:BURN OFF 50MM WIDE Line:Burn off and completely obliterate 50mm line.	LM	6.21
0060AF	LINE:BURN OFF 100MM WIDE Line:Burn off and completely obliterate 100mm line.	LM	7.98
	Road Marking - Symbols and Words		
0061AA	WORD:FORM IN THERMOPLASTIC -50MM LINES-PER LETTER Word:Form letters of words (Exit, Welcome etc) in 50mm thermoplastic line to road surface including setting out on site - per letter of word.	NO	28.80
0061AB	WORD:FORM IN THERMOPLASTIC -100MM LINES-PER LETTER Word:Form letters of words (Exit, Welcome etc) in 100mm thermoplastic line to road surface including setting out on site - per letter of word.	NO	49.16
0061AC	ARROW:FORM IN THERMOPLASTIC - 50MM Line:Form Directional Arrow in 50mm thermoplastic line to road surface including setting out on site - standard size.	NO	62.10
0061AD	ARROW:FORM IN THERMOPLASTIC - 100MM Line:Form Directional Arrow in 100mm thermoplastic line to road surface including setting out on site - standard size.	NO	95.41
0061AE	SYMBOL:FORM DISABLED IN THERMOPLASTIC Symbol:Form Disabled symbol in thermoplastic to car park surface including setting out on site - standard size.	NO	63.05
0061AF	SYMBOL:FORM MOTHER AND CHILD IN THERMOPLASTIC Symbol:Form Mother and Child symbol in thermoplastic to car park surface including setting out on site - standard size.	NO	88.63
0061BA	WORD:BURN OFF 50MM LINES PER LETTER Word:Burn Off and completely obliterate 50mm lines from letter or symbol - per letter of word or symbol.	NO	8.87
0061BC	WORD:BURN OFF 100MM LINES PER LETTER Word:Burn Off and completely obliterate 100mm lines from letter or symbol - per letter of word or symbol.	NO	13.31
	Paving - Precast Concrete Flag		
0070AA	PAVING:LIFT AND REBED PCC PAVING FLAGS Paving:Lift any size existing precast concrete paving flags, fill and compact hardcore to soft spots and rebed existing flags on 25mm bed of cement mortar (1:4) and point up joints.	SM	13.13
0070BA	PAVING:RENEW NON STANDARD PCC PAVING FLAGS - 50MM Paving:Lift remnants of existing non-standard size precast concrete paving flags, fill and compact hardcore to soft spots and lay 50mm non-standard size precast concrete paving flags on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	SM	82.55

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ITEM	DESCRIPTION	UNIT	RATE
0070BC	PAVING:RENEW STANDARD PCC PAVING FLAGS Paving:Lift remnants of existing precast concrete paving flags, fill and compact hardcore to soft spots and lay 50mm standard size precast concrete paving flags on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	SM	63.41
0070BD	FLAG:EXCAVATE AND LAY NEW PRECAST CONCRETE - 50MM Flag:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay 50mm standard size precast concrete paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like.	SM	89.44
0070BE	FLAG:EXCAVATE AND LAY NEW PRECAST CONCRETE - 63MM Flag:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay 63mm standard size precast concrete paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like.	SM	96.86
0070BF	FLAG:LIFT AND REBED SINGLE PCC PAVING Flag:Lift any size existing precast concrete paving flag, fill and compact hardcore to soft spots and rebed existing flag on 25mm bed of cement mortar (1:4) and point up joints.	NO	12.28
0070BG	PAVING:RENEW NON STANDARD PCC PAVING FLAGS - 63MM Paving:Lift remnants of existing non-standard size precast concrete paving flags, fill and compact hardcore to soft spots and lay 63mm non-standard size precast concrete paving flags on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	SM	83.80
0070BH	FLAG:RENEW SINGLE PCC PAVING FLAG - 50MM Flag:Lift remnants of existing 50mm standard size precast concrete paving flag, remove waste and debris, fill and compact hardcore to soft spots and lay new flag on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit.	NO	22.32
0070BJ	FLAG:RENEW SINGLE PCC PAVING FLAG - 63MM Flag:Lift remnants of existing 63mm standard size precast concrete paving flag, remove waste and debris, fill and compact hardcore to soft spots and lay new flag on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit.	NO	26.68
0070BK	PAVING:RENEW STANDARD PCC PAVING FLAGS - 63MM Paving:Lift remnants of existing precast concrete paving flags, fill and compact hardcore to soft spots and lay 63mm standard size precast concrete paving flags on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	SM	72.05
0070BM	FLAG:EXCAVATE AND LAY SALVAGED PCC PAVING Flag:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay salvaged 50mm standard size precast concrete paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like.	SM	59.96

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ITEM	DESCRIPTION	UNIT	RATE
0070BN	FLAGS:LIFT AND SET ASIDE PCC PAVING Flag:Lift any size existing precast concrete paving flag, clean, sort and stack and set aside for re-use.	SM	7.67
0070CA	PAVING:REGROUT PCC PAVING FLAGS Paving:Regrout PCC paving, rake out joints, repoint with cement mortar (1:4).	SM	9.71
0070CB	PAVING:FILLET POINT JOINT TO WALL FLAGS Paving:Rake out existing and/or fillet point in cement mortar (1:4) joint between edges of paving and wall/abutment.	LM	2.38
	Paving - Precast Concrete Hazard Warning Type		
0071AA	FLAG:EXCAVATE AND LAY NEW PCC TACTILE - 50MM Flag:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay 50mm standard size precast concrete Blister Type Tactile paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like.	SM	141.73
0071AB	FLAG:EXCAVATE AND LAY NEW PCC TACTILE - 63MM Flag:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay 63mm standard size precast concrete Blister Type Tactile paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like.	SM	136.23
0071AC	FLAG:EXCAVATE AND LAY NEW PCC HAZARD STRIP - 50MM Flag:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay ne 450mm wide strip of 50mm standard size precast concrete Corduroy type Hazard Warning paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like.	LM	58.81
0071AD	FLAG:EXCAVATE AND LAY NEW PCC HAZARD STRIP - 63MM Flag:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay ne 450mm wide strip of 63mm standard size precast concrete Blister Type Tactile paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like.	LM	67.62
0071AE	FLAG:RENEW SINGLE 50MM PCC CORDUROY PAVING FLAG Flag:Lift remnants of existing 50mm standard Corduroy type Hazard Warning precast concrete paving flag, remove waste and debris, fill and compact hardcore to soft spots and lay new flag on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit.	NO	20.65
0071AF	FLAG:RENEW SINGLE 50MM PCC TACTILE PAVING FLAG Flag:Lift remnants of existing 50mm standard Blister Type Tactile precast concrete paving flag, remove waste and debris, fill and compact hardcore to soft spots and lay new flag on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit.	NO	22.25

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ITEM	DESCRIPTION	UNIT	RATE
0071AG	FLAG:RENEW SINGLE 63MM PCC CORDUROY PAVING FLAG Flag:Lift remnants of existing 63mm standard Corduroy type Hazard Warning precast concrete paving flag, remove waste and debris, fill and compact hardcore to soft spots and lay new flag on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit.	NO	24.89
0071AH	FLAG:RENEW SINGLE 63MM PCC TACTILE PAVING FLAG Flag:Lift remnants of existing 63mm standard Blister Type Tactile precast concrete paving flag, remove waste and debris, fill and compact hardcore to soft spots and lay new flag on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit.	NO	24.89
0071AJ	PAVING:RENEW TACTILE PCC PAVING FLAGS - 50MM Paving:Lift remnants of existing precast concrete paving flags, fill and compact hardcore to soft spots and lay 50mm standard Blister Type Tactile precast concrete paving flags on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	SM	120.14
0071AK	PAVING:RENEW TACTILE PCC PAVING FLAGS - 63MM Paving:Lift remnants of existing precast concrete paving flags, fill and compact hardcore to soft spots and lay 63mm standard Blister Type Tactile precast concrete paving flags on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	SM	115.85
0071AL	PAVING:RENEW PCC HAZARD STRIP - 50MM Paving:Lift remnants of existing precast concrete paving flags, fill and compact hardcore to soft spots and lay ne 450mm wide strip of 50mm standard size precast concrete Corduroy type Hazard Warning paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like, remove waste and debris.	LM	52.78
0071AM	PAVING:RENEW PCC HAZARD STRIP - 63MM Paving:Lift remnants of existing precast concrete paving flags, fill and compact hardcore to soft spots and lay ne 450mm wide strip of 63mm standard size precast concrete Corduroy type Hazard Warning paving flags on 25mm bed of cement mortar (1:4) including point up joints and all cutting and dishing to gullies, covers and the like, remove waste and debris.	LM	58.95
	Paving - Brick		
0090AA	PAVING:REBED BRICK PAVING-MORTAR OR SAND Paving:Take up loose brick paving, set aside, make up levels and soft spots to sand bed as necessary and relay brick paving including jointing and pointing in cement mortar (1:4) or joint filling sand including all bonding.	SM	62.43
0090BA	PAVING:RENEW BRICK PAVING-MORTAR OR SAND Paving:Renew brick paving including take up existing, remove surplus spoil, fill and compact hardcore to soft spots and lay new paving on 25mm bed of cement mortar (1:4) or 50mm sand bed including all pointing and cutting and bonding.	SM	106.40
0090BB	PAVING:LAY NEW BRICK PAVING-MORTAR OR SAND Paving:Supply and lay new brick paving including excavate to level, lay 100mm hardcore bed and lay new paving on 25mm bed of cement mortar (1:4) or 50mm sand bed including all pointing and cutting and bonding.	SM	112.91

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ITEM	DESCRIPTION	UNIT	RATE
0090BC	PAVING:REGROUT WITH SAND Paving:Rake out joints of existing brick or block paving, remove defective jointing material and neatly fill joints with dry sand of a colour to match existing.	SM	6.82
0090BD	PAVINGS:LIFT, SET ASIDE BRICK PAVING Pavings:Lift up existing brick pavings, clean, sort and stack and set aside for re-use.	SM	32.51
0090BE	PAVING:LAY SALVAGED BRICK PAVING Paving:Lay salvaged brick paving including excavate to level, lay 100mm hardcore bed and lay salvaged brick paving on 25mm bed of cement mortar (1:4) including all pointing and cutting and bonding.	SM	81.95
	Paving - Gravel		
0090CA	PAVING:RENEW GRAVEL PAVING 30MM Paving:Renew gravel paving to paths and driveways ne 30mm thick including take up and clear away existing, remove waste and debris, supply, spread and level washed gravel to existing surfaces.	SM	13.66
	Paving - Bark		
0115AA	BARK:IMPORT DEPOSIT AND SPREAD Bark:Import playground grade non staining bark and deposit in bed ne 300mm deep, grade or level to suit contours.	SM	63.75
0115AB	BARK:ROTAVATE BARK Bark:Rotavate bark including use of machinery.	SM	6.61
0115AC	BARK:REMOVE DISPOSE MAKE GOOD Bark:Excavate bark or any other loose fill material ne 300mm, transport and dispose at an authorised recycling centre, fill in resulting cavity or hole with soil and make good to surrounding surfacing, remove waste and debris.	SM	15.52
	Paving - Hoggin		
0090DA	PAVING:RENEW HOGGIN PAVING 30MM Paving:Renew gravel paving to paths and driveways ne 30mm thick including take up and clear away existing, supply, spread and level and compact natural hoggin to existing surfaces.	SM	10.27
	Paving - Sett		
0091AA	PAVING:REBED GRANITE SETT Paving:Take up loose granite sett paving, set aside, clean bed and setts, lay and point setts in cement mortar (1:4) including all bonding.	SM	75.00
0091BA	PAVING:RENEW 150MM GRANITE SETT Paving:Renew 150x150mmx150mm granite sett paving including take up existing, fill and compact hardcore to soft spots and lay new setts on 30mm bed of cement mortar (1:4) including all pointing, cutting and bonding, remove waste and debris.	SM	234.01

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ITEM	DESCRIPTION	UNIT	RATE
0091BB	PAVING:RENEW 200MM GRANITE SETT Paving:Renew 200x150mmx150mm granite sett paving including take up existing and clear away, fill and compact hardcore to soft spots and lay new setts on 30mm bed of cement mortar (1:4) including all pointing, cutting and bonding, remove waste and debris.	SM	234.77
0091CA	PAVING:RENEW RECLAIMED 150MM GRANITE SETT Paving:Renew 150x150mmx150mm granite sett paving including take up existing, fill and compact hardcore to soft spots and lay reclaimed setts on 30mm bed of cement mortar (1:4) including all pointing, cutting and bonding, remove waste and debris.	SM	196.80
0091CB	PAVING:RENEW RECLAIMED 200MM GRANITE SETT Paving:Renew 200x150mmx150mm granite sett paving including take up existing, fill and compact hardcore to soft spots and lay reclaimed setts on 30mm bed of cement mortar (1:4) including all pointing, cutting and bonding, remove waste and debris.	SM	195.51
	Paving - Artstone Sett		
0091DA	PAVING:REBED ARTSTONE SETT Paving:Take up loose artstone (tegula) sett paving, set aside, clean bed and setts, lay and point setts in cement mortar (1:4) including all bonding.	SM	64.97
0091DB	PAVING:RENEW 60MM ARTSTONE SETT Paving:Renew random sized 60mm artstone (tegula) sett paving including take up existing and clear away, fill and compact hardcore to soft spots and lay new setts on 30mm bed of cement mortar (1:4) including all pointing, cutting and bonding, remove waste and debris.	SM	138.81
0091DC	PAVING:RENEW 80MM ARTSTONE SETT Paving:Renew random sized 80mm artstone (tegula) sett paving including take up existing and clear away, fill and compact hardcore to soft spots and lay new setts on 30mm bed of cement mortar (1:4) including all pointing, cutting and bonding.	SM	180.74
	Paving - Cobble		
0092AA	PAVING:REBED COBBLES Paving:Take up existing cobble paving 50-75mm, set aside, clean off, relay, bedding 30mm thick in cement mortar (1:4) jointing to a height of two thirds of the cobble in dry mortar tightly butted, washed and brushed.	SM	68.35
0092BA	PAVING:RENEW COBBLES Paving:Renew cobble paving including taking up existing and clear away, fill and compact hardcore to soft spots and lay new cobble paving:50-75mm, bedding 30mm thick in cement mortar (1:4) jointing to a height of two thirds of the cobble in dry mortar tightly butted, washed and brushed.	SM	115.25
	Paving - Interlocking Concrete Block		
0093AA	PAVING:REBED INTERLOCK BLOCKS Paving:Take up loose interlocking paving blocks, set aside, clean blocks, make up levels and soft spots to sand bed as necessary, relay blocks including bonding, compacting with plate vibrator, jointing and pointing with approved joint filling sand.	SM	42.66

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ITEM	DESCRIPTION	UNIT	RATE
0093BA	PAVING:RENEW 60MM INTERLOCK Paving:Renew upto 60mm thick interlocking precast concrete paving blocks including take up existing and clear away, fill and compact hardcore to soft spots and lay new paving on 60mm bed of sand including bonding, compacting with plate vibrator, jointing and pointing with approved joint filling sand.	SM	119.21
0093CA	PAVING:RENEW 80MM INTERLOCK Paving:Renew 80mm thick interlocking precast concrete paving blocks including take up existing and clear away, fill and compact hardcore to soft spots and lay new paving on 60mm bed of sand including bonding, compacting with plate vibrator, jointing and pointing with approved joint filling sand.	SM	136.99
0093DA	PAVINGS:LIFT, SET ASIDE INTERLOCKING BLOCK PAVING Pavings:Lift upto 80mm thick existing interlocking precast concrete block pavings, clean, sort and stack and set aside for re-use.	SM	21.42
0093DB	PAVING:LAY NEW INTERLOCKING BLOCK PAVING Paving:Supply and lay new interlocking precast concrete block paving up to 80mm thick including excavate to level, lay 100mm hardcore bed and lay new interlocking precast concrete paving block paving on 50mm sand bed including all pointing and cutting and bonding.	SM	123.68
0093DC	PAVING:LAY SALVAGED INTERLOCKING BLOCK PAVING Paving:Lay Salvaged brick or pcc block paving including excavate to level, lay 100mm hardcore bed and lay salvaged interlocking precast concrete block paving on 50mm sand bed including all pointing and cutting and bonding.	SM	72.76
	Paving - Chamfered Edge Concrete Block Paving		
0094AA	PAVING:REBED CHAMFER EDGE BLOCKS Paving:Take up loose chamfered edge concrete block paving, set aside, clean blocks, make up levels and soft spots to sand bed as necessary, relay blocks including bonding, compacting with plate vibrator, jointing and pointing with approved joint filling sand.	SM	41.98
0094BA	PAVING:RENEW CHAMFER EDGE BLOCK Paving:Renew 200x100x65mm thick concrete paving blocks with chamfered edge including take up existing and clear away, fill and compact hardcore to soft spots and lay new paving on 60mm bed of sand including bonding, compacting with plate vibrator, jointing and pointing with approved joint filling sand.	SM	82.64
0094CA	PAVINGS:LIFT,SET ASIDE CHAMFERED EDGE BLOCK PAVING Pavings:Lift upto 80mm thick existing chamfered edge precast concrete block pavings, clean, sort and stack and set aside for re-use.	SM	22.18
0094CB	PAVING:LAY NEW CHAMFERED EDGE BLOCK PAVING Paving:Supply and lay new chamfered edge precast concrete block paving up to 80mm thick including excavate to level, lay 100mm hardcore bed and lay new concrete paving blocks with chamfered edge paving on 50mm sand bed including all pointing and cutting and bonding.	SM	80.95
0094CC	PAVING:LAY SALVAGED CHAMFERED EDGE BLOCK PAVING Paving:Lay salvaged chamfered edge precast concrete block paving including excavate to level, lay 100mm hardcore bed and lay salvaged chamfered edge block paving on 50mm sand bed including all pointing and cutting and bonding.	SM	72.76

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ITEM	DESCRIPTION	UNIT	RATE
	Paving - Grass Concrete Block		
0095AA	PAVING:REBED GRASS CONCRETE Paving:Take up loose grass concrete paving units, set aside, clean units, make up levels and soft spots to sand bed as necessary, relay units, voids filled with topsoil and sown with grass seed.	SM	31.42
0095BA	PAVING:RENEW GRASS CONCRETE Paving:Renew 120mm thick precast concrete perforated paving units including take up existing and clear away, fill and compact hardcore to soft spots and lay new units on 25mm bed of sand, voids filled with topsoil and sown with grass seed.	SM	92.75
	Mowing Strip - Precast Concrete Flag		
0107AA	MOWING:LAY NEW PCC MOWING STRIP 300MM WIDE Mowing:Excavate 150mm below required finished level, remove waste and debris, and fill in layers, including compacting 75mm crusher run of broken stone blinding and lay 50mm standard size precast concrete paving flags 300mm wide on 25mm bed of cement mortar (1:4) against building or external walls, including point up joints and all cutting and dishing to gullies, covers and the like.	LM	23.31
	Paving -Tree Grilles		
0096AA	TREE:GRILLE-BRICK:1350X1350MM:450 HOLE Tree Grille:Supply and lay special quality paving bricks in grid size 1350x1350mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 450x450mm hole for tree and remove waste and debris.	NO	84.43
0096AB	TREE:GRILLE-BRICK:1800X1800MM:450 HOLE Tree Grille:Supply and lay special quality paving bricks in grid size 1800x1800mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 450x450mm hole for tree and remove waste and debris.	NO	118.42
0096AC	TREE:GRILLE-BRICK:2250X2250MM:450 HOLE Tree Grille:Supply and lay special quality paving bricks in grid size 2250x2250mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 450x450mm hole for tree and remove waste and debris.	NO	160.14
0096AD	TREE:GRILLE-BRICK:2700X2700MM:450 HOLE Tree Grille:Supply and lay special quality paving bricks in grid size 2700x2700mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 450x450mm hole for tree and remove waste and debris.	NO	216.40
0096AE	TREE:GRILLE-GRANITE SETT:1000X1000MM:400 HOLE Tree Grille:Supply and lay granite setts in grid size 1000x1000mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 400x400mm hole for tree and remove waste and debris.	NO	170.57
0096AF	TREE:GRILLE-GRANITE SETT:1400X1400MM:400 HOLE Tree Grille:Supply and lay granite setts in grid size 1400x1400mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 400x400mm hole for tree and remove waste and debris.	NO	323.52

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ITEM	DESCRIPTION	UNIT	RATE
0096AG	TREE:GRILLE-GRANITE SETT:1800X1800MM:400 HOLE Tree Grille:Supply and lay granite setts in grid size 1800x1800mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 400x400mm hole for tree and remove waste and debris.	NO	522.55
0096AH	TREE:GRILLE-GRANITE SETT:2000X2000MM:400 HOLE Tree Grille:Supply and lay granite setts in grid size 2000x2000mm around tree on 50mm bed of sharp sand well tamped and pointed in sand, with 400x400mm hole for tree and remove waste and debris.	NO	641.50
0096AI	TREE:GRILLE-RENEW GRAVEL PAVING 30MM TO TREE GRID Paving:Renew gravel paving to tree grid or grille ne 30mm thick including take up grill and set aside, take up gravel and clear away existing, relay grid to level and supply, spread and level washed gravel.	NO	7.25
	Paving - Temporary Repairs		
0097AA	PAVING:TEMPORARY CONCRETE REPAIR Paving:Break out existing defective paving of any type if necessary ne 100mm thick, fill in void with lean mix concrete ensuring flush edges to existing finishes in areas ne 1.00sm, remove waste and debris.	IT	39.09
	Hardcore		
0098AA	HARDCORE:ADDITIONAL SUB-BASE OR BED NE 150 Hardcore:Extra for additional hardcore sub-base or bed ne 150mm thick laid under any type of paving including excavate, remove spoil, level and compact bottoms, remove waste and debris (to be charged only when specifically ordered by Client Representative).	SM	46.64
0098BA	TYPE 1 AGGREGATE:SUB-BASE OR BED NE 150 Type 1 Aggregate:Extra for type 1 aggregate sub-base or bed ne 150mm thick rolled and laid under any type of paving including excavate, remove spoil, level and compact bottoms, remove waste and debris (to be charged only when specifically ordered by Client Representative).	SM	29.30
0098CA	LEAN MIX:SUB-BASE OR BED NE 150 Lean Mix:Extra for lean mix concrete sub-base or bed ne 150mm thick rolled and laid under any type of paving including excavate, remove spoil, level and compact bottoms, remove waste and debris (to be charged only when specifically ordered by Client Representative).	SM	23.59
	Excavation to Gardens etc.		
0099AA	EXCAVATION:REMOVE TOPSOIL 150MM MOVE NE 20M Excavation:Excavate over site ne 150mm deep to remove top soil, load and wheel to spoilheap ne 20 metres, and deposit in spoilheap for future use.	SM	13.31
0099AB	EXCAVATION:REMOVE TOPSOIL 150MM MOVE NE 50M Excavation:Excavate over site ne 150mm deep to remove top soil, load and wheel to spoilheap ne 50 metres, and deposit in spoilheap for future use.	SM	15.52
0099AC	EXCAVATION:REDUCE LEVELS NE 150MM DISPOSE Excavation:Excavate over site to reduce levels ne 150mm deep, load and dispose of spoil off site.	SM	26.78

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ITEM	DESCRIPTION	UNIT	RATE
0099AD	EXCAVATION:REDUCE LEVELS 150-300MM DISPOSE Excavation:Excavate over site to reduce levels over 150mm and ne 300mm deep, load and dispose of spoil off site.	SM	51.58
0099AE	EXCAVATION:REDUCE LEVELS 300-450MM DISPOSE Excavation:Excavate over site to reduce levels over 300mm and ne 450mm deep, load and dispose of spoil off site.	SM	84.26
0099AF	EXCAVATION:REDUCE LEVELS OVER 450MM DISPOSE Excavation:Excavate over site to reduce levels over 450mm deep, load and dispose of spoil off site.	CM	217.68
0099BA	TOP SOIL:EXCAVATE SPOILHEAP 20M AND SPREAD Topsoil:Excavate in existing topsoil spoilheap, load and wheel ne 20 metres, deposit and spread, grade or level in bed 150mm deep.	SM	11.09
0099BB	TOP SOIL:EXCAVATE SPOILHEAP 50M AND SPREAD Topsoil:Excavate in existing topsoil spoilheap, load and wheel ne 50 metres, deposit and spread, grade or level in bed 150mm deep.	SM	13.31
0099BC	TOP SOIL:EXCAVATE SPOILHEAP 20M SPREAD ROTAVATE Topsoil:Excavate in existing topsoil spoilheap, load and wheel ne 20 metres, deposit and spread, grade or level in bed 150mm deep, lightly rotavate surface for cultivation.	SM	14.19
0099BD	TOP SOIL:EXCAVATE SPOILHEAP 50M SPREAD ROTAVATE Topsoil:Excavate in existing topsoil spoilheap, load and wheel ne 50 metres, deposit and spread, grade or level in bed 150mm deep, lightly rotavate surface for cultivation.	SM	16.41
0099CA	IMPORTED TOPSOIL:DEPOSIT AND SPREAD Imported Topsoil:Import topsoil and deposit in bed ne 150mm deep, grade or level to suit contours and prepare either for cultivation or grass seeding.	SM	87.25
0099CB	IMPORTED TOPSOIL:DEPOSIT AND SPREAD ALONG EDGINGS Imported Topsoil:Import topsoil and deposit in bed ne 150mm deep 300mm wide along edgings, grade or level to suit contours and prepare either for cultivation or grass seeding.	LM	25.99
0099DA	GARDEN AREA:CLEAR CULTIVATE Garden Area:Following clearance of garden area of all litter, rubbish including scrap metal, timber, broken glass, garden debris, dumped materials (see separate garden clearance items), rotavate garden to remove weeds, tree or shrub roots etc. and prepare for cultivation.	SM	45.88
0099DB	GARDEN AREA:APPLY GRASS SEEDS Garden Area:Supply and sow approved grass seed by hand at the rate of 50g per square metre.	SM	1.54
	Steps, Stairs and Ramps		
	Insitu and Precast Concrete		
0130AA	STEP:FORM OR RENEW STEP IN CONCRETE PAVING Step:Form step ne 1000x300x200mm in concrete paving including all necessary excavation, hardcore, extra concrete and all formwork with surfaces trowelled smooth, make good to adjacent finishes and remove waste and debris.	IT	70.17

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ITEM	DESCRIPTION	UNIT	RATE
0130AB	STEP:FORM OR RENEW PCC STEP IN PAVING Step:Form or renew step in precast concrete paving ne 1000x300x200mm including all extra excavation, hardcore, blinding and bed precast concrete flags to steps and risers on 25mm mortar bed including all cutting, make good to adjacent finishes and remove waste and debris.	IT	66.24
0130AC	STEP:FORM BRICK-ON-EDGE STEP Step:Form step with approved brick on edge, bedded and pointed in cement mortar (1:4).	LM	34.11
0130AD	STEP:REPAIR DAMAGED CONCRETE Step:Cut out damaged section and repair step as necessary with concrete (1:1:5:3) or cement and sand polymer enhanced cementitious mortar including formwork and trowel finish.	IT	25.53
0130DB	STEP:REFIX AND BED LOOSE STEP Step:Rebed loose precast concrete step or loose bricks to brick step including remove existing, clean off as necessary and rebed in cement mortar (1:4) (per step).	IT	9.23
0130EA	RAMP:CONSTRUCT CONCRETE RAMP Ramp:Construct insitu concrete ramp average 150mm thick, ne 1.5m wide overall with 50mm high insitu concrete kerbs to both sides, laid to any gradient specified ne 1:15 with pinked finish including all excavation, remove waste and debris, hardcore, reinforcement and formwork.	LM	165.23
0130FA	NOSING:RENEW INSET NOSING TO PCC STEP Nosing:Renew Ferodo type or other equal and approved Inset nosing to step in precast concrete paving ne 200mm wide including all jointing, bedding and pointing as required and all cutting, make good to adjacent finishes and remove waste and debris.	LM	41.78
0130FB	NOSING:REFIX BED LOOSE INSET NOSING TO PCC STEP Nosing:Rebed loose Ferodo type inset nosing to precast concrete step including remove existing, clean off as necessary and rebed as required (per step).	IT	18.45
	Ramps - Modular		
0131AA	RAMP:CONSTRUCT MODULAR RAMP 1000MM OPEN Ramp:Install modular system DDA/Equalities Act compliant minimum 1008mm wide ramp floor frames and supports fabricated from mild steel hot zinc sprayed, support frame built off existing hard surfacing, ramp to have consistent gradient between 1:12 and 1:20 including 1200mm wide top platform and 1200mm intermediate level platforms at each change of direction, minimum 106mm upstand kerb edgings on either side, continuous unobstructed 34mm diameter black powder coated open balustrade to both sides of ramp and to platforms, vertical posts at 600mm centres minimum, handrail at 900mm high and intermediate rail at 450mm above finished floor level of ramp and level platforms, handrails to be 75mm clear of adjacent walls and obstructions and extend 300mm beyond to the end of the rail, surface of platforms and ramp to be slip resistant fibre glass mesh, black on ramps, beige on platforms, and shed water.	LM	1066.31

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ITEM	DESCRIPTION	UNIT	RATE
0131AB	RAMP:CONSTRUCT MODULAR RAMP 1200MM OPEN Ramp:Install modular system DDA/Equalities Act compliant minimum 1208mm wide ramp floor frames and supports fabricated from mild steel hot zinc sprayed, support frame built off existing hard surfacing, ramp to have consistent gradient between 1:12 and 1:20 including 1200mm wide top platform and 1200mm intermediate level platforms at each change of direction, minimum 106mm upstand kerb edgings on either side, continuous unobstructed 34mm diameter black powder coated open balustrade to both sides of ramp and to platforms, vertical posts at 600mm centres minimum, handrail at 900mm high and intermediate rail at 450mm above finished floor level of ramp and level platforms, handrails to be 75mm clear of adjacent walls and obstructions and extend 300mm beyond to the end of the rail, surface of platforms and ramp to be slip resistant fibre glass mesh, black on ramps, beige on platforms, and shed water.	LM	1281.34
0131BA	RAMP:CONSTRUCT MODULAR RAMP 1000MM CLOSED Ramp:Install modular system DDA/Equalities Act compliant minimum 1008mm wide ramp floor frames and supports fabricated from mild steel hot zinc sprayed, support frame built off existing hard surfacing, ramp to have consistent gradient between 1:12 and 1:20 including 1200mm wide top platform and 1200mm intermediate level platforms at each change of direction, minimum 106mm upstand kerb edgings on either side, continuous unobstructed 34mm diameter black powder coated closed balustrade to both sides of ramp and to platforms, vertical posts at 1200mm centres minimum, black powder coated balusters at 100mm centres, handrail with blue or yellow "warm to touch" on top at 900mm and intermediate rail at 450mm above finished floor level of ramp and level platforms, handrails to be 75mm clear of adjacent walls and obstructions and extend 300mm beyond to the end of the rail, surface of platforms and ramp to be slip resistant fibre glass mesh, black on ramps, beige on platforms, and shed water.	LM	1218.41
0131BB	RAMP:CONSTRUCT MODULAR RAMP 1200MM CLOSED Ramp:Install modular system DDA/Equalities Act compliant minimum 1208mm wide ramp floor frames and supports fabricated from mild steel hot zinc sprayed, support frame built off existing hard surfacing, ramp to have consistent gradient between 1:12 and 1:20 including 1200mm wide top platform and 1200mm intermediate level platforms at each change of direction, minimum 106mm upstand kerb edgings on either side, continuous unobstructed 34mm diameter black powder coated closed balustrade to both sides of ramp and to platforms, vertical posts at 1200mm centres minimum, black powder coated balusters at 100mm centres, handrail with blue or yellow "warm to touch" on top at 900mm and intermediate rail at 450mm above finished floor level of ramp and level platforms, handrails to be 75mm clear of adjacent walls and obstructions and extend 300mm beyond to the end of the rail, surface of platforms and ramp to be slip resistant fibre glass mesh, black on ramps, beige on platforms, and shed water.	LM	1421.74
	Purpose Built Ramps		
0131GA	RAMP:EXCAVATE CONCRETE TRENCH TO RAMP Ramp:Excavate trench 500mm wide and ne 500mm deep to wall to ramp, including all necessary planking and strutting, return, fill in and ram, remove waste and debris, level and ram, lay concrete GEN 3 in trench to depth ne 250mm.	CM	373.61
0131GB	RAMP:HARDCORE FILLING UNDER RAMP Ramp:Imported filling to ramp etc., laid and compacted in maximum 300mm layers.	CM	92.62

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ITEM	DESCRIPTION	UNIT	RATE
0131GC	RAMP:LAY NE 100MM CONCRETE SURFACE Ramp:Grade surface of hardcore filling, blind and lay ne 100mm concrete RC25/30 to falls and crossfalls, tamped finish with trowelled smooth perimeter, including dishing to gullies, gratings and the like and all formwork.	SM	92.71
0131GD	RAMP:BUILD 1B WALL IN COMMONS TO RAMP Ramp:Supply and lay new common bricks in one brick wall bedded and pointed in cement lime mortar (1:1:6).	SM	156.17
0131GE	RAMP:BUILD 1B WALL IN FACINGS TO RAMP Ramp:Supply and lay new facing bricks in one brick wall to ramp bedded and pointed in cement lime mortar (1:1:6) as the work proceeds.	SM	223.01
0131GF	RAMP:BUILD 200MM BLOCK WALL TO RAMP Ramp:Supply and lay new 200mm thick blockwork in walls to ramp, bedded and pointed in cement lime mortar (1:1:6).	SM	94.37
0131GH	RAMP:BUILD 225MM BLOCK WALL TO RAMP Ramp:Supply and lay new 225mm thick blockwork in walls to ramp, bedded and pointed in cement lime mortar (1:1:6).	SM	97.29
0131GJ	RAMP:APPLY SMOOTH RENDER DUB OUT TO RAMP WALLS Ramp:Apply 12mm cement and sand render (1:3) with waterproofing agent to ramp walls trowelled smooth, dub out as necessary with cement and sand, including all preparation, labours and remove waste and debris.	SM	31.42
0131GK	RAMP:INSTALL CHANNEL STEEL GRATING Ramp:Supply and lay proprietary polypropylene channel drain and galvanised steel grating in conjunction with new or renewed ramp construction, clip channels together complete with all fixings, outlets, angle and end units, make all connections to to existing pipework, testing, remove waste and debris.	LM	27.22
0131GN	RAMP:LAY NEW BRICK PAVING-MORTAR OR SAND Paving:Supply and lay new brick paving on 25mm bed of cement mortar (1:4) or 50mm sand bed to falls and crossfalls, including all pointing and cutting and bonding.	SM	132.27
	Access Facilities		
9700EB	DISABLED RAMP:CONSTRUCT TIMBER RAMP Ramp:Construct timber ramp ne 1.50m wide overall comprising treated softwood framing with 18mm marine plywood to top and sides including forming 50mm high kerbs to both sides, ramp constructed to any gradient specified ne 1:15 with approved non slip surface finish, decorate as required and remove waste and debris.	LM	129.79
9700EC	STEP:FORM HALF STEP-CONCRETE Step:Break out any type of existing step and reform in insitu concrete with enlarged tread ne 600mm going and 100mm rise including all formwork and joints to existing paving and make good all works disturbed and remove waste and debris (measured per new step formed).	IT	70.57
9700ED	STEP:FORM HALF STEP-TIMBER/PLY Step:Break out any type of existing step and reform with treated timber framing and 18mm marine plywood, 600mm going and 100mm rise including non slip surface finish, joints to existing paving and make good works disturbed and remove waste and debris (measured per new step formed).	IT	65.46

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ITEM	DESCRIPTION	UNIT	RATE
	Metal Stairs, Walkways and Balustrades		
	Balustrades - Isolated		
0271AA	BALUSTRADE:TAKE DOWN AND REMOVE Balustrade:Take down existing balustrade, remove waste and debris and prepare mortices to receive new balustrade.	LM	13.83
0271BA	BALUSTRADE:SUPPLY AND FIX NE 1.2M HIGH Balustrade:Supply and fix galvanised mild steel balustrade ne 1200mm high comprising 6x50mm horizontal rails, 25x25mm standards, ragged at end at 2.00m centres and 12x12mm balusters all welded together and set in mortices in mortar, rub down, prepare for and decorate to all surfaces.	LM	346.91
0271BB	BALUSTRADE:SUPPLY AND FIX KEE KLAMP Balustrade:Supply and fix galvanised mild steel tubular Kee-Klamp balustrade, 900mm high comprising 48mm diameter horizontal rails, 48mm diameter standards at 1.00m centres and set in mortices in mortar, rub down, prepare for and decorate to all surfaces.	LM	83.84
0271BD	BALUSTRADE:SUPPLY AND FIX KEE KLAMP WITH MESH Balustrade:Supply and fix galvanised mild steel tubular Kee-Klamp balustrade, 900mm high comprising 48mm diameter horizontal rails, 48mm diameter standards at 1.00m centres and set in mortices in mortar, complete with wire mesh panels bolted or spot welded to standards, rub down, prepare for and decorate to all surfaces.	LM	119.09
0271DA	BALUSTER:RENEW Baluster:Cut out damaged existing and renew 14x14x1100mm high galvanised mild steel baluster to balustrade, welded at both ends to hostizontal rails, rub down, prepare for and decorate to match existing.	NO	30.43
0271BC	BALUSTRADE:REFIX ANY LOOSE TYPE Balustrade:Refix any type of loose balustrade including remove if necessary, clean out and prepare mortices including reforming if required to ensure sound fixings and refix balustrade and make good decorations and finishes.	LM	20.67
	Handrails - Associated		
0273BA	HANDRAIL:6X50MM RAIL ON BRACKETS Handrail:Supply and fix 6x50mm galvanised mild steel rail welded to and including handrail brackets, plugged and screwed to brickwork, rub down, prepare for and decorate to all surfaces.	LM	31.29
0273BB	HANDRAIL:48MM GALVANISED STEEL TUBULAR ON BRACKETS Handrail:Supply and fix 48mm diameter galvanised mild steel tubular handrail welded to and including handrail brackets, plugged and screwed to brickwork, rub down, prepare for and decorate to all surfaces.	LM	45.18
0273BC	HANDRAIL:PVC TO CORE RAIL Handrail:Supply and fix PVC handrail to core rail including all ends, bends and ramps etc.	LM	21.03
0273BD	HANDRAIL:RENEW MOPSTICK HANDRAIL Handrail:Renew or supply and fix new softwood mopstick handrail to existing brackets including all ends and refix handrail brackets including replugging if necessary, redecorate and make good finishes.	LM	14.30

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ITEM	DESCRIPTION	UNIT	RATE
	Balustrades and Handrails - Sundry Repairs		
0273BE	HANDRAIL:REFIX ANY LOOSE TYPE Handrail:Refix any type of loose handrail including remove if necessary, clean out and prepare mortices including reforming if required and or replug to ensure sound fixings and refix handrail, make good decorations and finishes.	LM	16.23
0273BF	BALUSTRADE:RENEW HANDRAIL Balustrade:Cut off damaged galvanised steel handrail to balustrade, bolt or weld on new 6x50mm galavanised steel handrail to standards and balusters, rub down and prepare for and decorate all surfaces of handrail, touch up decoration on standards and balusters and make good.	LM	35.39
0273BG	BALUSTRADE:RENEW BALUSTER Balustrade:Cut off damaged galvanised steel baluster to balustrade, weld on new 12x12mm galavanised steel baluster to horizontal rails, rub down and prepare for and decorate all surfaces of baluster, touch up decoration on horizontal rails and make good.	LM	21.25
0273BH	BALUSTRADE:RENEW TUBULAR HANDRAIL Balustrade:Disconnect damaged galvanised steel tubular handrail to Kee-Klamp balustrade, connect new 48mm diameter galvanised steel handrail to standards, rub down and prepare for and decorate all surfaces of handrail, touch up decoration on standards and balusters and make good.	LM	24.93
0273BJ	BALUSTRADE:RENEW TUBULAR STANDARD Balustrade:Disconnect damaged galvanised steel tubular standard to Kee-Klamp balustrade, connect new 48mm diameter galvanised steel standard to handrail, rub down and prepare for and decorate all surfaces of baluster, touch up decoration on horizontal rails and make good.	LM	21.61
0273BK	BALUSTRADE:RENEW WIRE MESH PANEL Balustrade:Disconnect or cut off existing damaged wire mesh panelling to galvanised tubular steel Kee-Klamp balustrading, bolt or spot weld galvanised steel mesh panel to balustrade members, panel ne 1.00sm in area, rub down and prepare for and decorate all surfaces of mesh panel, touch up decoration on horizontal rails and standards and make good.	NO	47.55
	Miscellaneous Fittings		
	Clothes Lines		
0291AA	LINE:NEW DOMESTIC ROTARY AND BASE Line:Erect domestic rotary clothes line with loose socket, excavate for and including concrete base, remove spoil and reinstate paving or garden areas.	NO	116.45
0291AB	LINE:ERECT NEW COMMUNAL/HEAVY DUTY ROTARY AND BASE Line:Erect communal or heavy duty rotary clothes line with loose socket, excavate for and including concrete base and remove waste and debris and reinstate path or garden areas.	NO	319.69
0291BA	LINE:RENEW DOMESTIC ROTARY Line:Renew domestic rotary clothes line, set in existing socket and clear away, remove waste and debris.	NO	84.79

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ITEM	DESCRIPTION	UNIT	RATE
0291BB	LINE:RENEW COMMUNAL/HEAVY DUTY ROTARY Line:Renew communal or heavy duty rotary clothes line, set in existing socket and clear away, remove waste and debris.	NO	288.03
0291CA	LINE:RE-STRING CLOTHES LINE Line:Re-string any clothes line including remove remains of existing line.	NO	24.61
0291DA	LINE:NEW PCC CLOTHES POST AND BASE Line:Erect 100x100x2700mm precast concrete clothes post, excavate for and including concrete base, remove waste and debris and reinstate paving or garden areas.	NO	94.09
0291EA	LINE:NEW STEEL CLOTHES POST-NE 3.0M Line:Erect 50mm diameter galvanised steel clothes post upto 3.00m long with pulleys, excavate for and including concrete base, remove waste and debris and reinstate paving or garden areas.	NO	71.59
0291FA	LINE:RELOCATE ROTARY DRIER Line:Relocate rotary clothes drier in new position, carefully break out or renew aluminium tube socket, remove existing concrete base, excavate for and including new concrete base remove waste and debris and reinstate paving or garden areas.	NO	64.47
0291FB	LINE:RELOCATE PCC OR STEEL CLOTHES POST Line:Relocate precast concrete or steel clothes post in new position, carefully break out existing post, remove existing concrete base, excavate for and including new concrete base and remove waste and debris and reinstate paving or garden areas.	NO	40.53
	Signs		
0293AA	SIGN:COLLECT AND FIX Sign:Collect sign from Client's Office and screw to timber, plug and screw to masonry or bolt to metal posts.	NO	14.77
0293AB	SIGN:NEW NO PARKING Sign:Supply and install standard 'No Parking' sign and screw to timber, plug or screw to masonry or bolt to metal posts.	NO	63.69
0293AC	SIGN:NEW NO BALL GAMES Sign:Supply and install standard 'No Ball Games' sign and screw to timber, plug or screw to masonry or bolt to metal posts.	NO	63.69
0293AD	SIGN:NEW NO DOGS Sign:Supply and install standard 'No Dogs' sign and screw to timber, plug or screw to masonry or bolt to metal posts.	NO	63.69
0293AE	SIGN:ANTI-CLIMB Sign:Supply and install standard 'Anti-climbing' sign and screw to timber, plug or screw to masonry or bolt to metal posts.	NO	63.69
0293AF	SIGN:WARNING ANTI VANDAL PAINT IN USE Sign:Supply and install standard 'Anti Vandal Paint In Use' sign and screw to timber, plug or screw to masonry or bolt to metal posts.	NO	32.99

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ITEM	DESCRIPTION	UNIT	RATE
	Bollards		
0310AA	BOLLARD:RENEW OR FIX NEW LOCKABLE STEEL Bollard:Renew with or supply and fix new proprietary lockable steel bollard including remove old, position and set foundation bolts in concrete or brick paving, fix new bollard and make good all finishes disturbed, remove waste and debris and reinstate paving or garden areas, supply two keys and hand to Client Representative.	NO	124.79
0310AC	BOLLARD:RENEW OR FIX NEW 914MM HIGH STEEL Bollard:Renew with or supply and fix new 76mm diameter x 914mm high above ground steel fixed bollard bedded in concrete including remove old, excavate as necessary, fix new bollard including concrete foundation and make good all finishes disturbed and remove waste and debris and reinstate paving or garden areas.	NO	154.78
0310AD	BOLLARD:RENEW OR FIX NEW 100MMSQ 914MM HIGH STEEL Bollard:Renew with or supply and fix new 100mm x 100mm x 914mm high above ground steel fixed bollard bedded in concrete including remove old, excavate as necessary, fix new bollard including concrete foundation prepare for and decorate all surfaces of bollard, make good all finishes disturbed and remove waste and debris and reinstate paving or garden areas.	NO	168.47
0310BA	BOLLARD:RENEW OR FIX NEW PCC 900MM HIGH Bollard:Renew with or supply and fix new 225 to 150mm diameter tapered precast concrete bollard 900mm high above ground bedded in concrete including remove existing, excavate as necessary, fix new bollard including concrete foundation and make good all finishes disturbed and remove waste and debris and reinstate paving or garden areas.	NO	168.27
0310CA	BOLLARD:RENEW OR FIX NEW 800MM TIMBER Bollard:Renew with or supply and fix new 150x150mm timber bollard, 800mm high above ground including remove existing, excavate as necessary, fix new bollard including concrete foundation and make good all finishes and remove waste and debris and reinstate paving or garden areas.	NO	87.74
	Traffic Calming Devices		
0310DA	TRAFFIC CALMING:ONE WAY DEVICE RESPONSE CALLOUT Traffic Calming:Responive call-out to built in automatic full width, one way 'dragons teeth' type set up, locate fault, report to Client's Representative.	IT	38.31
	Car Parking Controls		
0311AA	RAISED KERB BARRIER:INSTALL 533MM RISE Raised Kerb Barrier:Supply and install high lift model as Frontier Pitts Ltd., Frontier Roadblocker or other equal and approved, rise 533, length 3000, comprising hydraulic system, control cabinets, key fob control, extra powered locking bolts, emergency hand pump, 2 No. traffic light signals complete with posts and supports, pit and all work in connection with forming same, 100mm diameter drain pipe connected to local pipe or manhole, 3 phase electric cable connected to existing system, drain and electric service trench, excavation, backfill, concrete bases, all builders work, make good, remove waste and debris.	IT	6500.00

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ITEM	DESCRIPTION	UNIT	RATE
0311AB	RAISED KERB BARRIER:INSTALL 800MM RISE Raised Kerb Barrier:Supply and install high lift model as Frontier Pitts Ltd., Frontier Roadblocker or other equal and approved, rise 803, length 3000, comprising hydraulic system, control cabinets, key fob control, extra powered locking bolts, emergency hand pump, 2 No. traffic light signals complete with posts and supports, pit and all work in connection with forming same, 100mm diameter drain pipe connected to local pipe or manhole, 3 phase electric cable connected to existing system, drain and electric service trench, excavation, backfill, concrete bases, all builders work, make good, remove waste and debris.	IT	7000.00
0311BA	RAISED ARM BARRIER:INSTALL Raised Arm Barrier:Supply and install raised arm barrier Frontier Pitts Ltd., or other equal and approved length 3000, comprising control cabinet, key fob control, arm support post, 3 phase electric cable connected to existing system, builders work,excavation, backfill, concrete bases, electric service trench, make good, remove waste and debris.	IT	2800.00
0311CA	RAISED BARRIER:ADDITIONAL KEY FOBS Raised Barrier:Supply additional key fobs to operate control panel.	NO	11.00
	Garden Sheds		
0312AA	SHED:INSTALL PROPRIETARY STORAGE INCLUDING SLAB Shed:Supply and install proprietary storage shed [PC Sum for supply and delivery to site £440.00 excluding VAT] approximate plan size 2400x1800mm complete with door, all ironmongery, locks etc., shed fixed to and including 150mm concrete slab laid on and including damp proof membrane on blinded hardcore bed, include for all excavation, remove waste and debris, compacting as necessary.	IT	999.61
0312BA	SHED:INSTALL PROPRIETARY STORAGE EXCLUDING SLAB Shed:Supply and install proprietary storage shed [PC Sum for supply and delivery to site £440.00 excluding VAT] approximate plan size 2400x1800mm complete with door, all ironmongery, locks etc., shed fixed to existing concrete or precast concrete hardstanding.	IT	711.10
3221CD	SHED DOOR:RENEW COMPOSITE L AND B DOOR AND FRAME Shed Door:Renew shed or bin store door with any size composite ledged and braced door, all ironmongery, decorate and make good.	NO	668.85
	Builders Work for New External Meter Positions		
	Gas Mains		
0460AA	GAS:EXCAVATE TRENCH Gas:Excavate service trench average 750mm deep including breaking up surface pavings and reinstating including all planking and strutting, temporary supports to other services, backfilling, compacting and disposal of surplus excavated material, allow for all temporary barriers, lighting, watching and co-ordination with Statutory Supply Authority.	LM	45.01

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ITEM	DESCRIPTION	UNIT	RATE
	Electric Mains		
0460AB	ELECTRIC:EXCAVATE TRENCH Electric:Excavate service trench average 750mm deep including breaking up surface pavings and reinstating including all planking and strutting, temporary supports to other services, backfilling, compacting and disposal of surplus excavated material, allow for all temporary barriers, lighting and watching and co-ordination with Statutory Supply Authority.	LM	45.01

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ITEM	DESCRIPTION	UNIT	RATE
	FENCING AND GATES		
	Fencing		
	Fencing - Boarded		
0171AD	FENCING:RENEW 1.8M BOARD - TIMBER POST Fencing:Renew or provide new 1.65m high tanalised timber vertical board fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 125x125mm x 2.65m long softwood posts in concrete at ne 1.80m centres with three 69x44mm softwood rails bolted to posts and 144x20mm vertical boards nailed to rails, softwood gravel board with centre prop (measured per metre run of fencing).	LM	133.91
0171AE	FENCING:RENEW NE 1.2M BOARD PCC POST GRAVEL BOARD Fencing:Renew or supply new ne 1.05m tanalised timber vertical board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 100x100mm x 1.65m long concrete posts in concrete at ne 1.80m centres with two 69x44mm softwood rails bolted to posts and 144x20mm vertical boards nailed to rails, bull wire clipped to boards, precast concrete gravel board with centre prop (measured per metre run of fencing).	LM	117.48
0171AM	FENCING:RENEW 1.2M BOARD PCC POST NO GRAVEL BOARD Fencing:Renew or provide new ne 1200mm tanalised timber vertical board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 100 x 100mm x 1.65m long precast concrete posts in concrete GEN 3 at ne 1.80m centres with two 69 x 44mm softwood rails bolted to posts and 144 x 20mm vertical boards nailed to rails, bull wire clipped to boards, no gravel board required (measured per metre run of fencing).	LM	111.14
0171AF	FENCING:RENEW NE 1.2M BOARD TIMBER POST Fencing:Renew or supply new ne 1.05m tanalised timber vertical board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 100x100mm x 1.65m long softwood posts in concrete at ne 1.80m centres with two 69x44mm softwood rails bolted to posts and 144x20mm vertical boards nailed to rails, bull wire clipped to boards, softwood gravel board with centre prop (measured per metre run of fencing).	LM	94.98
0171AG	FENCING:RENEW NE 1.8M BOARD PCC POST Fencing:Renew or supply new ne 1.65m high tanalised timber vertical board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 125x125mm x 2.25m long concrete posts in concrete at ne 1.80m centres with three softwood rails 69x44mm bolted to posts and 144x20mm vertical boards nailed to rails, bull wire clipped to boards 25x150mm softwood gravel board with centre prop (measured per metre run of fencing).	LM	143.68
0171AH	FENCING:RENEW NE 1.8M BOARD PCC POST GRAVEL BOARD Fencing:Renew or supply new ne 1.65m high tanalised timber vertical board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 125x125mm x 2.25m long concrete posts in concrete at ne 1.80m centres with three softwood rails 69x44mm bolted to posts and 144x20mm vertical boards nailed to rails, bull wire clipped to boards, precast concrete gravel board with centre prop (measured per metre run of fencing).	LM	154.95

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ITEM	DESCRIPTION	UNIT	RATE
0171AI	FENCING:RENEW SOFTWOOD RAIL Fencing:Renew 69x44mm softwood rail ne 2.00m long bolted to concrete or timber post by carefully removing vertical boards as necessary, renew rail, renail existing vertical boards, remove waste and debris.	NO	27.08
0171AN	FENCING:RENEW 2ND AND 3RD RAIL Fencing:Renew second or third 69x44mm softwood rail ne 2.00m long, whilst vertical boards removed, remove waste and debris.	NO	10.67
0171AJ	FENCING:REMOVE BOARD FENCE Fencing:Take down and remove any height vertical board fence consisting of concrete and or timber posts set in concrete, softwood rails, gravel board and vertical boards and remove waste and debris, fill post holes with top soil and reinstate paths and gardens (measured per metre run of fencing).	LM	13.17
0171AK	FENCING:RENEW TIMBER GRAVEL BOARD Fencing:Renew or supply and fix new 25x150mm tanalised softwood gravel board and centre prop including remove existing, excavate as necessary, cut and or trim existing fence boards as necessary and fix gravel board with galvanised nails, remove waste and debris.	NO	17.36
0171AL	FENCING:RENEW PCC GRAVEL BOARD Fencing:Renew or supply and fix new ne 50x225mm precast concrete gravel board and centre prop including remove existing, excavate as necessary, cut and or trim existing fence boards as necessary and fix gravel board with cleats and or bolts, remove waste and debris.	NO	33.54
	Fencing - Close Boarded		
0171BA	FENCING:RENEW 1.2M CLOSE BOARD PCC POST Fencing:Renew or provide new 1.05m tanalised timber closeboard fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 100x100x1650mm long concrete posts in concrete at 1.80m centres with two 69x44mm softwood arris rails bolted to posts and 144x20mm vertical boards 1.05m high nailed to rails, provide and fix 25x150mm tanalised softwood gravel board with centre prop. (measured per metre run of fencing).	LM	116.14
0171BB	FENCING:RENEW 1.2M CLOSE BOARD TIMBER POST Fencing:Renew or provide new 1.05m tanalised timber closeboard fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 100x100x1650mm long tanalised softwood posts in concrete at 1.80m centres with two 69x44mm softwood arris rails bolted to posts with 144x20mm vertical boards 1.05m high nailed to rails, provide and fix 25x150mm tanalised softwood gravel board with centre prop. (measured per metre run of fencing).	LM	106.55
0171BE	FENCING:RENEW 1.2M CLOSE BOARD PCC POST GRAVEL BRD Fencing:Renew or provide new tanalised timber close board fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 100 x 100 x 1.65m long precast concrete posts in concrete GEN 3 at 1.80m centres with two 69 x 44mm softwood arris rails bolted to posts and 144 x 20mm vertical boards 1.05m high nailed to rails, provide and fix 25 x 150mm precast concrete gravel board with centre prop. (measured per metre run of fencing).	LM	129.01

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ITEM	DESCRIPTION	UNIT	RATE
0171BG	FENCING:RENEW 1.5M CLOSE BOARD PCC POST Fencing:Renew or provide new 1.35m tanalised timber closeboard fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 100x100x1.95m long concrete posts in concrete at 1.80m centres with two 69x44mm softwood arris rails bolted to posts and 144x20mm vertical boards 1.35m high nailed to rails, provide and fix 25x150mm tanalised softwood gravel board with centre prop. (measured per metre run of fencing).	LM	115.78
0171BH	FENCING:RENEW 1.5M CLOSE BOARD TIMBER POST Fencing:Renew or provide new 1.35m tanalised timber closeboard fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 100x100x1.95m long tanalised softwood posts in concrete at 1.80m centres with two 69x44mm softwood arris rails bolted to posts with 144x20mm vertical boards 1.35m high nailed to rails, provide and fix 25x150mm tanalised softwood gravel board with centre prop. (measured per metre run of fencing).	LM	104.72
0171BJ	FENCING:RENEW 1.5M CLOSE BOARD PCC POST GRAVEL BRD Fencing: Renew or provide new tanalised timber close board fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 100 x 100 x 1.95m long precast concrete posts in concrete GEN 3 at 1.80m centres with two 69 x 44mm softwood arris rails bolted to posts and 144 x 20mm vertical boards 1.35m high nailed to rails, provide and fix 25 x 150mm precast concrete gravel board with centre prop. (measured per metre run of fencing).	LM	126.48
0171BC	FENCING:RENEW 1.8M CLOSE BOARD PCC POST Fencing:Renew or provide new 1.80m high tanalised timber closeboard fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 125x125x2250mm long concrete posts in concrete at 1.80m centres with three softwood arris rails 69x44mm bolted to posts and 144x20mm vertical boards 1.675m high nailed to rails, provide and fix 25x150mm tanalised softwood gravel board with centre prop. (measured per metre run of fencing).	LM	153.60
0171BD	FENCING:RENEW 1.8M CLOSE BOARD TIMBER POST Fencing:Renew or provide new 1.80m high tanalised timber closeboard fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 125x125x2250mm long tanalised softwood posts in concrete at 1.80m centres, with three softwood arris rails 69x44mm bolted to posts and 144x20mm vertical boards 1.675m high nailed to rails, provide and fix 25x150mm tanalised gravel board with centre prop. (measured per metre run of fencing).	LM	133.91
0171CE	FENCING:RENEW 1.8M CLOSE BOARD PCC POST GRAVEL BRD Fencing:Renew or provide new tanalised timber close board fencing including for taking down remnants of existing fence and posts set in concrete, remove from site to approved tip, and set 125 x 125 x 2.25m long precast concrete posts in concrete GEN 3 at 1.80m centres with three softwood arris rails 69 x 44mm bolted to posts and 144 x 20mm vertical boards 1.675m high nailed to rails, provide and fix 25 x 150mm precast concrete gravel board with centre prop. (measured per metre run of fencing).	LM	162.56

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ITEM	DESCRIPTION	UNIT	RATE
	Fencing - Vertical Boarded		
0171CA	FENCING:RENEW VERTICAL BOARD NE 1.05M Fencing:Renew 144x20mm softwood vertical board ne 1.05m high, remove waste and debris.	NO	5.35
0171CB	FENCING:RENEW VERTICAL BOARD NE 1.675M Fencing:Renew 144x20mm softwood vertical board ne 1.65m high, remove waste and debris.	NO	6.92
0171CD	FENCING:RENEW VERTICAL BOARD-3.00M Fencing:Renew 144 x 20mm softwood vertical board 3.00m high, remove waste and debris.	NO	10.93
0171AP	FENCING:RENEW RUN OF VERTICAL BOARD NE 1.05M Fencing:Renew 144x20mm softwood vertical boarding ne 1.05m high to closeboarded fence high complete with fixing, wire clipped to boards, remove waste and debris (measured per metre run of fencing).	LM	57.03
0171AQ	FENCING:RENEW RUN OF VERTICAL BOARD NE 1.675M Fencing:Renew 144x20mm softwood vertical boarding ne 1.65m high to closeboarded fence complete with fixing, wire clipped to boards, remove waste and debris (measured per metre run of fencing).	LM	76.48
0171AR	FENCING:RENEW RUN OF VERTICAL BOARD-1.20M Fencing:Renew 144x20mm softwood vertical boarding 1.20m high to close boarded fence high complete with fixing, wire clipped to boards, remove waste and debris, (measured per metre run of fencing).	LM	29.83
0171AS	FENCING:RENEW RUN OF VERTICAL BOARD-1.675M Fencing:Renew 144x20mm softwood vertical boarding 1.65m high to close boarded fence complete with fixing, wire clipped to boards, remove waste and debris (measured per metre run of fencing).	LM	36.26
0171AT	FENCING:RENEW RUN OF VERTICAL BOARD-1.80M Fencing:Renew 144x20mm softwood vertical boarding 1.80m high to close boarded fence complete with fixing, wire clipped to boards, remove waste and debris (measured per metre run of fencing).	LM	38.51
	Fencing - Diagonal Boarded		
0171DA	FENCING:RENEW 1.2M DIAG BOARD PCC POST GRAVEL BRD Fencing:Renew or provide new ne 1200 mm high tanalised timber diagonal board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 100 x 100mm x 1.65m long precast concrete posts in concrete GEN 3 at ne 1.80m centres with two 69 x 44mm softwood D rails bolted to posts and 144 x 20mm diagonal boards nailed to rails, bull wire clipped to boards, precast concrete gravel board with centre prop (measured per metre run of fencing).	LM	125.07
0171DB	FENCING:RENEW 1.2M DIAG BOARD PCC POST NO GRV BRD Fencing:Renew or provide new ne 1200 mm high tanalised timber diagonal board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 100 x 100mm x 1.65m long precast concrete posts in concrete GEN 3 at ne 1.80m centres with two 69 x 44mm softwood D rails bolted to posts and 144 x 20mm diagonal boards nailed to rails, bull wire clipped to boards, no gravel board required (measured per metre run of fencing).	LM	111.98

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ITEM	DESCRIPTION	UNIT	RATE
0171EA	FENCING:RENEW 1.8M DIAG BOARD PCC POST SW GRV BRD Fencing:Renew or provide new over 1200 and ne 1800mm high tanalised timber diagonal board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 125 x 125mm x 2.25m long precast concrete posts in concrete GEN 3 at ne 1.80m centres with three softwood D rails 69x44mm bolted to posts and 144 x 20mm vertical boards nailed to rails, bull wire clipped to boards 25 x 150mm softwood gravel board with centre prop (measured per metre run of fencing).	LM	132.65
0171EB	FENCING:RENEW 1.8M DIAG BOARD PCC POST GRAVEL BRD Fencing:Renew or provide new over 1200 and ne 1800mm high tanalised timber diagonal board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 125 x 125mm x 2.25m long precast concrete posts in concrete GEN 3 at ne 1.80m centres with three softwood D rails 69 x 44mm bolted to posts and 144 x 20mm diagonal boards nailed to rails, bull wire clipped to boards, precast concrete gravel board with centre prop (measured per metre run of fencing).	LM	141.71
0171EC	FENCING:RENEW 1.8M DIAG BOARD PCC POST NO GRAV BRD Fencing:Renew or provide new over 1200 and ne 1800mm high tanalised timber diagonal board fencing including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, and set 125 x 125mm x 2.25m long precast concrete posts in concrete GEN 3 at ne 1.80m centres with three softwood D rails 69 x 44mm bolted to posts and 144 x 20mm diagonal boards nailed to rails, bull wire clipped to boards, no gravel board required (measured per metre run of fencing).	LM	129.42
0171FA	FENCING:RENEW DIAGONAL BOARD Fencing:Renew ne 144 x 20mm tantalised softwood diagonal board preservative stained, remove waste and debris.	LM	6.99
0171FB	FENCING:RENEW SOFTWOOD D RAIL Fencing:Renew ne 69 x 44mm tantalised softwood D rail bolted to concrete or timber post by carefully removing diagonal boards as necessary, renew rail, renail existing diagonal boards, remove waste and debris.	LM	14.81
	Fencing - Chestnut Pale		
0172AB	FENCING:RENEW CHESTNUT NE 1.5M AND POSTS Fencing:Renew chestnut pale fencing ne 1.50m high including for taking down remnants of existing fence and posts, remove waste and debris, and renew by driving in 60mm diameter sweet chestnut posts at 2.22m centres including galvanised accessories and sweet chestnut struts and chestnut pales at 75mm centres, fixed at head and bottom with galvanised straining wire (measured per metre run of fencing).	LM	24.27
0172AD	FENCING:RENEW CHESTNUT NE 1.5M Fencing:Renew existing pales and wire on existing posts by carefully removing, remove waste and debris, and renew with chestnut pales ne 1.50m high at 75mm centres fixed at head and bottom with galvanised straining wire (measured per metre run of fencing).	LM	15.81
0172AE	FENCING:LINE WIRE SUPPORT Fencing:Renew or fix new galvanised or PVC coated line wire to support cleft chestnut pale fence, fix wire to posts and fencing with galvanised staples and ties including remove and refix fencing as found expedient (measured per run of line wire).	LM	2.56

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ITEM	DESCRIPTION	UNIT	RATE
0172AF	FENCING:RENEW INDIVIDUAL CHESTNUT PALE Fencing:Renew cleft chestnut pale to fence including remove existing and remove waste and debris and fix new to match existing.	NO	5.66
0172AG	FENCING:RENEW 75MM STRAIN POST Fencing:Renew 75mm timber sweet chestnut straining post 1.60m long to chestnut pale fencing including connecting bolt strainers, remove waste and debris.	NO	19.16
	Fencing - Interwoven and Overlap Fence Panels		
0173AD	FENCING:RENEW 0.9M HIGH PANEL Fencing:Renew any interwoven or overlap fence panel ne 1.80x0.90m fixed with galvanised metal support brackets to existing posts, remove and dismantle existing and remove waste and debris.	NO	45.73
0173AB	FENCING:RENEW 1.2M HIGH PANEL Fencing:Renew any interwoven or overlap fence panel ne 1.80x1.20m fixed with galvanised metal support brackets to existing posts, remove and dismantle existing and remove waste and debris.	NO	49.54
0173AA	FENCING:RENEW 1.8M HIGH PANEL Fencing:Renew any interwoven or overlap fence panel ne 1.80x1.80m fixed with galvanised metal support brackets to existing posts, remove and dismantle existing and remove waste and debris.	NO	55.08
0173CL	FENCING:RENEW 0.9M HIGH PANEL WITH TIMBER POSTS Fencing:Renew tanalised 0.90m high interwoven or overlap panel fencing complete consisting of interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 75x75mm fence posts, posts set in concrete, capping, 25x150mm gravel board with centre prop, allow for all necessary excavation including excavation for posts, concrete, backfill, including for taking down remnants of existing fence and posts set in concrete, remove waste and debris (measured per metre run of fencing).	LM	60.60
0173BB	FENCING:RENEW 1.2M HIGH PANEL WITH TIMBER POSTS Fencing:Renew tanalised 1.20m high interwoven or overlap panel fencing complete consisting of interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 75x75mm fence posts, posts set in concrete, capping, 25x150mm gravel board with centre prop, allow for all necessary excavation including excavation for posts, concrete, backfill, including for taking down remnants of existing fence and posts set in concrete, remove waste and debris (measured per metre run of fencing).	LM	61.27
0173BA	FENCING:RENEW 1.8M HIGH PANEL WITH TIMBER POSTS Fencing:Renew tanalised 1.80m high interwoven or overlap panel fencing complete consisting of interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 75x75mm fence posts, posts set in concrete, capping, 25x150mm gravel board with centre prop, allow for all necessary excavation including excavation for posts, concrete, backfill, including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	81.17

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ITEM	DESCRIPTION	UNIT	RATE
0173CP	FENCING:RENEW 0.9M HIGH PANEL WITH PCC POSTS Fencing:Renew tanalised 0.90m high interwoven or overlap panel fencing complete consisting of 1 interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 100x100mm pcc posts, posts set in concrete, capping 25x150mm precast concrete gravel board, allow for all necessary excavation including excavation for posts, concrete, backfill, including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	86.86
0173CB	FENCING:RENEW 1.2M HIGH PANEL WITH PCC POSTS Fencing:Renew tanalised 1.20m high interwoven or overlap panel fencing complete consisting of 1 interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 100x100mm pcc posts, posts set in concrete, capping 25x150mm precast concrete gravel board, allow for all necessary excavation including excavation for posts, concrete, backfill, including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	89.72
0173CA	FENCING:RENEW 1.8M HIGH PANEL WITH PCC POSTS Fencing:Renew tanalised 1.80m high interwoven or overlap panel fencing complete consisting of 1 interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 100x100mm pcc posts, posts set in concrete, capping 25x150mm precast concrete gravel board, allow for all necessary excavation including excavation for posts, concrete, backfill, including for taking down remnants of existing fence and posts set in concrete, remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	110.42
0173CF	FENCING:ERECT 0.9M HIGH PANEL WITH TIMBER POSTS Fencing:Erect tanalised 0.90m high interwoven or overlap panel fencing complete consisting of interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 75x75mm fence posts, posts set in concrete, capping, 25x150mm gravel board with centre prop, allow for all necessary excavation including excavation for posts, concrete, backfill and remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	49.74
0173CE	FENCING:ERECT 1.2M HIGH PANEL WITH TIMBER POSTS Fencing:Erect tanalised 1.20m high interwoven or overlap panel fencing complete consisting of interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 75x75mm fence posts, posts set in concrete, capping, 25x150mm gravel board with centre prop, allow for all necessary excavation including excavation for posts, concrete, backfill and remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	55.66
0173CD	FENCING:ERECT 1.8M HIGH PANEL WITH TIMBER POSTS Fencing:Erect tanalised 1.80m high interwoven or overlap panel fencing complete consisting of interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 75x75mm fence posts, posts set in concrete, capping, 25x150mm gravel board with centre prop, allow for all necessary excavation including excavation for posts, concrete, backfill and remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	67.02

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ITEM	DESCRIPTION	UNIT	RATE
0173CJ	FENCING:ERECT 0.9M HIGH PANEL WITH PCC POSTS Fencing:Erect tanalised 0.90m high interwoven or overlap panel fencing complete consisting of 1 interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 100x100mm pcc posts, posts set in concrete, capping 25x150mm precast concrete gravel board, allow for all necessary excavation including excavation for posts, concrete, backfill and remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	76.00
0173CH	FENCING:ERECT 1.2M HIGH PANEL WITH PCC POSTS Fencing:Erect tanalised 1.20m high interwoven or overlap panel fencing complete consisting of 1 interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 100x100mm pcc posts, posts set in concrete, capping 25x150mm precast concrete gravel board, allow for all necessary excavation including excavation for posts, concrete, backfill and remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	84.11
0173CG	FENCING:ERECT 1.8M HIGH PANEL WITH PCC POSTS Fencing:Erect tanalised 1.80m high interwoven or overlap panel fencing complete consisting of 1 interwoven or overlap fencing panels fixed with galvanised metal support brackets to and including 100x100mm pcc posts, posts set in concrete, capping 25x150mm precast concrete gravel board, allow for all necessary excavation including excavation for posts, concrete, backfill and remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	96.28
0173CK	FENCING:REMOVE PANEL FENCE COMPLETE Fencing:Remove any panel fencing complete including timber or concrete posts, gravel boards etc. and remove waste and debris, fill post holes with top soil and reinstate paths and gardens (measured per metre run of fencing).	LM	9.03
	Fencing - Trellis Panels		
0173DA	TRELLIS:RENEW 1.8M PANEL WITH PCC POSTS Trellis:Renew Timber Trellis panel fencing complete consisting of 1.80x1.80m high Trellis fencing panels fixed with galvanised metal support brackets to and including 100x100mm PCC posts, allow for all necessary excavation including excavation for posts, concrete, backfill and remove surplus to approved tip, reinstate paths and gardens as necessary (measured per metre run of fencing).	LM	95.97
0173DB	TRELLIS:ERECT 1.8M HIGH PANEL WITH PCC POSTS Trellis:Erect tanalised 1.80m high Trellis panel fencing complete consisting of trellis fencing panels fixed with galvanised metal support brackets to and including 100x100mm pcc posts, posts set in concrete, capping 25x150mm precast concrete gravel board, allow for all necessary excavation including excavation for posts, concrete, backfill and remove waste and debris, reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	110.47
	Fencing - Decorative Metal - Hairpin		
0173EA	FENCING:RENEW HAIRPIN METAL ON EXISTING POSTS 1.2M Fencing:Renew Hairpin top decorative metal fencing 1.20m high on existing posts, including removal of old and remove from site to approved tip, supply and fix new galvanised steel fencing panels including all bars, rails, fittings, bolts etc. (measured per metre run of fencing).	LM	159.10

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ITEM	DESCRIPTION	UNIT	RATE
0173EC	FENCING:RENEW HAIRPIN METAL ON EXISTING POSTS 1.8M Fencing:Renew hairpin top decorative metal fencing 1.80m high on existing posts, including removal of old and remove from site to approved tip, supply and fix new galvanised steel fencing panels including all bars, rails, fittings, bolts etc, (measured per metre run of fencing).	LM	585.39
0173EB	FENCING:ERECT HAIRPIN TOP METAL FENCE POSTS 1.2M Fencing:Erect new hairpin top decorative fencing 1.20m high with 100x100mm x 2.35m galvanised steel posts cast into concrete at ne 2.4m centres including all bars, rails, fittings, bolts etc. and all excavation, concrete backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	205.00
0173ED	FENCING:ERECT HAIRPIN TOP METAL FENCE POSTS 1.8M Fencing:Erect new hairpin top decorative metal fencing 1.80m high on and including 100x100 x 2.85m galvanised rolled hollow section steel posts cast into concrete Gen 3 at ne 2.4m centres including all 12mm diameter bars, 40x10mm top and bottom rails, fittings, bolts etc. and all excavation, concrete, backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	689.22
0173EF	FENCING:RENEW HAIRPIN METAL ON NEW POSTS 1.8M Fencing:Renew with hairpin top decorative metal fencing 1.80m high on and including 100x100 x 2.85m galvanised rolled hollow section steel posts cast into concrete GEN 3 at ne 2.75m centres, including removal of old and remove from site to approved tip, supply and fix new galvanised steel fencing panels including all 12mm bars, 40 x 10mm top and bottom rails, fittings, bolts etc, decoration and all excavation, concrete around post, backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	658.91
0173EG	FENCING:RENEW HAIRPIN METAL ON EXISTING POSTS 0.6M Fencing:Renew Hairpin top decorative metal fencing 0.6m high on existing posts, including removal of old and remove from site to approved tip, supply and fix new galvanised steel fencing panels including all bars, rails, fittings, bolts etc. (measured per metre run of fencing).	LM	289.40
0173KA	FENCING:ERECT BOW TOP METAL FENCE POSTS 1.2M Fencing:Erect new bow top decorative fencing 1.20m high with 100x100mm x 2.35m galvanised steel posts cast into concrete at ne 2.4m centres including all bars, rails, fittings, bolts etc. and all excavation, concrete backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	552.41
0173KB	FENCING:REPLACE TOP/BOTTOM RAIL TO BOW TOP FENCE Fence:Remove existing and weld in place replacement top or bottom horizontal rail to bow top fencing, decorate to match existing and remove waste and debris.	IT	56.62
0177EB	FENCING:RENEW HAIRPIN METAL ON NEW POSTS 1.2M Fencing:Renew with Hairpin top decorative metal fencing ne 1.20m high on and including 50 x5 0mm x 2.35m galvanised rolled hollow section steel posts cast into concrete GEN 3 at n.e. 2.75m centres, including removal of old and remove from site to approved tip, supply and fix new galvanised steel fencing panels including all 12mm diameter bars, 40x10mm top and bottom rails, fittings, bolts, decoration etc., and all excavation, concrete GEN 3, backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	226.48

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ITEM	DESCRIPTION	UNIT	RATE
0177ED	FENCING:RENEW HAIRPIN METAL ON WALL 1.2M Fencing:Renew with Hairpin top decorative metal fencing ne 1.20m high on and including 50 x 50mm x 2.35m galvanised rolled hollow section steel posts built into brickwork or concrete at n.e. 2.75m centres, including removal of old and remove from site to approved tip, supply and fix new galvanised steel fencing panels including all 12mm diameter bars, 40x10mm top and bottom rails, fittings, bolts, decoration etc., and concrete around post and remove waste and debris, (measured per metre run of fencing).	LM	248.47
0177EE	FENCING:ERECT HAIRPIN TOP METAL FENCE POSTS 0.50M Fencing:Erect new Hairpin top decorative fencing ne o.50m high with 50 x 50mm x 2.35m galvanised rolled hollow section steel posts cast into concrete at n.e. 2.75m centres and galvanised steel fencing panels including all 12mm diameter bars, 40x10mm top and bottom rails, fittings, bolts, decoration etc., and all excavation, concrete GEN 3, backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	152.00
	Fencing - Decorative Metal		
0173FA	FENCING:RENEW DECORATIVE METAL ON EXIST POSTS 1.8M Fencing:Renew decorative metal fencing 1.80m high on existing posts, including removal of old and remove from site to approved tip, supply and fix new galvanised steel fencing panels including all bars, rails, fittings, bolts etc. (measured per metre run of fencing).	LM	262.54
0173FB	FENCING:ERECT DECORATIVE METAL FENCE POSTS 1.8M Fencing:Erect new decorative metal fencing 1.80m high with 100x100mm x 2.35m galvanised steel posts cast into concrete at ne 2.4m centres and galvanised steel fencing panels including all bars, rails, fittings, bolts etc. and all excavation, concrete backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	332.54
	PVC Weldmesh Security Fencing		
0173GA	FENCING:RENEW PVC WELDMESH SECURITY 1.8M Fencing:Renew pvc weldmesh security fencing 1.80m high on existing posts, including excavate to remove old buried section and supply and fix new weldmesh fencing, mesh size 38x75mm including 3.15mm pvc coated mild steel wires and all fittings, ties etc. Fence set 600mm into ground (overall mesh height =2.40m), backfill trench, remove surplus and spoil to approved tip, make good (measured per metre run of fencing).	LM	72.89
0173GB	FENCING:ERECT NEW PVC WELDMESH SECURITY 1.8M Fencing:Erect new pvc weldmesh security fencing 1.80m high on 100 x 100 concrete or pvc coated mild steel posts set in concrete at 1.80m centres, supply and fix new weldmesh fencing, mesh size 38x75mm including 3.15mm pvc coated mild steel wires and all fittings, ties etc. Fence set 600mm into ground (overall mesh height =2.40m). Allow for all necessary excavations, concrete (C25) backfill pits and trenches, remove surplus and spoil to approved tip, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	96.02

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ITEM	DESCRIPTION	UNIT	RATE
	Galvanised Weldmesh Security Fencing		
0173HA	FENCING:RENEW GALV WELDMESH SECURITY 1.8M Fencing:Renew galvanised weldmesh security fencing 1.80m high on existing posts, including excavate to remove old buried section and supply and fix new weldmesh fencing, mesh size 38x75mm including 3.15mm galvanised mild steel wires and all fittings, ties etc. Fence set 600mm into ground (overall mesh height =2.40m), backfill trench, remove surplus and spoil to approved tip, make good (measured per metre run of fencing).	LM	66.89
0173HB	FENCING:ERECT NEW GALV WELDMESH SECURITY 1.8M Fencing:Erect new galvanised weldmesh security fencing 1.80m high on 100 x 100 concrete or galvanised mild steel posts set in concrete at 1.80m centres, supply and fix new weldmesh fencing, mesh size 38x75mm including 3.15mm galv mild steel wires and all fittings, ties etc. Fence set 600mm into ground (overall mesh height =2.40m). Allow for all necessary excavations, concrete (C25) backfill pits and trenches, remove surplus and spoil to approved tip, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	90.02
	Galvanised Palisade Fencing		
0173JA	FENCING:RENEW GALV PALISADE NE 2100 MM HIGH Fencing:Renew with galvanised steel palisade fencing ne 2.10m high, on and including 102 x 44mm galvanised rolled steel posts cast into 400 x 400 x 700mm deep concrete GEN 3 bases at ne. 2.75m centres, including removal of old and remove from site to approved tip, supply and fix new 2.5mm or 3mm hot dipped galvanised steel D section pales with triple or spiked heads on and including two 50 x 50 x 2.75mm galvanised steel rails, galvanised bolted with shearnuts. and all excavation, concrete GEN 3, backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	108.46
0173JB	FENCING:RENEW GALV PALISADE NE 2400 MM HIGH Fencing:Renew with galvanised steel palisade fencing ne 2.40m high, on and including 102 x 44mm galvanised rolled steel posts cast into 450 x 450 x 1100mm deep concrete GEN 3 bases at ne. 2.75m centres, including removal of old and remove from site to approved tip, supply and fix new 3.00mm or 3.50mm hot dipped galvanised steel D section pales with triple or spiked heads on and including two 50 x 50 x 2.75mm galvanised steel rails, galvanised bolted with shearnuts, support feet set in and including concrete and all excavation, concrete GEN 3, backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	114.72
0173JC	FENCING:EXTRA OVER NE 2.1M GALV PALISADE FOR GATE Fencing:Extra over ne 2.10m high palisade fencing for forming pedestrian gate ne. 1.00m wide comprising 2.5mm or 3mm hot dipped galvanised steel D section pales with triple or spiked heads on and including two 50 x 50 x 2.75mm galvanised steel rails, galvanised bolted with shearnuts, additional 102 x 44mm galvanised rolled steel as gate post cast into 400 x 400 x 700mm deep concrete GEN 3, gate complete with fixing lugs welded to gate and to post, sliding padbolt and keep welded to gate and post, and all excavation, concrete GEN 3, backfill and remove waste and debris, reinstatement of paving, gardens and the like.	NO	346.28

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ITEM	DESCRIPTION	UNIT	RATE
0173JD	FENCING:EXTRA OVER NE 2.4M GALV PALISADE FOR GATE Fencing:Extra over ne 2.40m high palisade fencing for forming pedestrian gate ne. 1.00m wide comprising 3.00mm or 3.50mm hot dipped galvanised steel D section pales with triple or spiked heads on and including two 50 x 50 x 2.75mm galvanised steel rails, galvanised bolted with shearnuts, additional 102 x 44mm galvanised rolled steel as gate post cast into 450 x 450 x 1100mm deep concrete GEN 3, gate complete with fixing lugs welded to gate and to post, sliding padbolt and keep welded to gate and post, and all excavation, concrete GEN 3, backfill and remove waste and debris, reinstatement of paving, gardens and the like.	NO	373.16
	Barrier Railings		
0173MA	BARRIER RAILINGS:SUPPLY AND FIX 1.1M HIGH Barrier Railings:Supply and fix galvanised mild steel balustrade 1100mm high comprising 6x50mm horizontal rails, 50x50mm posts 1525mm long, ragged at end at 2.00m centres and 12x12mm balusters all welded together and set in concrete GEN3, excavate post holes, backfill and remove waste and debris, reinstatement of paving, gardens and the like, rub down and prepare for and decorate to all surfaces. (measured per metre run of fencing).	LM	406.20
	Fencing - Chainlink		
0174AA	FENCING:RENEW CHAINLINK ON EXISTING POSTS 0.9M Fencing:Renew chainlink fencing 0.9m high on existing posts, including removal of old and remove from site to approved tip, supply and fix new galvanised or plastic coated steel chainlink wire fencing including three 2.50mm diameter galvanised mild steel line wires and all fittings, ties etc. (measured per metre run of fencing).	LM	15.51
0174AB	FENCING:RENEW CHAINLINK ON EXISTING POSTS 1.2M Fencing:Renew chainlink fencing 1.20m high on existing posts, including removal of old and remove waste and debris, supply and fix new galvanised or plastic coated steel chainlink fencing including three 2.50mm diameter galvanised mild steel line wires and all fittings ties etc. (measured per metre run of fencing).	LM	19.28
0174AC	FENCING:RENEW CHAINLINK ON EXISTING POSTS 1.8M Fencing:Renew chainlink fencing 1.80m high on existing posts, including removal of old and remove waste and debris, supply and fix new galvanised or plastic coated steel chainlink wire fencing including three 2.50mm diameter galvanised mild steel line wires and all fittings, ties etc. (measured per metre run of fencing).	LM	23.61
0174AG	FENCING:ERECT CHAINLINK FENCE AND POSTS NE 0.9M Fencing:Erect newchain link fencing ne 0.90m high with 100x100mm x 1.325m concrete posts cast into concrete with three 2.5mm diameter galvanised mild steel line wires and galvanised or plastic coated steel chainlink fencing including all fittings, ties etc. and all excavation, concrete backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	55.00

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ITEM	DESCRIPTION	UNIT	RATE
0174AD	FENCING:ERECT CHAINLINK FENCE AND POSTS NE 1.2M Fencing:Erect new chainlink fencing ne 1.20m high with 100x100mm x 1.625m concrete posts cast into concrete with three 2.5mm diameter galvanised mild steel line wires and galvanised or plastic coated steel chainlink fencing including all fittings, ties etc. and all excavation, concrete backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	64.17
0174AE	FENCING:ERECT CHAINLINK FENCE AND POSTS NE 1.8M Fencing:Erect new chainlink fencing ne 1.80m high with 100x100mm x 2.35m concrete posts cast into concrete with three 2.5mm diameter galvanised mild steel line wires and galvanised or plastic coated steel chainlink fencing including all fittings, ties etc. and all excavation, concrete backfill and remove waste and debris, reinstatement of paving, gardens and the like (measured per metre run of fencing).	LM	78.60
0174BA	FENCING:RESECURE LOOSE CHAINLINK FENCE Fencing:Resecure any height loose chainlink fencing including tightening straining wires as necessary.	LM	1.89
0174BB	FENCING:REMOVE CHAINLINK COMPLETE Fencing:Remove any height chainlink fencing complete with concrete posts and remove waste and debris, fill holes with topsoil and reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	9.03
0174CA	FENCING:REMOVE CHAINLINK Fencing:Remove any height chainlink from concrete posts, posts to be left in situ and remove waste and debris (measured per metre run of fencing).	LM	2.66
	Fencing - Chain mesh		
0174AF	FENCING:ERECT CHAIN MESH FENCE AND POSTS 0.9M Fencing:Erect new 50 x 50mm galvanised chain mesh fencing 900 mm high stapled to and including 125mm machine rounded half round preservative treated timber fencing stake 1800 mm long at 1.8 m centres, and 125mm diameter machine rounded preservative treated timber corner posts, driven into ground, with 100mm face machine rounded half round top rail fixed to posts, remove waste and debris.	LM	45.47
0174AH	FENCING:RENEW CHAIN MESH FENCE AND POSTS 0.9M Fencing:Take down existing chain mesh fencing and grub up posts, and dispose off site, supply and install 50 x 50mm galvanised chain mesh fencing 900 mm high stapled to and including 125mm machine rounded half round preservative treated timber fencing stake 1800 mm long at 1.8 m centres, and 125mm diameter machine rounded corner posts 1800mm long, posts driven into ground, and 100mm face machine rounded preservative treated timber half round top rail fixed to posts, remove waste and debris.	LM	47.68
0174AJ	FENCING:REFIX WELD MESH FENCING TO POSTS Fencing:Refix weld mesh fencing to posts including renewal of any damaged fixings, make good decorations and remove waste and debris.	SM	19.06

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ITEM	DESCRIPTION	UNIT	RATE
	Fencing - Post and Wire		
0174DA	FENCING:RENEW WIRES TO EXISTING POSTS 1.2M Fencing:Renew wire fencing 1.20m high on existing posts, including removal of old and remove waste and debris, supply and fix three new galvanised or plastic coated steel 2.50mm diameter line wires and all fittings, ties etc. (measured per metre run of fencing).	LM	5.13
0174EA	FENCING:RENEW POST AND WIRE 0.9M HIGH Fencing:Renew 900mm high post and wire fencing complete, concrete posts with rounded tops and struts at 2743mm centres set 600mm into ground in and including concrete (1:3:6), three strands of 2.50mm galvanised mild or plastic coated steel line wires, including all fittings, ties etc., and including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	29.27
0174FA	FENCING:RENEW POST AND WIRE 1.05M HIGH Fencing:Renew 1050mm high post and wire fencing complete, concrete posts with rounded tops and struts at 2743mm centres set 600mm into ground in and including concrete (1:3:6), three strands of 2.50mm galvanised mild or plastic coated steel line wires, including all fittings, ties etc., and including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	31.47
0176HA	FENCING:ERECT POST AND WIRE 1.2M Fencing:Erect post and wire fencing 1.20m high with 100x100x1.625m concrete posts cast into concrete with three 2.5mm diameter galvanised mild or plastic coated steel line wires including all fittings, ties etc. and including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	36.50
0176HB	FENCING:RENEW REFIX OR FIX NEW LINE WIRE Fencing:Renew, refix or fix new galvanised or PVC coated line wire to post and wire fence, fix wire to posts including remove and refix fencing as found expedient, remove waste and debris (measured per run of line wire).	LM	1.85
0176HC	FENCING:POST AND WIRE SET ASIDE FOR RE-USE Fencing:Take down existing post and wire fence and set aside for re-use.	LM	14.18
	Fencing - Garden Rail		
0175AA	FENCING:RENEW GARDEN RAIL 0.575M HIGH Fencing:Renew with or supply and fix 575mm high tanalised softwood garden rail fencing comprising 50x225mm horizontal rail splayed on top, bolted to 75x75mm x 0.90m splayed on top posts set in concrete bases at ne 2.00m centres with two (2) 9mm diameter x 150mm galvanised mild steel round head bolts, including excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	37.16
0175AB	FENCING:REMOVE GARDEN RAIL 0.575M HIGH Fencing:Remove 575mm high garden rail fencing including posts and remove waste and debris, including fill in post holes with top soil and reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	6.81

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ITEM	DESCRIPTION	UNIT	RATE
	Fencing - Hit and Miss		
0176AA	FENCING:RENEW HIT AND MISS 1.35M HIGH Fencing:Renew with or supply and fix tanalised softwood hit and miss fence 1.35m high, comprising 100x100mm posts at ne 1.80m centres, 100x50mm rails, 100x25mm pales to both faces including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	76.00
0176AB	FENCING:RENEW HIT AND MISS 1.8M HIGH Fencing:Renew with or supply and fix tanalised softwood hit and miss fence 1.80m high, comprising 100x100mm posts at ne 1.80m centres, 100x50mm rails, 100x25mm pales to both faces including all excavation, concrete, 100x25mm pales including all excavation, concrete backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	94.72
0176BA	FENCING:RENEW HORIZONTAL HIT AND MISS 1.8M HIGH Fencing:Renew with or supply and fix tanalised softwood horizontal hit and miss fence 1.80m high, comprising 100x100mm posts at ne 1.20m centres, posts fixed to and including concrete spur posts set in concrete, 100x50mm pales, 150x25mm rails to both faces including all excavation, concrete backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	117.17
0176BB	FENCING:REMOVE HIT AND MISS Fencing:Remove any softwood hit and miss type of fencing including posts and remove waste and debris, fill post holes with top soil and reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	11.25
	Fencing - Palisade		
0176CE	FENCING:RENEW PALISADE NE 1.20M HIGH Fencing:Renew with or supply and fix tanalised softwood palisade fence ne 1.20m high with 100x100mm posts at ne 1.80m centres, 100x50mm rails, 75mm pales at 125mm centres including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	74.86
0176CA	FENCING:RENEW PALISADE NE 1.35M HIGH Fencing:Renew with or supply and fix tanalised softwood palisade fence ne 1.35m high with 100x100mm posts at ne 1.80m centres, 100x50mm rails, 75mm pales at 125mm centres including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	80.85
0176CG	FENCING:RENEW PALISADE NE 1.50M HIGH Fencing:Renew with or supply and fix tanalised softwood palisade fence ne 1.50m high with 100x100mm posts at ne 1.80m centres, 100x50mm rails, 75mm pales at 125mm centres including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	87.46

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ITEM	DESCRIPTION	UNIT	RATE
0176CB	FENCING:RENEW PALISADE NE 1.8M HIGH Fencing:Renew with or supply and fix tanalised softwood palisade fence ne 1.80m high with 100x100mm posts at ne 1.80m centres, 100x50mm rails, 75mm pales at 125mm centres including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	96.52
0176CC	FENCING:REMOVE PALISADE Fencing:Remove any palisade type of fencing including posts and remove waste and debris, fill post holes with top soil and reinstate paving and gardens as necessary (measured per metre run of fencing).	LM	11.25
	Fencing - Post and Rail		
0176GA	FENCING:RENEW POST AND 2 RAIL Fencing:Renew with or supply and fix tanalised softwood post and two rail fence with 75x125mm posts at ne 1.80m centres, 100x38mm rails, including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	51.49
0176GB	FENCING:RENEW POST AND 3 RAIL Fencing:Renew with or supply and fix tanalised softwood post and three rail fence with 75x125mm posts at ne 1.80m centres, 100x38mm rails, including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	58.34
0176GE	FENCING:RENEW POST AND 4 RAIL 1.5M HIGH Fencing:Renew with or supply and fix tanalised softwood post and four rail fence with 75x125mm posts at ne 1.80m centres with four 100x38mm rails, including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	80.34
0176GF	FENCING:RENEW POST AND 5 RAIL 1.8M HIGH Fencing:Renew with or supply and fix tanalised softwood post and five rail fence with 75x125mm posts at ne 1.80m centres with five 100x38mm rails, including all excavation, concrete, backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, reinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	92.53
	Fencing - Ranch		
0176JA	FENCING:RENEW RANCH 1.2M HIGH Fencing:Renew with or supply and fix tanalised softwood ranch fence 1.20m high, comprising 100x100mm precast concrete posts at ne 1.80m centres, posts set in concrete, 150x25mm rails to one face including all excavation, concrete backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, prepare, prime and paint one undercoat and two coats of extended life paint to all surfaces of railsreinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	105.13

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ITEM	DESCRIPTION	UNIT	RATE
0176JC	FENCING:RENEW RANCH 1.8M HIGH Fencing:Renew with or supply and fix tanalised softwood ranch fence 1.80m high, comprising 125x125mm precast concrete posts at ne 1.80m centres, posts set in concrete, 150x25mm rails spaced 75mm apart to one face including all excavation, concrete backfill and remove waste and debris, including where necessary taking down remnants of existing fencing and posts, prepare, prime and paint one undercoat and two coats of extended life paint to all surfaces of railsreinstate paving, gardens and the like as necessary (measured per metre run of fencing).	LM	129.77
	Fencing - Concrete Panel		
0177AA	FENCING:REMOVE PCC POST AND SLAB Fencing:Remove precast concrete post and slab fencing 1.20m high and remove waste and debris, fill post holes with top soil and reinstate paving gardens and the like as necessary (measured per metre run of fencing).	LM	11.25
	Fencing - Refix Metal Fencing		
0177FA	FENCING:REFIX METAL Fencing:Refixing sections of metal garden railing, carefully excavate out and cut out/unbolt section of metal railings maximum height 1200mm and set aside for reuse, hack off existing concrete foundations and prepare uprights for refixing, re-excavate existing post holes to remove all existing concrete beds, haunchings and surrounds from previous post locations, refix railings into original position and including new concrete foundation, beds and surrounds, all to match existing's make good surfacing to match surrounding areas, weld / rebolt railings to adjoining railings, include all works as necessary to working around existing kerbing or the like, make good all disturbed to match existing (measured per m run of railing).	LM	46.84
	Fencing - Sundry Repairs		
0178AA	FENCING:MAKE SAFE FENCING Fencing:Make safe any unstable fence and or gate including but not limited to resecure and or refix fencing, brace and or reset and or refix post, rehang gate or resecure.	LM	19.16
0178AB	FENCING:RENEW TIMBER PALE AND LAG Fencing:Renew any type of fencing pale or lag with ne 25x150mm tanalised timber including all labours, remove waste and debris.	NO	9.11
0178AC	FENCING:REFIX TIMBER PALE AND LAG Fencing:Refix any type of fencing pale or lag including remove and refix as necessary.	NO	2.51
0178AD	FENCING:FIX GALVANISED REPAIR BRACKET Fencing:Supply and fix galvanised repair bracket to rail and post including all cutting and fitting to suit.	NO	5.11
0178AE	FENCING:RENEW RAIL TO POST AND RAIL Fencing:Renew 100x38mm tantalised timber rail to post and rail fencing.	LM	8.94
0178AF	FENCING:RENEW METAL PALE TO NE 2.1M PALISADE Fencing:Disconnect damaged metal pale to palisade fencing, supply and install supply and fix new 2.50mm or 3.00mm hot dipped galvanised steel D section pale with triple or spiked heads bolted to galvanised steel rails with galvanised bolted with shearnuts, remove waste and debris.	NO	23.10

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ITEM	DESCRIPTION	UNIT	RATE
0178AG	FENCING:RENEW METAL PALE TO NE 2.4M PALISADE Fencing:Disconnect damaged metal pale to palisade fencing, supply and install supply and fix new 3.00mm or 3.50mm hot dipped galvanised steel D section pale with triple or spiked heads bolted to galvanised steel rails with galvanised bolted with shearnuts, remove waste and debris.	NO	24.33
0178AH	FENCING:RENEW WITH ANTI-VANDAL BOLTS Fencing:Renew or supply and install anti-vandal galvanised steel bolts and shearnuts to galvanised steel palisade fencing and gates. (Measured per bolt).	NO	4.26
0178AJ	FENCING:RENEW OR INSTALL CHICKEN WIRE 0.9M HIGH Fencing:Renew or supply and install chicken wire fencing ne 900mm high, stapled to timber posts or frames, including removal of old and remove waste and debris (measured per metre run of fencing).	LM	50.29
	Fencing - Plastic		
0180AA	FENCING:RENEW PLASTIC PANEL 1.2M GRAVEL BOARD Fencing:Renew plastic panel fencing 1.20m high, fencing panels, concrete posts, plastic gravel board, excavation, concrete, backfill, remove debris, (measured per metre run of fencing).	LM	126.00
0180AB	FENCING:RENEW PLASTIC PANEL 1.8M GRAVEL BOARD Fencing:Renew plastic panel fencing 1.80m high, fencing panels, concrete posts, plastic gravel board, excavation, concrete, backfill, remove debris, (measured per metre run of fencing).	LM	156.15
0180BA	FENCING:RENEW PLASTIC PALISADE 1.2M Fencing:Renew plastic palisade fencing 1.20m high, plastic posts, excavation, concrete, backfill, remove debris, (measured per metre run of fencing).	LM	108.66
0180BB	FENCING:RENEW PLASTIC PALISADE 1.8M Fencing:Renew plastic palisade fencing 1.80m high, plastic posts, excavation, concrete, backfill, remove debris, (measured per metre run of fencing).	LM	115.42
0180CA	GATES:RENEW PLASTIC 1.2M HIGH Gate:Renew plastic gate 1.2M high on 18" cranked hook and band hinges, fixed to and including plastic posts ne 2.10m long, ironmongery, reinstatement.	NO	404.05
0180CB	GATES:RENEW PLASTIC 1.8M HIGH Gate:Renew plastic gate 1.8M high on 18" cranked hook and band hinges, fixed to and including plastic posts ne 2.10m long, ironmongery, reinstatement.	NO	530.95
	Fencing - Posts		
0190AA	FENCE POST:EXCAVATE REMOVE AND MAKE GOOD Fence Post:Excavate and remove remnants of damaged post with earth or concrete surround, fill hole with top soil, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	11.84
0190AB	FENCE POST:REFIX LOOSE POST Fence Post:Refix any type of loose post including reset any post set in earth or concrete without removing and refixing any post fixed to brickwork, concrete and make good.	NO	10.80

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ITEM	DESCRIPTION	UNIT	RATE
0190BA	FENCE POST:RENEW TIMBER TO HARDCORE OR CONCRETE Fence Post:Renew tanalised softwood fence post set in hardcore or concrete size 100x100mm and ne 2.40m long including any struts, excavate hole, place hardcore and or concrete, backfill, remove and refix fencing, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	46.98
0190BB	FENCE POST:RENEW TIMBER TO BRICKWORK Fence Post:Renew tanalised softwood fence post fixed to brickwork size 100x100mm and ne 2.40m long including remove and refix fencing and or gates and drill plug and screw, remove waste and debris and make good.	NO	40.27
0190BC	FENCE POST:RENEW TIMBER IN METPOST Fence Post:Renew 75x75mm tanalised softwood fence post ne 2.40m long with post fixed into driven or bolted Metpost or other equal and approved including any struts, remove and refix fencing, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	30.98
0190CA	FENCE POST:RENEW PCC NE 1.5M Fence Post:Renew precast concrete fence post or spur set in hardcore or concrete ne 100x100mm and ne 1.50m long including any struts, excavate hole, place hardcore and concrete, backfill, remove and refix fencing, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	58.82
0190CB	FENCE POST:RENEW PCC OVER 1.5M Fence Post:Renew precast concrete fence post or spur set in hardcore or concrete ne 100x100mm and over 1.50m long including any struts, excavate hole, place hardcore or concrete, backfill, remove and refix fencing, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	78.93
0190DA	FENCE POST:FIX 50X100MM SW BATTEN Fence Post:Supply and fix 50x100mm tanalised softwood batten to precast concrete post ne 1.80m long including drill and bolt batten to post.	NO	18.23
0190EA	FENCE POST:REPAIR WITH METSPUR Fence Post:Repair broken post with 'Metspur' or other equal and approved fitting including driving spur into ground and bolting to existing post, supply all necessary struts and reinstate paths and gardens on completion and remove waste and debris.	NO	24.35
0190FA	FENCE POST:RENEW TO METAL PALISADE NE 2.1M HIGH Fence Post:Disconnect galvanised steel palisade fencing sections ne2.1m high, pales on two rails, from post, renew with 102 x 44mm hot dipped galvanised rolled steel post set in and including 350 x 350 x650mm deep concrete GEN 3 base, excavate hole, place hardcore and concrete, backfill, refix and rebolt fencing with anti vandal galvanised bolts with shearnuts, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	74.23
0190FB	FENCE POST:RENEW TO METAL PALISADE NE 2.4M HIGH Fence Post:Disconnect galvanised steel palisade fencing sections ne2.4m high, pales on two rails, from post, renew with 102 x 44mm hot dipped galvanised rolled steel post set in and including 350 x 350 x650mm deep concrete GEN 3 base, excavate hole, place hardcore and concrete, backfill, refix and rebolt fencing with anti vandal galvanised bolts with shearnuts, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	78.97

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ITEM	DESCRIPTION	UNIT	RATE
0190GA	FENCE POST:RENEW METAL Fence Post:Disconnect vertical board fencing from post, renew with 50 x 50mm hot dipped galvanised rolled steel post set in and including 350 x 350 x650mm deep concrete GEN 3 base, excavate hole, place hardcore and concrete, backfill, refix fencing, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	68.74
0251AA	FENCING:RENEW NE 2.5M LONG TIMBER END POST Fencing:Remove existing and supply and fit new softwood end post ne 100 x 100mm x 2.50m long bolted with 3 x 12mm rawlbolts to new timber grounds within the insulation layer, including for temporarily taking down section of existing timber fence (any type) and disconnecting from end post bolted to masonry, remove existing post, waste and debris, and trim and refix section of fence to new end post.	NO	85.31
0251BA	FENCING:RENEW NE 2.5M LONG PCC END POST Fencing:Remove existing and supply and fix new precast concrete end fence post ne 125 x 125mm x 2.50m long, bolted with 3 x 12mm rawlbolts to new timber grounds within the insulation layer, including for temporarily taking down section of existing timber fence (any type) and disconnecting from end post bolted to masonry, remove existing post, waste and debris, and trim and refix section of fence to new end post.	NO	90.03
	Gates		
	Fencing - Timber Gates		
0210AA	GATE:RENEW TIMBER NE 1.0SM Gate:Renew tanalised softwood single leaf gate ne 1.00sm overall, comprising of two 144x27mm ledges, five 144x20mm vertical boards at 175mm centres and one 144x27mm diagonal brace, including new galvanised steel strap hinges and hangers fixed to existing concrete post, new galvanised mild steel auto catch, prepare for and decorate, remove waste and debris.	NO	82.20
0210BA	GATE:INSTALL TIMBER NE 1.0SM AND POSTS Gate:Install tanalised softwood single leaf gate ne 1.00sm overall, comprising of two 144x27mm ledges, five 144x20mm vertical boards at 175mm centres and one 144x27mm diagonal brace, including galvanised steel strap hinges and hangers fixed to and including precast concrete posts ne 1.65m long, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	206.94
0210AB	GATE:RENEW TIMBER NE 1.5SM Gate:Renew tanalised softwood single leaf gate ne 1.50sm overall, comprising two 144x27mm ledges, five 144x20mm vertical boards at 175mm centres and one 144x27mm diagonal brace, including new galvanised steel strap hinges and hangers fixed to existing concrete post, new galvanised mild steel auto catch, prepare for and decorate, remove waste and debris.	NO	138.17
0210AD	GATE:RENEW TIMBER NE 2.SM OVERALL Gate:Renew tanalised softwood single leaf gate ne 2.00sm overall, comprising of three 144x27mm ledges six 144x20mm vertical boards at 175mm centres and two 144x27mm diagonal braces, including new galavanised steel strap hinges and hangers fixed to existing concrete posts, new galvanised mild steel auto catch, prepare for and decorate, remove waste and debris.	NO	185.25

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ITEM	DESCRIPTION	UNIT	RATE
0210BB	GATE:INSTALL TIMBER NE 1.5SM AND POSTS Gate:Install tanalised softwood single leaf gate ne 1.50sm overall, comprising two 144x27mm ledges, five 144x20mm vertical boards at 175mm centres and one 144x27mm diagonal brace, including galvanised steel strap hinges and hangers fixed to and including precast concrete posts ne 2.15m long, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	280.32
0210BD	GATE:INSTALL TIMBER NE 2.0SM AND POSTS Gate:Install tanalised softwood single leaf gate ne 2.00sm overall, comprising of three 144x27mm ledges, six 144x20mm vertical boards at 175mm centres and two 144x27mm diagonal braces, including galvanised steel strap hinges and hangers fixed to and including precast concrete posts ne 1.65m long, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill, and remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	336.50
0210AC	GATE:RENEW PAIR TIMBER NE 2.5SM OVERALL Gate:Renew tanalised softwood two leaved gate ne 2.50sm overall, each leaf comprising two 144x27mm ledges six 144x20mm vertical boards at 175mm centres and one 144x27mm diagonal brace, including new galavanised steel strap hinges and hangers fixed to existing concrete posts, new galvanised mild steel auto catch, prepare for and decorate, remove waste and debris.	NO	280.22
0210BC	GATES:INSTALL PAIR TIMBER NE 2.5SM AND POST Gates:Install tanalised softwood two leaved gate ne 2.5sm overall, each leaf comprising two 144x27mm ledges, six 144x20mm vertical boards at 175mm centres and one 144x27mm diagonal brace, including steel strap hinges and hangers fixed to and including precast concrete posts, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and like as necessary.	NO	437.80
0210AE	GATE:RENEW PAIR TIMBER NE 4SM OVERALL Gate:Renew tanalised softwood two leaved gate ne 4.00sm overall, each leaf comprising three 144x27mm ledges six 144x20mm vertical boards at 175mm centres and two 144x27mm diagonal braces, including new galavanised steel strap hinges and hangers fixed to existing concrete posts, new galvanised mild steel auto catch, prepare for and decorate, to approved tip.	NO	338.29
0210AF	GATE:RENEW PAIR TIMBER NE 8SM OVERALL Gate:Renew tanalised softwood two leaved gate ne 8.00sm overall, each leaf comprising three 144x27mm ledges six 144x20mm vertical boards at 175mm centres and two 144x27mm diagonal braces, including new galavanised steel strap hinges and hangers fixed to existing concrete posts, new galvanised mild steel auto catch, prepare for and decorate, to approved tip.	NO	613.60
0210AG	GATE:RENEW PAIR TIMBER 2220MM HIGH Gate:Renew pair of tanalised softwood two leaved gates overall 2680mm x 2220mm high, each leaf comprising three 144 x 27mm ledges, 144 x 20mm diagonal boards at 175mm centres and two 144 x 27mm diagonal braces, including new galvanised steel strap hinges and hangers fixed to existing concrete posts, new galvanised mild steel auto catch, drop bolt, prepare for and decorate, and remove waste and debris.	NO	402.17

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ITEM	DESCRIPTION	UNIT	RATE
0210BF	GATES:INSTALL PAIR TIMBER NE 4SM OVERALL + POSTS Gates:Install tanalised softwood two leaved gate ne 4.00sm overall, each leaf comprising three 144x27mm ledges, six 144x20mm vertical boards at 175mm centres and two 144x27mm diagonal braces, including steel strap hinges and hangers fixed to and including precaste concrete posts, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and like as necessary.	NO	571.38
0210BG	GATES:INSTALL PAIR TIMBER NE 8SM OVERALL + POSTS Gates:Install tanalised softwood two leaved gate ne 8.00sm overall, each leaf comprising three 144x27mm ledges, six 144x20mm vertical boards at 175mm centres and two 144x27mm diagonal braces, including steel strap hinges and hangers fixed to and including precaste concrete posts, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and like as necessary.	NO	948.60
0210CA	GATE:REPAIR AND EASE AND ADJUST TIMBER GATE Gate:Repair any damaged timber gate including ease and adjust, remove and rehang as necessary including adjust stop, supply and fix new timbers and scarf new sections as required and redecorate to match existing.	NO	29.02
0210CB	GATE:RENEW GATE AND FENCE CAPPING Gate:Renew any type and size of gate or fence capping with softwood tanalised capping to match and redecorate to match existing, remove waste and debris.	LM	6.81
0210BH	GATE:INSTALL TIMBER PANEL 1.2M HIGH Gate:Install tanalised softwood single leaf gate comprising 0.90m wide x 1.20m high interwoven or overlap panel with additional diagonal brace, including galvanised steel hinges fixed to and including 100x100mm treated softwood posts ne 1.85m long, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	160.66
0210BJ	GATE:INSTALL TIMBER PANEL 1.8M HIGH Gate:Install tanalised softwood single leaf gate comprising 0.90m wide x 1.80m high interwoven or overlap panel with additional diagonal brace, including galvanised steel hinges fixed to and including 100x100mm treated softwood posts ne 2.45m long, galvanised mild steel auto catch, prepare for and decorate, posts set in concrete including all excavation, concrete, backfill, remove waste and debris, reinstate paving, gardens and the like as necessary.	NO	222.77
	Fencing - Metal Gates		
0230AA	GATE:RENEW METAL NE 1.0SM Gate:Renew galvanised mild steel gate ne 1.00sm, overall consisting of 25x25x3mm angle frame with corners mitred and welded and seven 10x10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete, prepare for and decorate, remove waste and debris.	NO	135.24
0230AB	GATE:RENEW METAL NE 2.0SM Gate:Renew galvanised mild steel gate ne 2.00sm overall consisting of 25x25x3mm angle frame with corners mitred and welded and seven 10x10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete, prepare for and decorate, remove waste and debris.	NO	181.10

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ITEM	DESCRIPTION	UNIT	RATE
0230AC	GATES:RENEW PAIR METAL NE 4.0SM Gates:Renew pair of galvanised mild steel gates ne 4.00sm overall each consisting of 25x25x3mm angle frame with corners mitred and welded and seven 10x10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete, decoration, and remove waste and debris.	NO	885.11
0230AD	GATES:RENEW PAIR METAL NE 8.0SM Gates:Renew pair of galvanised mild steel gates ne 8.00sm overall each consisting of 25x25x3mm angle frame with corners mitred and welded and seven 10x10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete, decoration, and remove waste and debris.	NO	1752.56
0230AE	GATE:RENEW METAL NE 1.0SM RECTANGULAR Gate:Renew galvanised mild steel gate 900mm wide x 850mm high, overall consisting of 25 x 25 x 3mm angle frame with corners mitred and welded and seven 10 x 10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete post, prepare for and decorate, remove waste and debris.	NO	135.24
0230AF	GATE:RENEW METAL NE 1.0SM BOW TOPPED Gate:Renew galvanised mild steel bow topped gate 900mm wide x 850mm high, overall consisting of 25 x 25 x 3mm angle frame with corners mitred and welded and seven 10 x 10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete post, prepare for and decorate, remove waste and debris.	NO	138.16
0230AH	GATE:RENEW METAL 1100MM BOW TOPPED Gate:Renew galvanised mild steel bow topped gate 900mm wide x 1100mm high, overall consisting of 25 x 25 x 3mm angle frame with corners mitred and welded and seven 10 x 10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete post, prepare for and decorate, remove waste and debris.	NO	145.05
0230AJ	GATE:RENEW METAL 1200MM BOW TOPPED Gate:Renew galvanised mild steel bow topped gate 900mm wide x 1200mm high, overall consisting of 25 x 25 x 3mm angle frame with corners mitred and welded and seven 10 x 10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete post, prepare for and decorate, remove waste and debris.	NO	154.88
0230AL	GATE:RENEW PAIR OF METAL RECTANGULAR Gate:Renew galvanised mild steel pair of gates each leaf 1205mm wide x 850mm high, each leaf consisting of 25 x 25 x 3mm angle frame with corners mitred and welded and seven 10 x 10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete post, prepare for and decorate, remove waste and debris.	PR	225.85
0230AM	GATE:RENEW PAIR OF METAL BOW TOPPED 850MM Gate:Renew galvanised mild steel pair of bow topped gates each leaf 1205mm wide x 850mm high, each leaf consisting of 25 x 25 x 3mm angle frame with corners mitred and welded and seven 10 x 10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete posts, prepare for and decorate, remove waste and debris.	PR	251.03

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ITEM	DESCRIPTION	UNIT	RATE
0230AN	GATE:RENEW PAIR OF METAL BOW TOPPED 1200MM Gate:Renew galvanised mild steel pair of bow topped gates each leaf 1205mm wide x 1200mm high, each leaf consisting of 25 x 25 x 3mm angle frame with corners mitred and welded and seven 10 x 10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete posts, prepare for and decorate, remove waste and debris.	PR	341.19
0230AP	GATE:RENEW GALLOWS GATE AND POSTS Gate:Renew existing or supply and install hot dipped galvanised metal 3.0m gallows gate 1150mm high formed of 60mmX60mm box section complete with hanging and slam posts of 89mm diameter galvanised steel set in concrete, complete with fixed eye top hinge, bottom adjustable hinges and padlockable sliding latch, make good, remove waste and debris.	NO	389.63
0230AQ	GATE:RENEW WROUGHT IRON NE 2.0SM Gate:Renew wrought iron gate ne 2.00sm overall of any design, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete, prepare for and decorate, remove waste and debris.	NO	175.25
0230AR	GATES:RENEW PAIR METAL NE 10.0SM Gates:Renew pair of galvanised mild steel gates ne 10.00sm overall each consisting of 25x25x3mm angle frame with corners mitred and welded and seven 10x10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete, decoration, and remove waste and debris.	NO	753.47
0230AS	GATES:RENEW PAIR METAL NE 12.0SM Gates:Renew pair of galvanised mild steel gates ne 12.00sm overall each consisting of 25x25x3mm angle frame with corners mitred and welded and seven 10x10mm balusters with ends welded to frame, including sliding bolt, stop and one pair of hanging lugs fixed to brickwork or concrete, decoration, and remove waste and debris.	NO	1473.15
0231BA	GATE:SUPPLY AND FIT GERDA LOCK TO GALLOWS GATE Gate:Supply and fit or renew any Gerda lock and keep to gallows gate, including altering gate as necessary for new lock and provide two Gerda keys.	NO	224.69
0230BA	GATE:REPAIR AND EASE AND ADJUST METAL GATE Gate:Ease and adjust any metal gate including remove and refix and carry out any minor repairs and or adjustments as necessary, make good paintwork to match existing.	NO	23.59
	Gate Ironmongery		
0231AA	GATE LATCH:RENEW Gate Latch:Renew or supply and fix new galvanised steel ring type gate latch and keep fixed to timber.	NO	26.88
0231AB	GATE BOLT:RENEW Gate Bolt:Renew or supply and fix new galvanised steel gate drop bolt and keep fixed to timber.	NO	40.71

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ITEM	DESCRIPTION	UNIT	RATE
	Fencing - Gate Posts		
0250AA	GATE POST:RENEW TIMBER Gate Post:Renew gate post with tanalised softwood post, post size 100x125mm, set in concrete, including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary, transfer existing latch keep or gudgeon pins, redecorate to match existing.	NO	70.94
0250BA	GATE POST:RENEW PCC Gate Post:Renew gate post with precast concrete ne 1.65m long, set in concrete, including all excavation, concrete, backfill and remove waste and debris, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary, transfer existing latch keep or gudgeon pins.	NO	70.09
0250CA	GATE FRAME:RENEW TIMBER Gate Frame:Renew gate frame with tanalised softwood gate frame, including plug and screw frame to brickwork and redecorate to match existing, remove waste and debris.	LM	43.64
0250DA	GATE POST:RENEW OR SUPPLY ANCHOR POST Gate Post:Renew or supply and fix new gate anchor post of any type and size complete with all clips and fastenings, set in concrete, including all excavation, concrete, backfill, remove waste and debris, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary and prepare for redecoration.	NO	60.86
0250EA	GATE:RENEW 50X25MM STOP NE 2.0M Gate:Renew 50x25mm tanalised softwood gate stop ne 2.00m long fixed to gate frame and redecorate to match existing, remove waste and debris.	NO	10.09
0250FA	GATE POST AND GATE:RENEW AND REPAIR ANY FITTING Gate Post and Gate:Renew or repair any single fitting to post or timber or metal gate including any gate hinge, gudgeon, band, pivot plate or pivot socket, spring, any post or gate catch or bolt, remove waste and debris (measured per complete fitting).	NO	25.64
0250GA	GATE POST:RENEW METAL Gate Post:Renew gate post with galvanised mild steel ne 1.20m long, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary, transfer existing latch keep or gudgeon pins.	NO	75.69
0250GB	GATE POST:SUPPLY+FIX HANGING POST TO GALLOWS GATE Gate Post:Renew or supply and fix hanging gallows gate post with galvanised mild steel ne 1.20m long, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary, transfer existing latch keep or gudgeon pins.	NO	294.13
0250HA	GATE POST:INSTALL HANGING METAL POST TO GATE 1.80M Gate Post:Renew or supply and fix hanging galvanised mild steel gate post ne 1.80m long complete with welded gudgeon pins, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary.	NO	98.06

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ITEM	DESCRIPTION	UNIT	RATE
0250HB	GATE POST:INSTALL HANGING METAL POST TO GATE 2.4M Gate Post:Renew or supply and fix hanging galvanised mild steel gate post ne 2.40m long complete with welded gudgeon pins, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary.	NO	120.42
0250HC	GATE POST:INSTALL HANGING METAL POST TO GATE 3.0M Gate Post:Renew or supply and fix hanging galvanised mild steel gate post ne 3.00m long complete with welded gudgeon pins, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary.	NO	142.79
0250JA	GATE POST:INSTALL CLOSING METAL POST TO GATE 1.80M Gate Post:Renew or supply and fix closing galvanised mild steel gate post ne 1.80m long complete with welded latch and bolt keeps, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary.	NO	77.91
0250JB	GATE POST:INSTALL CLOSING METAL POST TO GATE 2.4M Gate Post:Renew or supply and fix closing galvanised mild steel gate post ne 2.40m long complete with welded latch and bolt keeps, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary.	NO	100.27
0250JC	GATE POST:INSTALL CLOSING METAL POST TO GATE 3.0M Gate Post:Renew or supply and fix closing galvanised mild steel gate post ne 3.00m long complete with welded latch and bolt keeps, set in concrete, including all excavation, concrete GEN 3, backfill and remove waste and debris, or with base plate bolted to concrete, reinstate paving, gardens and the like as necessary, remove and refix fencing and gates as necessary.	NO	122.64
0252AB	GATE POSTS:RENEW NE 2.5M LONG TIMBER Fencing:Remove two existing and supply and fit new softwood gate posts ne 100 x 100mm x 2.50m long, one bolted with 3 x 12mm rawlbolts to new treated timber grounds within the insulation layer, and one set in concrete, including remove and refix fencing and gates as necessary, transfer existing latch keep or gudgeon pins, remove existing posts, waste and debris, and trim and refix section of fence to new end post.	LM	80.17
0252BB	GATE POSTS:RENEW NE 2.5M LONG PCC Fencing:Remove two existing and supply and fit new precast concrete posts ne 125 x 125mm x 2.50m long, one bolted with 3 x 12mm rawlbolts to new treated timber grounds within the insulation layer and one set in concrete, including, remove and refix fencing and gates as necessary, transfer existing latch keep or gudgeon pins, remove existing posts, waste and debris, and trim and refix section of fence to new end post.	NO	84.89

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ITEM	DESCRIPTION	UNIT	RATE
	DRAINAGE		
	Drainage Below Ground		
	Drainage - New - Clay Pipes		
0331AA	DRAIN:INSTALL 100MM CLAY NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 100mm diameter clay pipe and haunch up in concrete and backfill, remove waste and debris, including all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	187.28
0331AB	DRAIN:INSTALL 100MM CLAY 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 100mm diameter clay pipe and haunch up in concrete and backfill, remove waste and debris, including all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	271.55
0331AC	DRAIN:INSTALL 100MM CLAY 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 100mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	364.69
0331AD	DRAIN:INSTALL 150MM CLAY NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 150mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	214.55
0331AE	DRAIN:INSTALL 150MM CLAY 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 150mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	298.82
0331AF	DRAIN:INSTALL 150MM CLAY 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 150mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	391.96

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ITEM	DESCRIPTION	UNIT	RATE
0331AG	DRAIN:INSTALL 225MM CLAY NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 225mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	385.90
0331AH	DRAIN:INSTALL 225MM CLAY 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 225mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	483.48
0331AJ	DRAIN:INSTALL 225MM CLAY 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 225mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	589.93
0331AK	DRAIN:INSTALL 300MM CLAY NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 300mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	478.80
0331AL	DRAIN:INSTALL 300MM CLAY 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 300mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	583.03
0331AM	DRAIN:INSTALL 300MM CLAY 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 300mm diameter clay pipe and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	696.14
	Drainage - New - Plastic Pipes		
0333AA	DRAIN:INSTALL 110MM PVCU NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 100mm thick bed of gravel and lay 110mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove waste and debris, including all bends, fittings, connections etc., allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	128.25

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ITEM	DESCRIPTION	UNIT	RATE
0333AB	DRAIN:INSTALL 110MM PVCU 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2.00m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 110mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove waste and debris, including all bends, fittings, connections etc., allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	210.31
0333AC	DRAIN:INSTALL 110MM PVCU 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 110mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	292.36
0333AD	DRAIN:INSTALL 160MM PVCU NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 100mm thick bed of gravel and lay 160mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	135.58
0333AE	DRAIN:INSTALL 160MM PVCU 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 160mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	217.63
0333AF	DRAIN:INSTALL 160MM PVCU 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 160mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	299.69
0333AG	DRAIN:INSTALL 200MM PVCU NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 100mm thick bed of gravel and lay 200mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	184.61
0333AH	DRAIN:INSTALL 200MM PVCU 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 200mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	279.97

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ITEM	DESCRIPTION	UNIT	RATE
0333AJ	DRAIN:INSTALL 200MM PVCU 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 200mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	381.98
0333AK	DRAIN:INSTALL 250MM PVCU NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 100mm thick bed of gravel and lay 250mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	251.47
0333AL	DRAIN:INSTALL 250MM PVCU 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 250mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	349.05
0333AM	DRAIN:INSTALL 250MM PVCU 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 250mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	464.37
0333AN	DRAIN:INSTALL 315MM PVCU NE 1M DEEP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 100mm thick bed of gravel and lay 315mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	356.90
0333AP	DRAIN:INSTALL 315MM PVCU 1-2M DEEP Drain:Excavate exceeding 1.00m and ne 2m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 315mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	463.35
0333AQ	DRAIN:INSTALL 315MM PVCU 2-3M DEEP Drain:Excavate exceeding 2.00m and ne 3m deep level and compact bottoms of excavations, 100mm thick bed of gravel and lay 315mm diameter PVCu pipe and backfill 210mm with selected granular material, compacted by hand and backfill, remove spoil including all bends, fittings, connections etc, allow for removal of any existing drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	578.67

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ITEM	DESCRIPTION	UNIT	RATE
	Drainage - Channel Drains		
0335AA	CHANNEL DRAIN:INSTALL 100MM PCC SAFTI-KERB CHANNEL Channel Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 100mm internal diameter pcc safti-kerb channel drain and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing channel drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	137.42
0335AB	CHANNEL DRAIN:INSTALL 150MM PCC SAFTI-KERB CHANNEL Channel Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay 150mm internal diameter pcc safti-kerb channel drain and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing channel drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	185.98
0335AC	DRAIN:INSTALL PCC SAFTI-KERB CHANNEL SUMP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and install 450x450mm internal size pcc safti-kerb channel sump and haunch up in concrete and backfill, include for heavy duty grate and frame, removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing channel drains and sumps including concrete beds and surrounds and all connections to existing pipework, testing.	NO	614.79
0335AD	CHANNEL DRAIN:INSTALL 100MM GRC CHANNEL DRAIN Channel Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay any type of 100mm internal diameter grc channel drain, with heavy duty grating and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing channel drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	190.68
0335AE	CHANNEL DRAIN:INSTALL 150MM GRC CHANNEL DRAIN Channel Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and lay any type of 150mm internal diameter grc channel drain, with heavy duty grating and haunch up in concrete and backfill, include for removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing channel drains including concrete beds and surrounds and all connections to existing pipework, testing.	LM	322.51
0335AF	DRAIN:INSTALL GRC CHANNEL SUMP Drain:Excavate ne 1.00m deep, level and compact bottoms of excavations, 150mm thick concrete bed and install 450x450mm internal size grc channel sump and haunch up in concrete and backfill, include for heavy duty grating and frame, removing spoil and all connections, junctions and bends, allow for exposing, breaking out and removal of any existing channel drains and sumps including concrete beds and surrounds and all connections to existing pipework, testing.	NO	210.78

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ITEM	DESCRIPTION	UNIT	RATE
	Drainage - Existing - Repairs		
0337AA	DRAIN:REPAIR 100MM PIPE NE 1M DEEP Drain:Repair by locating damaged pipe, excavate ne 1.00mm deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 100mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	491.26
0337AB	DRAIN:REPAIR 100MM PIPE 1-2M DEEP Drain:Repair by locating damaged pipe, excavate over 1.00m ne 2.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 100mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework testing.	NO	664.24
0337AC	DRAIN:REPAIR 100MM PIPE 2-3M DEEP Drain:Repair by locating damaged pipe, excavate over 2.00m ne 3.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 100mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework testing.	NO	823.92
0337AD	DRAIN:REPAIR 150MM PIPE NE 1M DEEP Drain:Repair by locating damaged pipe, excavate ne 1.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete bed and lay 150mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	575.78
0337AE	DRAIN:REPAIR 150MM PIPE 1-2M DEEP Drain:Repair by locating damaged pipe, excavate over 1.00m ne 2.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 150mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	742.11
0337AF	DRAIN:REPAIR 150MM PIPE 2-3M DEEP Drain:Repair by locating damaged pipe, excavate over 2.00m ne 3.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 150mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	904.00
0337AG	DRAIN:REPAIR 225MM PIPE NE 1M DEEP Drain:Repair by locating damaged pipe, excavate ne 1.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete bed and lay 225mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	992.46
0337AH	DRAIN:REPAIR 225MM PIPE 1-2M DEEP Drain:Repair by locating damaged pipe, excavate over 1.00m ne 2.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 225mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	1165.44

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ITEM	DESCRIPTION	UNIT	RATE
0337AJ	DRAIN:REPAIR 225MM PIPE 2-3M DEEP Drain:Repair by locating damaged pipe, excavate over 2.00m ne 3.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 225mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	1325.12
0337AK	DRAIN:REPAIR 300MM PIPE NE 1M DEEP Drain:Repair by locating damaged pipe, excavate ne 1.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete bed and lay 300mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	1118.88
0337AL	DRAIN:REPAIR 300MM PIPE 1-2M DEEP Drain:Repair by locating damaged pipe, excavate over 1.00m ne 2.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 300mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	1296.29
0337AM	DRAIN:REPAIR 300MM PIPE 2-3M DEEP Drain:Repair by locating damaged pipe, excavate over 2.00m ne 3.00m deep, for a length ne 3.00m, remove pipe, concrete bed and surround and level and compact bottoms of excavations, 150mm thick concrete, bed and lay 300mm diameter clay pipe and backfill, include for all adaptors, junctions and bends, remove waste and debris and all connections to existing pipework, testing.	NO	1473.71
	Drainage - Existing - Relining		
0338AA	DRAIN:INSTALL LINING 100MM Drain:Re-line damaged 100mm pipe including clearing debris with high pressure water jet, measure liner to correct length using CCTV, pour resin and force through liner using a mangle, insert liner through pipe and and inflate with air bag, leave to cure, deflate and remove air bag, inspect with CCTV and remotely cut any previously marked areas for access points, testing, remove waste and debris.	LM	93.60
0338AB	DRAIN:INSTALL LINING 150MM Drain:Re-line damaged 150mm pipe including clearing of debris with high pressure water jet, measure liner to correct length using CCTV, pour resin and force through liner using a mangle, insert liner through pipe and and inflate with air bag, leave to cure, deflate and remove air bag, inspect with CCTV and remotely cut any previously marked areas for access points, testing, remove waste and debris.	LM	117.00
	Gullies		
0350AA	GULLY:INSTALL CLAY BACK INLET GULLY Gully:Excavate, level and compact bottoms and set any type of vitrified clay gully with 100mm back inlet and grating including setting and surrounding in concrete, backfill, remove waste and debris, and reinstate paving, gardens and the like as necessary, testing.	NO	263.15

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ITEM	DESCRIPTION	UNIT	RATE
0350AB	GULLY:RENEW BACK INLET GULLY Gully:Break out any concrete dishing or surround to gully, excavate remove existing gully, additional excavation, level and compact bottoms and set any type of PVCu gully with 100mm back inlet and grating including setting and surrounding in concrete, backfill, remove waste and debris, and reinstate paving, gardens and the like as necessary, testing.	NO	145.35
0350BA	GULLY:INSTALL PVCU BACK INLET GULLY Gully:Excavate, level and compact bottoms and set any type of PVCu gully with 100mm back inlet and grating including setting and surrounding in concrete, backfill, remove waste and debris, and reinstate paving, gardens and the like as necessary, testing.	NO	118.74
0350BB	GULLY:INSTALL PVCU YARD GULLY Gully:Excavate, level and compact bottoms and set any type of PVCu yard gully and grating including setting and surrounding in concrete, backfill, remove waste and debris, and reinstate paving, gardens and the like as necessary, testing.	NO	114.31
0350CA	GULLY:RENEW ANY TYPE SURROUND AND KERB Gully:Renew precast concrete or brick gully surround or kerb bedded in cement mortar (1:4) including breaking up existing and remove waste and debris, and reinstate paving, gardens and the like as necessary.	NO	33.37
0350DA	GULLY:REMOVE AND SEAL OFF AND MAKE GOOD Gully:Excavate, remove existing gully (any type) seal pipe, backfill and make good, remove waste and debris, and reinstate paving, gardens and the like as necessary.	NO	16.23
0350DB	GULLY:RENEW YARD GULLY Gully:Break out any concrete dishing, excavate, remove existing gully, additional excavation, level and compact bottoms and set any type of PVCu yard gully and grating including setting and surrounding in concrete, backfill, remove waste and debris, and reinstate paving, gardens and the like as necessary, testing.	NO	127.62
0350EA	GULLY:RENEW GRATING Gully:Renew missing or damaged any size or type of gully grating, remove waste and debris.	NO	6.50
0350FA	GULLY:RENEW INSPECTION PLATE Gully:Renew missing or damaged any size or type of screwed down inspection plate to gully or rodding eye, remove waste and debris.	NO	33.91
	Manholes - Brick		
0370AA	MANHOLE:CONSTRUCT NEW BRICK NE 1.35M DEEP Manhole:Construct manhole ne 1.35m deep to invert level in semi engineering bricks 225mm thick with 150mm thick concrete base, 100mm thick reinforced precast concrete cover slab, cover with frame bedded in cement mortar, build in ends of pipes and bed in all required channels, bends etc., testing, allow for all excavation, earth support, backfill and remove waste and debris, and reinstate paving, gardens and the like as necessary.	IT	1431.97

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ITEM	DESCRIPTION	UNIT	RATE
0370AB	MANHOLE:RENEW BRICK NE 1.35M DEEP Manhole:Renew manhole ne 1.35m deep to invert level in semi engineering bricks 225mm thick with 150mm thick concrete base, 100mm thick reinforced precast concrete cover slab, cover with frame bedded in cement mortar, build in ends of pipes and bed in all required channels, bends etc., testing, allow for breaking out of existing manhole including any extra excavation required, all diversions to existing services, earth support, backfill and remove waste and debris, and reinstate paving, gardens and the like as necessary.	IT	1484.93
0370AC	MANHOLE:RENEW BENCHING Manhole:Carefully break out existing benching and renew with plain in-situ concrete grade GEN 3, rendered with granolithic, trowelled finish, make good to channels and branches, remove waste and debris.	NO	64.44
0370AD	MANHOLE:ADJUST COVER LEVEL Manhole:Adjust cover level of manhole, carefully remove manhole cover and frame, and cover slab, either demolish one course of brickwork, or build one course of brickwork to accommodate new height of cover, reinstate cover slab, manhole cover and frame, make good, remove waste and debris.	NO	28.24
	Inspection Chambers - Polypropylene		
0370BA	INSPECTION CHAMBER:NEW SHALLOW POLYPROPYLENE Inspection Chamber:Construct polypropylene shallow inspection chamber ne 600mm deep for 110mm diameter PVCu pipe including cover and frame, connections to all pipework, testing and allow for all excavation, earth support, backfill and remove waste and debris, and reinstate paving, gardens and the like as necessary.	IT	247.79
0370BB	INSPECTION CHAMBER:RENEW SHALLOW POLYPROPYLENE Inspection Chamber:Renew polypropylene shallow inspection chamber ne 600mm deep for 110mm diameter PVCu pipe including cover and frame, connections to all pipework, testing and allow for all excavation, earth support, backfill and remove waste and debris, and reinstate paving, gardens and the like as necessary, allow for breaking out existing including any extra excavation etc. required and all temporary diversions to existing services.	IT	267.85
0370BC	INSPECTION CHAMBER:NEW UNIVERSAL POLYPROPYLENE Inspection Chamber:Construct polypropylene universal inspection chamber ne 1000mm deep for 110mm diameter PVCu pipe including cover and frame, connections to all pipework, testing and allow for all excavation, earth support, backfill and remove waste and debris, and reinstate paving, gardens and the like as necessary.	IT	386.87
0370BD	INSPECTION CHAMBER:RENEW UNIVERSAL POLYPROPYLENE Inspection Chamber:Renew polypropylene universal inspection chamber ne 1000mm deep for 110mm diameter PVCu pipe including cover and frame, connections to all pipework, testing and allow for all excavation, earth support, backfill and remove waste and debris, and reinstate paving, gardens and the like as necessary, allow for breaking out existing including any extra excavation etc. required and all temporary diversions to existing services.	IT	395.70
0370BE	INSPECT CHAMBER:NEW UNIVERSAL POLYPROPYLENE NE1.5M Inspection Chamber:Construct polypropylene universal inspection chamber over 1000mm and ne 1500mm deep for 110mm diameter PVCu pipe including cover and frame, connections to all pipework, testing and allow for all excavation, earth support, backfill and remove waste and debris, and reinstate paving, gardens and the like as necessary.	IT	495.62

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ITEM	DESCRIPTION	UNIT	RATE
0370BF	INSPECT CHAMBER:RENEW UNIVERSAL POLYPROPY NE1.5M Inspection Chamber:Renew polypropylene universal inspection chamber over 1000mm and ne 1500mm deep for 110mm diameter PVCu pipe including cover and frame, connections to all pipework, testing and allow for all excavation, earth support, backfill and remove waste and debris, and r einstate paving, gardens and the like as necessary, allow for breaking out existing including any extra excavation etc. required and all temporary diversions to existing services.	IT	511.10
	Manholes - Covers and Slabs		
0370CA	MANHOLE:RENEW PCC COVER SLAB Manhole:Renew precast cover slab ne 1000x1500x100mm thick including bed in cement mortar (1:3), remove waste and debris, and reinstate paving, gardens and the like as necessary.	NO	127.11
0370CC	MANHOLE:REBED COVER AND OR FRAME Manhole:Lift and rebed existing cover and frame, bed frame in cement mortar (1:3) including any breaking out of foundation required to ensure correct levels clean off cover and replace including reset in grease.	NO	28.03
0370DA	MANHOLE:RENEW COVER LIGHT GRADE Manhole:Renew manhole cover and frame, light duty single seal, any size including bed frame in cement mortar (1:3), remove waste and debris, and reinstate paving, gardens and the like as necessary.	NO	82.91
0370DB	MANHOLE:RENEW COVER MEDIUM GRADE Manhole:Renew manhole cover and frame, medium duty, single seal, any size including bed frame in cement mortar (1:3), remove waste and debris, and reinstate paving, gardens and the like as necessary.	NO	99.88
0370DC	MANHOLE:RENEW COVER HEAVY GRADE Manhole:Renew manhole cover and frame, heavy duty, single seal, any size including bed frame in cement mortar (1:3), remove waste and debris, and reinstate paving, gardens and the like as necessary.	NO	171.12
0370DE	MANHOLE:RENEW COVER-LIGHT-INTERNAL 610X475MM Manhole:Renew manhole cover and frame with stainless steel double seal light duty recessed inspection cover and frame size ne 610x475mm including bed frame in cement mortar (1:3) and fill recessed cover with screed and floor finish to match existing and remove waste and debris, and reinstate flooring as necessary.	NO	116.55
0370EA	INSPECTION COVER:RENEW-300X300MM Inspection Cover:Renew galvanised inspection cover and frame size 300x300mm including bed frame in cement mortar (1:3), remove waste and debris, and reinstate paving, gardens and the like as necessary.	NO	60.45
0370FA	MANHOLE:RENEW LOCKABLE COVER MEDIUM GRADE Manhole:Renew manhole cover and frame, medium duty, single seal, lockable, any size including bed frame in cement mortar (1:3), remove waste and debris, and reinstate paving, gardens and the like as necessary, hand keys to Client's Representative.	NO	98.66

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ITEM	DESCRIPTION	UNIT	RATE
0370FB	MANHOLE:RENEW LOCKABLE COVER-LIGHT-INTERNAL Manhole:Renew manhole cover and frame with stainless steel double seal light duty recessed, lockable, inspection cover and frame size ne 610x475mm including bed frame in cement mortar (1:3) and fill recessed cover with screed and floor finish to match existing and remove waste and debris, and reinstate flooring as necessary, hand keys to Client's Representative.	NO	180.87
0370GA	MANHOLE COVER:RAISE HEIGHT Manhole Cover:Take up existing concrete or steel manhole access cover and frame, setting aside for reuse, preparing tops of existing brickwork for raising, new engineering brick x max six course high to raise access cover and frame flush with surround ground level, prepare top of new masonry to receive access cover and, reinstate access cover and frame, bedding in cement mortar, make good, and remove waste and debris.	NO	145.39
0370GB	MANHOLE COVER:LOWER HEIGHT Manhole Cover:Take up existing concrete or steel manhole access cover and frame, setting aside for reuse, cutting out a maximum of six course of brickwork to lower level of manhole flush with surround ground level, prepare top of existing masonry to receive access cover and frame reinstate access cover and frame, bedding in cement mortar, make good and remove waste and debris.	NO	118.20
	Domestic Septic Tank Installations		
	Septic Tanks		
0372AA	SEPTIC TANK:INSTALL DOMESTIC SINGLE DWELL TANK DRY Septic Tank:Supply and install proprietary pre-fabricated 3600 litre capacity septic tank unit with lockable cover, 110mm diameter inlet/outlet pipes, 100mm diameter vent pipe terminating 800mm above ground level with non-return air admittance valve, all to BS EN 12566-3, installed in accordance with the manufacturer's technical data sheet, excavation in dry ground, 150mm bed of graded broken stone or gravel, backfill and compact with graded material, make good and remove waste and debris.	IT	1908.59
0372AB	SEPTIC TANK:INSTALL DOMESTIC SINGLE DWELL TANK WET Septic Tank:Supply and install proprietary pre-fabricated 3600 litre capacity septic tank unit with lockable cover, 110mm diameter inlet/outlet pipes, 100mm diameter vent pipe terminating 800mm above ground level with non-return air admittance valve, all to BS EN 12566-3, installed in accordance with the manufacturer's technical data sheet, excavation in wet or poorly drained ground, 250mm bed of crushed stone, polythene membrane, 150mm concrete bed and puddle to form cradle, carefully place and compact concrete around tank up to 50mm below the outlet pipe, backfill and compact with graded material, make good and remove waste and debris.	IT	3282.06
0372BA	SEPTIC TANK:SUB-SURFACE IRRIGATION SYSTEM Septic Tank:Install sub-surface irrigation system for septic tank, 100mm diameter perforated PVCu pipes laid to gradient of 1:200 at a minimum depth of 500mm, excavate tranch, lay pipes on 150mm bed of clean graded filter stone, lay clean graded filter stone to 150mm above pipe, lay 500 gauge polythene sheet on stone filling, backfill with selected excavated material, make good and remove waste and debris.	LM	144.67

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ITEM	DESCRIPTION	UNIT	RATE
	Clearing Blockages, CCTV and Testing		
	Clearing Blockages		
0390AB	GULLY:CLEAR BLOCKAGE INCLUDING RODDING Gully:Clear blockage to gully of all debris, including rodding as necessary, flush with clean water and removal of debris to approved tip.	NO	11.98
0390AC	GULLY:CLEAN FLUSH OUT CLEAR BLOCKAGE Gully:Clear blockage to gully including rodding as necessary, flush with clean water and remove waste and debris.	NO	11.98
0390BA	DRAIN:JET BLOCKAGE Drain:Clear blocked drain run by pressure jet, remove and refix manhole covers and gratings, attend upon Client Representative during any inspection, including all hire charges and any temporary relocation, remove on completion, flush out, test, supply report and remove waste and debris (to be charged for hours worked on site only, rate includes for travelling and other non- productive time).	HR	100.00
0390CA	DRAIN:ROD BLOCKAGE Drain:Rod blocked drain run by rodding, remove and refix manhole covers and gratings as necessary, flush out, test and remove waste and debris.	IT	26.61
0390GA	DRAIN:REMOVE TREE ROOTS Drain:Remove tree root from drainage using a rotary cutter from the nearest appropriate manhole, remove and refix manhole covers and gratings as necessary, flush out, test and cart away debris.	IT	60.00
0390HA	DRAIN:SUCTION CLEAR Drain:Suction blocked drain run ne 30m in length, by suction machine, remove and refix manhole covers and gratings, flush out, test and remove waste and debris.	LM	6.00
0390JA	WASTE:DISPOSAL OF DRAINAGE WASTE Waste:Disposal of contaminated waste debris, silts etc, arising from the clearance of blocked drains, gullies and manholes of all types, waste to be disposed of to approved tip.	CM	120.00
0390JB	CESSPIT:EMPTYING Cesspit:Empty cesspit or septic tank to isolated site, waste to be disposed to approved tip.	CM	85.00
0390CC	MANHOLE:CLEAR BLOCKAGE NE 3.0M DEEP Manhole:Clear out debris to manhole ne 3.00m deep and remove from site, and flush out and test and remove waste and debris.	IT	13.31
0390CD	CHANNEL:CLEAN AND FLUSH OUT Channel:Clean out debris from channel to bin rooms/stores, porches and the like, including flush out and test, place debris in sealed refuse sack, remove waste and debris.	LM	11.09
0390CE	DRAIN CHANNELS:CLEAR Drain Channels:Clear drain channel and grating of all debris, including rodding as necessary, flush with clean water and removal of debris to approved tip.	LM	8.87

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ITEM	DESCRIPTION	UNIT	RATE
	Descaling		
0390DA	DRAIN:DESCALE PIPE Drain:Descale drain run by descaling, rod and pressure jet, remove and refix manhole covers and gratings as necessary, flush out, test and cart away debris.	IT	35.00
	CCTV Drains		
0390EA	DRAIN:CCTV SURVEY Drain:Undertake CCTV survey of drain runs to identify fault or following repairs or jetting, remove and refix manhole covers and gratings as necessary, including all hire charges and any temporary relocation, remove on completion, supply report and video to Client Representative (to be charged for hours worked on site, rate includes for travelling and other non-productive time).	IT	250.00
	Drain Testing		
0390FA	TEST:SMOKE OR PRESSURE TEST Test:Carry out smoke or pressure test to existing drain run and report to Client Representative (not to be claimed in association with any other works).	IT	32.32
	Land Drainage and Soakaways		
	Land Drainage		
0410AB	LAND DRAIN:NE 110MM NE 1.0M DEEP Land Drain:Excavate trench maximum 630mm wide ne 1.00m deep, remove waste and debris, lay 50mm granular bed, ne 110mm concrete or plastic land drain pipe and matting, backfill trench in stone to within 200mm of existing ground level, level with topsoil, include for all necessary bends, junctions and connections.	LM	154.02
0410AA	LAND DRAIN:NE 110MM NE 2.0M DEEP Land Drain:Excavate trench maximum 630mm wide over 1.00m ne 2.00m deep, remove waste and debris, lay 50mm granular bed, ne 110mm concrete or plastic land drain pipe and matting, backfill trench in stone to within 200mm of existing ground level, level with topsoil, include for all necessary bends, junctions and connections.	LM	277.28
	Soakaways		
0410DA	SOAKAWAY:CLEAR EXISTING Soakaway:Excavate to locate soakaway ne 2.00m deep, lift turf and set aside, excavate soakaway, remove excavated material to temporary spoil heap where directed, clear debris from soakaway, refill with new and existing soakaway medium to within 250mm of existing ground level, backfill with excavated material from temporary debris heap, remove waste and debris from temporary spoil heap, relay turfs.	CM	310.88
0410DB	SOAKAWAY:EXCAVATE NEW Soakaway:Excavate for new soakaway ne 2.00m deep, lift turf and set aside, excavate soakaway, remove excavated material to temporary spoil heap where directed, fill excavation with hard, dry, broken, masonry, stone or gravel ne 100mm gauge to within 250mm of existing ground level, backfill as necessary with excavated material from temporary debris heap, remove waste and debris from temporary spoil heap, relay turfs.	CM	319.75

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ITEM	DESCRIPTION	UNIT	RATE
0410DC	SOAKAWAY:CLEAR EXISTING WITH PVC CRATE Soakaway:Excavate to locate soakaway ne 2.00m deep, lift turf and set aside, excavate soakaway, remove excavated material to temporary spoil heap where directed, clear debris from soakaway, refill with new PVC crate system wrapped in suitable geotextile membrane to within 250mm of existing ground level, backfill with excavated material from temporary spoil heap, remove waste and debris from temporary spoil heap, relay turfs.	CM	631.61
0410DD	SOAKAWAY:EXCAVATE NEW PVC CRATE Soakaway:Excavate for new soakaway ne 2.00m deep, lift turf and set aside, excavate soakaway, remove excavated material to temporary spoil heap where directed, fill excavation with new PVC crate system wrapped in suitable geotextile membrane to within 250mm of existing ground level, backfill as necessary with excavated material from temporary spoil heap, remove waste and debris from temporary spoil heap, relay turfs.	CM	640.48
	Drainage - Aco Domestic Channel Drains		
0411AA	DRAIN:INSTALL ACO DOMESTIC CHANNEL PLASTIC Drain:Supply and lay ACO Hexdrain or other equal and approved polypropylene channel drain and black plastic grating in conjunction with new or renewed paved surfacing, clip channels together complete with all fixings, outlets, angle and end units, make all connections to existing pipework, testing, remove waste and debris.	LM	31.53
0411AB	DRAIN:INSTALL ACO DOMESTIC CHANNEL STEEL Drain:Supply and lay ACO Hexdraindrain or other equal and approved poypropylene channel drain and galvanised steel grating in conjunction with new or renewed paved surfacing, clip channels together complete with all fixings, outlets, angle and end units, make all connections to existing pipework, testing, remove waste and debris.	LM	35.43
0411AC	DRAIN:INSTALL ACO DOMESTIC CHANNEL BRICKSLOT Drain:Supply and lay ACO Hexdrain or other equal and approved brickslot poypropylene channel drain in conjunction with new or renewed brick paved surfacing, clip channels together complete with all fixings, outlets, angle and end units, make all connections to existing pipework, testing, remove waste and debris.	LM	38.45
0411BA	DRAIN CHANNEL:RENEW WITH DOMESTIC CHANNEL PLASTIC Drain Channel:Remove existing drainage channel and renew with or supply and lay proprietary polypropylene channel drain and black plastic grating, any additional excavation and sub-base, clip channels together complete with all fixings, outlets, angle and end units, make all connections to existing pipework, test, remove waste and debris.	LM	35.97
0411BB	DRAIN CHANNEL:RENEW WITH DOMESTIC CHANNEL STEEL Drain Channel:Remove existing drainage channel and renew with or supply and lay proprietary polypropylene channel drain and galvanised steel grating, any additional excavation and sub-base, clip channels together complete with all fixings, outlets, angle and end units, make all connections to existing pipework, test, remove waste and debris.	LM	39.87

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ITEM	DESCRIPTION	UNIT	RATE
0411BC	DRAINCHANNEL:RENEW WITH DOMESTIC CHANNEL BRICKSLOT Drain Channel:Remove existing drainage channel and renew with or supply and lay proprietary brickslot polypropylene channel drain, any additional excavation and sub-base, clip channels together complete with all fixings, outlets, angle and end units, make all connections to existing pipework, test, remove waste and debris.	LM	42.88
0420AD	DRAIN:REMOVE REFIT DRAIN CHANNEL GRATING Drain:Remove and refit proprietary drain channel galvanised steel grating.	LM	4.44
0420AE	DRAIN:PROVIDE OR RENEW DRAIN CHANNEL GRATING Drain:Provide and install or renew proprietary drain channel galvanised steel grating.	LM	16.46
	Extra Over for Breaking Out and Reinstatement		
0470AA	MAIN AND DRAIN:REINSTATE CONCRETE PAVING Main and Drain:Extra for breaking up, remove waste and debris and subsequently reinstating ne 150mm thick concrete with hardcore sub-base under, ne 600mm wide including joints and make good to existing finishes.	LM	80.35
0470BA	MAIN AND DRAIN:REINSTATE TARMACADAM PAVING Main and Drain:Extra for breaking up, remove waste and debris and subsequently reinstating ne 100mm thick tarmacadam with hardcore sub-base under, ne 600mm wide including joints and make good to existing finishes.	LM	60.11
0470CA	MAIN AND DRAIN:REINSTATE FLAG PAVING Main and Drain:Extra for lifting, set aside and subsequently relaying flag paving and sub-base grout and point, ne 600mm wide including any extra cutting and bonding to existing paving.	LM	11.38
0470DA	MAIN AND DRAIN:REINSTATE BRICK PAVING Main and Drain:Extra for lifting, set aside and subsequently relaying brick paviors and sub-base grout and point, ne 600mm wide including all bonding to existing paving.	LM	48.59

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ITEM	DESCRIPTION	UNIT	RATE
	BRICKWORK		
	Brick/Block Walling		
	Walls - Demolition		
1011AA	WALL:DEMOLISH EXTERNAL 1/2B WALL Wall:Take down external half brick wall and remove waste and debris.	SM	26.80
1011AB	WALL:DEMOLISH EXTERNAL 1B WALL Wall:Take down external one brick wall and remove waste and debris.	SM	47.45
1011AC	WALL:DEMOLISH EXTERNAL 1-1/2B WALL Wall:Take down external one and a half brick wall and remove waste and debris.	SM	75.63
1011AD	WALL:DEMOLISH EXTERNAL CAVITY WALL Wall:Take down external cavity wall and remove waste and debris.	SM	44.69
1011AE	WALL:DEMOLISH EXTERNAL BLOCKWORK NE 100MM Wall:Take down ne 100mm thick external block wall and remove waste and debris.	SM	20.10
1011AF	WALL:DEMOLISH EXTERNAL BLOCKWORK NE 225MM Wall:Take down exceeding 100mm and ne 225mm thick external block wall and remove waste and debris.	SM	38.58
1011BA	WALL:DEMOLISH PLASTERED 1/2B WALL Wall:Take down half brick or 100mm blockwork non-load bearing wall and remove waste and debris, including associated doors, frames, skirtings, plaster etc., make good the existing structure at intersection with internal and external walls, make good to existing floor and screeds, plaster ceiling and skirtings.	SM	41.25
1011BB	WALL:DEMOLISH PLASTERED 1B WALL Wall:Take down one brick or over 100mm and ne 225mm blockwork non-load bearing wall and remove waste and debris, including associated doors, frames, skirtings, plaster etc., make good the existing structure at intersection with internal and external walls, make good to existing floor/screeds, plaster ceiling and skirtings.	SM	66.49
1011CA	CHIMNEY BREAST:DEMOLISH Chimney Breast:Demolish chimney breast complete, including and remove waste and debris, make good structure, float and set to walls 12mm thick including dub out as necessary with cement and sand ne 25mm thick, supply and fix softwood skirting to match existing, primed for decoration, make out floor and ceiling finishes, including all labours and remove waste and debris.	SM	91.53
1011NA	PORCH:DEMOLISH BRICK OR BLOCK Porch:Demolish existing brick or block porch, overall size on plan 4.60m x 1.50m x 3.00m high down to ground floor level, making good structures, including all saw cutting to enable clean demolition and avoidance of damage to exisitng dwelling and include for grubbing up and disposal of flooring and foundations and backfilling, make good, and remove waste and debris.	IT	336.13

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ITEM	DESCRIPTION	UNIT	RATE
	Walls - Construction		
1013AA	WALL:BUILD 1/2B WALL IN COMMONS Wall:Supply and lay new common bricks in half brick wall bedded and pointed in cement lime mortar (1:1:6).	SM	121.03
1013AB	WALL:BUILD 1B WALL IN COMMONS Wall:Supply and lay new common bricks in one brick wall bedded and pointed in cement lime mortar (1:1:6).	SM	224.13
1013AC	WALL:BUILD 1-1/2B WALL IN COMMONS Wall:Supply and lay new common bricks in one and a half brick wall in cement lime mortar (1:1:6).	SM	327.05
1013AD	WALL:BUILD CAVITY WALL IN COMMONS Wall:Supply and lay new common bricks in cavity wall to match existing, bedded and pointed in cement lime mortar (1:1:6) including form cavity with 5 No. wall ties per square metre.	SM	234.27
1013AE	WALL:BUILD INSULATED CAVITY WALL IN COMMONS Wall:Supply and lay new common bricks in cavity wall to match existing, bedded and pointed in cement lime mortar (1:1:6) including form cavity with 5 No. wall ties per square metre and insulation batts.	SM	248.88
1013BA	WALL:BUILD 1/2B WALL IN FACINGS Wall:Supply and lay new facing bricks in half brick wall bedded and pointed in cement lime mortar (1:1:6) as the work proceeds.	SM	157.11
1013BB	WALL:BUILD 1B WALL IN FACINGS Wall:Supply and lay new facing bricks in one brick wall bedded and pointed in cement lime mortar (1:1:6) as the work proceeds.	SM	294.10
1013BC	WALL:NEW CAVITY WALL IN FACINGS Wall:Supply and lay new facing bricks in cavity wall to match existing, bedded and pointed in cement lime mortar (1:1:6) as the work proceeds including form cavity with 5 No. wall ties per square metre.	SM	297.58
1013BF	WALL:BUILD CAVITY WALL IN FACINGS Wall:Supply and lay new facing bricks in cavity wall to match existing, bedded and pointed in cement lime mortar (1:1:6) as the work proceeds including form cavity with 5 No. wall ties per square metre.	SM	297.58
1013BD	WALL:BUILD 2B WALL IN FACINGS Wall:Supply and lay new facing and common bricks in two brick wall bedded and pointed in cement lime mortar (1:1:6) as the work proceeds, prepare wall for raising and cut, tooth and bond to existing brickwork.	SM	481.53
1013BE	WALL:BUILD 3B WALL IN FACINGS Wall:Supply and lay new facing and common bricks in three brick wall bedded and pointed in cement lime mortar (1:1:6) as the work proceeds, prepare wall for raising and cut, tooth and bond to existing brickwork.	SM	705.66
1013CA	WALL:BUILD 1/2B WALL IN CLASS A ENGINEERING Wall:Supply and lay new class 'A' engineering bricks in half brick wall bedded and pointed in cement mortar (1:3) as the work proceeds.	SM	100.86

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ITEM	DESCRIPTION	UNIT	RATE
1013CB	WALL:BUILD 1B WALL IN CLASS A ENGINEERING Wall:Supply and lay new class 'A' engineering bricks in one brick wall bedded and pointed in cement mortar (1:3) as the work proceeds.	SM	186.02
1013CC	WALL:BUILD 1-1/2B WALL IN CLASS A ENGINEERING Wall:Supply and lay new class 'A' engineering bricks in one and a half brick wall bedded and pointed in cement mortar (1:3) as the work proceeds.	SM	246.60
1013CD	WALL:BUILD 2B WALL IN CLASS A ENGINEERING Wall:Supply and lay new class 'A' engineering bricks in two brick wall bedded and pointed in cement mortar (1:3) as the work proceeds.	SM	305.32
1013CE	WALL:BUILD 2-1/2B WALL IN CLASS A ENGINEERING Wall:Supply and lay new class 'A' engineering bricks in two and a half brick wall bedded and pointed in cement mortar (1:3) as the work proceeds.	SM	364.04
1013DA	WALL:BUILD NEW 75MM BLOCK WALL Wall:Supply and lay new 75mm thick blockwork in walls bedded and pointed in cement lime mortar (1:1:6).	SM	56.20
1013DB	WALL:BUILD NEW 100MM BLOCK WALL Wall:Supply and lay new 100mm thick blockwork in walls, bedded and pointed in cement lime mortar (1:1:6).	SM	59.88
1013DD	WALL:BUILD NEW 150MM BLOCK WALL Wall:Supply and lay new ne 150mm thick blockwork in walls, bedded and pointed in cement lime mortar (1:1:6).	SM	84.44
1013DC	WALL:BUILD NEW 225MM BLOCK WALL Wall:Supply and lay new 225mm thick blockwork in walls, bedded and pointed in cement lime mortar (1:1:6).	SM	107.62
1013EA	PARTITION:BUILD NEW NON-LOADBEARING 75MM Partition:Supply and lay new 75mm blockwork in non-loadbearing partition, float and set 12mm thick, softwood skirtings primed to receive decoration, form door openings including lintel, including all labours, clear debris.	SM	87.82
1013EB	PARTITION:BUILD NEW NON-LOADBEARING 100MM Partition:Supply and lay new 100mm blockwork in non-loadbearing partition, float and set 12mm thick, softwood skirtings primed to receive decoration, form door openings including lintel, including all labours, clear debris.	SM	93.72
1013FA	FIREWALL:NEW 1B WALL IN COMMONS Firewall:Supply and lay new common bricks in one brick firewall in roof space, bedded and pointed in cement lime mortar (1:1:6), including all labours, clear debris.	SM	237.43
	Walls - Rebuilding		
1015AA	WALL:REBUILD 1/2B WALL IN COMMONS Wall:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild half brick wall in common bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	134.33

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ITEM	DESCRIPTION	UNIT	RATE
1015AB	WALL:REBUILD 1B WALL IN COMMONS Wall:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild one brick wall in common bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	248.52
1015AC	WALL:REBUILD 1-1/2 B WALL IN COMMONS Wall:Demolish as necessary, clean off and clear away, rebuild one and a half brick wall in common bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	362.54
1015BA	WALL:REBUILD 1/2B WALL IN FACINGS Wall:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild half brick wall in facing bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	172.64
1015BB	WALL:REBUILD 1B WALL IN FACINGS Wall:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild one brick wall in facing bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	316.27
1015BC	WALL:REBUILD 2B WALL IN FACINGS Wall:Demolish as necessary, clean off bricks suitable for re-use and stack, and clear away unsuitable bricks and debris, prepare wall for raising, rebuild two brick wall in facing bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	517.01
1015CA	WALL:REBUILD 1/2B WALL IN CLASS B ENGINEERING Wall:Demolish as necessary, clean off and clear away, rebuild half brick wall in class 'B' engineering bricks, bed and point in cement mortar (1:1:6) to match existing, and remove waste and debris.	SM	114.17
1015CB	WALL:REBUILD 1B WALL IN CLASS B ENGINEERING Wall:Demolish as necessary, clean off and clear away, rebuild one brick wall in class 'B' engineering bricks, bed and point in cement mortar (1:3) to match existing and remove waste and debris.	SM	210.41
1015CD	WALL:REBUILD 1-1/2B WALL IN CLASS B ENGINEERING Wall:Demolish as necessary, clean off and clear away, rebuild one and a half brick wall in class 'B' engineering bricks, bed and point in cement mortar (1:3) to match existing and remove waste and debris.	SM	282.09
1015CE	WALL:REBUILD 2B WALL IN CLASS B ENGINEERING Wall:Demolish as necessary, clean off and clear away, rebuild two brick wall in class 'B' engineering bricks, bed and point in cement mortar (1:3) to match existing and remove waste and debris.	SM	349.67
1015CF	WALL:REBUILD 2-1/2B WALL IN CLASS B ENGINEERING Wall:Demolish as necessary, clean off and clear away, rebuild two and a half brick wall in class 'B' engineering bricks, bed and point in cement mortar (1:3) to match existing and remove waste and debris.	SM	417.27
1015DA	WALL:REBUILD 75MM BLOCK WALL Wall:Demolish as necessary, clean off and clear away, rebuild 75mm blockwork in cement lime mortar (1:1:6), bed and point to match existing and remove waste and debris.	SM	60.64

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ITEM	DESCRIPTION	UNIT	RATE
1015DB	WALL:REBUILD NE 100MM BLOCK WALL Wall:Demolish as necessary, clean off blocks suitable for re-use and stack, and clear away unsuitable blocks and debris, rebuild ne 100mm blockwork in cement lime mortar (1:1:6) bed and point to match existing and remove waste and debris.	SM	66.54
1015DC	WALL:REBUILD 225MM BLOCK WALL Wall:Demolish as necessary, clean off blocks suitable for re-use and stack, and clear away unsuitable blocks and debris, rebuild 225mm blockwork in cement lime mortar (1:1:6) bed and point to match existing and remove waste and debris.	SM	114.27
1015EA	PARTITION:REBUILD NON-LOADBEARING 75MM Partition:Demolish as necessary, clean off and remove waste and debris, rebuild 75mm blockwork in non-loadbearing partition, float and set 12mm thick, softwood skirtings primed to receive decoration, form door openings including lintel, including all labours, and remove waste and debris.	SM	96.69
1015EB	PARTITION:REBUILD NON-LOADBEARING 100MM Partition:Demolish as necessary, clean off and clear away debris to approved tip, rebuild 100mm blockwork in non-loadbearing partition, float and set 12mm thick, softwood skirtings primed to receive decoration, form door openings including lintel, including all labours and remove waste and debris.	SM	104.81
1015FA	FIREWALL:REBUILD 1B WALL IN COMMONS Firewall:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris and rebuild one brick firewall in roof space, in common bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	279.57
1015GA	CHIMNEY BREAST:REBUILD IN ROOF SPACE Chimney Breast:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris and rebuild chimney breast in roof space, in common bricks, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	SM	279.57
1015GB	CHIMNEY BREAST:REBUILD FLUED COMPLETE Chimney Breast:Demolish as necessary, clean off, clear away and rebuild chimney breast, in common brick, bed and point in cement lime mortar (1:1:6), to match existing, float and set 12mm thick including dub out as necessary in cement and sand ne 25mm thick, form fire opening for gas fire including lintel, form flue for gas fire, supply and fix skirting to match existing, primed for decoration, make good floor and ceiling finishes, including all labours, and remove waste and debris.	SM	231.60
1015GC	CHIMNEY BREAST:REBUILD NON-FLUED COMPLETE Chimney Breast:Demolish as necessary, clean off, clear away and rebuild chimney breast, in common brick, bed and point in cement lime mortar (1:1:6), to match existing, float and set 12mm thick including dub out as necessary in cement and sand ne 25mm thick, supply and fix skirting to match existing, primed for decoration, make good floor and ceiling finishes, including all labours, and remove waste and debris.	SM	189.34

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ITEM	DESCRIPTION	UNIT	RATE
	Piers		
1017AA	PIER:REBUILD 1B WIDE ATTACHED IN COMMONS 112MM Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild attached pier in common bricks, one brick wide x half brick projection, bedded and pointed in cement lime mortar (1:1:6) to match existing and remove waste and debris.	LM	51.89
1017AB	PIER:REBUILD 1B ISOLATED IN COMMONS Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild one brick isolated pier in common bricks with brick on edge coping, bedded and pointed in cement lime mortar (1:1:6) to match existing including building in any gudgeons, gate keeps or similar built in items and remove waste and debris.	LM	122.86
1017AC	PIER:REBUILD 1-1/2B WIDE ATTACHED IN COMMONS Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild attached pier in common bricks, one and a half brick wide, half brick projection, bedded and pointed in cement lime mortar (1:1:6) to match existing and remove waste and debris.	LM	85.07
1017AD	PIER:REBUILD 1-1/2B ISOLATED IN COMMONS Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild one and a half brick isolated pier in common bricks with brick on edge coping, bedded and pointed in cement lime mortar (1:1:6) to match existing including building in any gudgeons, gate keeps or similar built in items and remove waste and debris.	LM	186.75
1017BA	PIER:REBUILD 1B WIDE ATTACHED IN FACINGS 112MM Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild attached pier in facing bricks one brick wide, half brick projection, bedded and pointed in cement lime mortar (1:1:6) to match existing and remove waste and debris.	LM	67.09
1017BB	PIER:REBUILD 1B ISOLATED IN FACINGS Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild one brick isolated pier in facing bricks with brick on edge coping, bedded and pointed in cement lime mortar (1:1:6) to match existing including building in any gudgeons, gate keeps or similar built in items and remove waste and debris.	LM	140.27
1017BC	PIER:REBUILD 1-1/2B WIDE ATTACHED IN FACINGS Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild attached pier in facing bricks, one and a half brick wide, half brick projection, bedded and pointed in cement lime mortar (1:1:6) to match existing and remove waste and debris.	LM	106.92
1017BD	PIER:REBUILD 1-1/2B ISOLATED IN FACINGS Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild one and a half brick isolated pier in facing bricks with brick on edge coping, bedded and pointed in cement lime mortar (1:1:6) to match existing including building in any gudgeons, gate keeps or similar built in items and remove waste and debris.	LM	221.26

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ITEM	DESCRIPTION	UNIT	RATE
1017BH	PIER:REBUILD 1B WIDE ATTACHED IN FACINGS-225MM Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild attached pier in facing bricks one brick wide, half brick projection, bedded and pointed in cement lime mortar (1:1:6) to match existing and remove waste and debris. - 225mm projection	LM	143.09
1017CA	PIER:REBUILD 1B WIDE ATTACHED IN ENGINEERING-112MM Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild attached pier in Class A engineering bricks one brick wide, half brick projection, bedded and pointed in cement lime mortar (1:1:6) to match existing and remove waste and debris. - 112mm projection	LM	46.06
1017CB	PIER:REBUILD 1B WIDE ATTACHED IN ENGINEERING-225MM Pier:Demolish as necessary, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris, rebuild attached pier in Class A engineering bricks one brick wide, half brick projection, bedded and pointed in cement lime mortar (1:1:6) to match existing and remove waste and debris. - 225mm projection	LM	96.36
	Brick/Block Repairs		
1019AA	WALL:REPAIR FRACTURE Fracture:Remove any applied finish and cut out bricks as necessary to either side of fracture, one face only, stitch in new bricks, bed and point to match existing in cement lime mortar (1:1:6), make good any applied finishes and remove waste and debris (measured over mean general line of fracture).	LM	86.87
1019AB	WALL:REPAIR SMALL PATCH IN COMMONS Wall:Cut out bricks from face of wall, clean and clear away, lay upto 15 No. new common bricks in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris.	IT	54.42
1019AC	WALL:REPAIR LARGE PATCH IN COMMONS Wall:Cut out bricks from face of wall, clean and clear away, lay over 15 No. new common bricks upto 2sm in area in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris.	IT	186.75
1019AE	WALL:REPAIR FRACTURE WITH HELIBARS Fracture:Remove any applied finish,chase out horizontal mortar joints every 4 courses of brick work for the length of the fracture to a minimum of 500mm either side of fracture, one face only, bed Helibars in Helibond and point to match existing in mortar (1:1:6), make good finishes and remove waste and debris (measured over mean general line of fracture).	LM	117.87
1019AF	REPAIRS:INSTALL CARBON RODS Repairs:Supply and fix 8mm diameter x 600mm long carbon rods as required when undertaking brickwork repairs	NO	8.38
1019BA	WALL:REPAIR SMALL PATCH IN FACINGS Wall:Cut out bricks from face of wall, clean and clear away, lay upto 15 No. new facing bricks in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris.	IT	59.81
1019BB	WALL:REPAIR LARGE PATCH IN FACINGS Wall:Cut out bricks from face of wall, clean and clear away, lay over 15 No. new facing bricks upto 2sm in area in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris.	IT	252.45

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ITEM	DESCRIPTION	UNIT	RATE
1019CA	WALL:RENEW INDIVIDUAL 100MM BLOCK Wall:Cut out old 100mm block, clean and clear away, supply and lay new block in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris (first block).	NO	11.75
1019CB	WALL:RENEW SUBSEQUENT 100MM BLOCKS Wall:Cut out old 100mm block, clean and clear away, supply and lay new block in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris (subsequent blocks).	NO	7.15
1019CC	WALL:RENEW INDIVIDUAL 225MM BLOCK Wall:Cut out old 225mm block, clean and clear away, supply and lay new block in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris (first block).	NO	18.82
1019CD	WALL:RENEW SUBSEQUENT 225MM BLOCKS Wall:Cut out old 225mm block, clean and clear away, supply and lay new block in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris (subsequent blocks).	NO	14.59
1019CE	WALL:RENEW RENDERED 100MM BLOCK Wall:Cut out old rendered 100mm blockwork from external wall, clean and clear away, supply and lay new blockwork in cement lime mortar (1:1:6), cut, tooth and bond, bed and point to match existing one side, and render other side to match existing including all jointing to existing render, make good and remove waste and debris.	SM	117.90
1019DA	FILLING AT RAFTER ENDS:PROVIDE Filling at Rafter Ends:Provide and lay half brick in facing brick filling between rafter ends bedded in cement lime mortar (1:1:6), level existing brickwork for raising, make good and remove waste and debris.	LM	43.08
	Repointing		
1021AA	WALL:RAKE OUT AND REPOINT BRICKWORK Wall:Rake out existing joints of brickwork minimum 12mm deep and repoint brickwork in mortar to match existing and remove waste and debris.	SM	28.48
1021BA	WALL:RAKE OUT AND REPOINT JOINT OF BRICKWORK Wall:Rake out existing mortar joint as necessary minimum 12mm and repoint in mortar to match existing in joints to cills, sides of door/window frames or concrete cladding joints etc. and remove waste and debris.	LM	6.12
1021BB	WALL:RAKE OUT AND REPOINT EXPANSION JOINT Wall:Rake out existing pointing to expansion joint minimum 18mm deep and repoint in mastic to match existing and remove waste and debris.	LM	9.37
1021CA	VENT ETC:REPOINT IN MORTAR Vent:Rake out existing mortar 20mm deep and repoint in mortar to match existing around vents, grilles etc. and remove waste and debris.	NO	3.78
1021CB	VENT ETC:REPOINT IN SEALANT Vent:Rake out existing sealant joint as necessary maximum 12mm and repoint in silicone sealant around vents, grilles etc. and remove waste and debris.	NO	4.97

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ITEM	DESCRIPTION	UNIT	RATE
1021CC	CABLE ENTRY, PIPE ETC.,:REPOINT IN MORTAR Cable Entry, Pipe etc.:Rake out existing mortar 20mm deep as necessary and repoint in mortar to match existing around cable or pipe entry point, intumescent firestopping and remove waste and debris.	NO	4.67
1021CD	CABLE ENTRY, PIPE ETC.,:REPOINT IN MASTIC Cable Entry, Pipe etc.:Rake out existing sealant as necessary and repoint in mastic sealant around cable or pipe entry point, intumescent firestopping and remove waste and debris.	NO	3.98
1021DA	COPING, CILL ETC:REPOINT BRICKWORK Coping, cill etc:Rake out all existing joints of brickwork in copings, cills, thresholds, arches etc., min 12mm and repoint brickwork in mortar to match existing and remove waste and debris.	LM	9.81
1021DB	COPING, CILL ETC:REPOINT PRECAST CONCRETE Coping, cill etc:Rake out all existing joints of precast concrete copings, cills, thresholds, etc., min 12mm and repoint brickwork in mortar to match existing and remove waste and debris.	LM	7.03
	Brick Slip Facings - Repairs		
1022ZA	BRICK SLIPS:REPAIR SMALL PATCH TO WALL FACING Brick Slips:Cut out brick slips from face of wall, clean backgrounds and clear away, lay upto 15 No. new facing brick slips in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris.	IT	69.35
1022ZB	BRICK SLIPS:REPAIR LARGE PATCH TO WALL FACING Brick Slips:Cut out brick slips from face of wall, clean backgrounds and clear away, lay over 15 No. new facing brick slips up to 2sm in area in cement lime mortar (1:1:6), bond, bed and point to match existing and remove waste and debris.	IT	181.42
	Tell Tales		
1023AB	TELL TALE:BED IN CALIBRATED TELL TALE Tell Tale:Hack out cement joint in brickwork and provide and bed in calibrated tell tale in mortar (1:3).	NO	20.05
	Facing Brickwork - Proprietary Repairs		
1024ZA	BRICK FACINGS:REPAIR SINGLE DAMAGED BRICK FACE Brick Facings:Cut back damaged face of single facing brick to solid base ne 20mm deep, clean backgrounds and clear away, build up with Total Wall Care or other equal and approved pre-mixed brick repair mortar to match existing colour, point to match existing and remove waste and debris.	NO	7.24
1024ZB	BRICK FACINGS:REPAIR 2-5 DAMAGED BRICK FACES PATCH Brick Facings:Cut back damaged face of over 1 and ne 5 facing bricks in patch to solid base ne 20mm deep, clean backgrounds and clear away, build up with Total Wall Care or other equal and approved pre-mixed brick repair mortar to match existing colour, point to match existing and remove waste and debris..	IT	28.67
1024ZC	BRICK FACINGS:REPAIR 6 -15 DAMAGED FACES IN PATCH Brick Facings:Cut back damaged face of over 5 and ne 15 facing bricks in patch to solid base ne 20mm deep, clean backgrounds and clear away, build up with Total Wall Care or other equal and approved pre-mixed brick repair mortar to match existing colour, point to match existing and remove waste and debris..	IT	55.28

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ITEM	DESCRIPTION	UNIT	RATE
1024ZD	BRICK FACINGS:REPAIR >15 DAMAGED FACES IN AREA Brick Facings:Cut back damaged face of over 15 facing bricks in area to solid base ne 20mm deep, clean backgrounds and clear away, build up with Total Wall Care or other equal and approved pre-mixed brick repair mortar to match existing colour, point to match existing and remove waste and debris.	SM	196.57
1024ZE	BRICK FACINGS:APPLY BRICK TINT Brick Facings:Apply one coat of Total Wall Care or other equal and approved pre-mixed colour matching brick tint to face of brickwork, and remove waste and debris.	SM	7.74
	Cavities		
1025AA	WALL:CLEAR CAVITY AREAS NE 1.0SM Wall:Cut out bricks in areas ne 1.00sm for access into cavity, clear blockage including upto 0.5m from opening in any direction, take all necessary measures to prevent loss of any cavity insulation, remove waste and debris, reinstate and make good cavity insulation to match existing as necessary, clean and replace bricks and bed and point in cement lime mortar (1:1:6) to match existing.	IT	73.23
1025AB	WALL:CLEAR CAVITY Wall:Cut out facing bricks for access into cavity, clear debris from cavity, and remove waste and debris, clean and replace bricks and bed and point in cement lime mortar (1:1:6) to match existing.	LM	31.09
1025AC	WALL:CLEAR CAVITY AREA DEFECTIVE INSULATION NE 1SM Wall:Cut out bricks in areas ne 1.00sm for access into cavity, clear blockage including upto 0.5m from opening in any direction, take all any defective or collapsed mineral wool cavity insulation, remove waste and debris, clean and replace bricks and bed and point in cement lime mortar (1:1:6) to match existing.	IT	79.88
1025BA	WALL:RENEW CAVITY TIES Wall:Renew existing cavity wall ties with specialist replacement ties at the rate of 5no per sm fixed at 900mm centres horizontally and 450mm centres vertically with additional ties around openings, locate existing ties and remove through the outer cavity wall repoint bed joints and perpends with a rigid mortar pack all work to be in accordance with the Wall Tie Installation Federations recommendations and BRE's requirements and shall have an insurance backed 25 year guarantee for the tie and system utilised, ties are to be to BS 1449 and BS 1243, including all making good and remove waste and debris.	SM	21.50
1025BB	WALL:RENEW INDIVIDUAL CAVITY TIE Wall:Renew existing cavity wall tie with a specialist replacement tie, locate existing tie and remove through the outer cavity wall, repoint bed joints and perpends with a rigid mortar pack, all work to be in accordance with the Wall Tie Installation Federations recommendations and BRE's requirements and shall have an insurance backed 25 year guarantee for the tie and system utilised, ties is to be to BS 1449 and BS 1243, including all making good and remove waste and debris.	NO	11.98
1025BC	WALL: UNDERTAKE CAVITY TIE SURVEY Wall:Undertake cavity wall tie survey in according to BRE guidance document 329, provide copy of the survey and subsequent report to the Client for review.	SM	8.25

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ITEM	DESCRIPTION	UNIT	RATE
1025BD	WALL:RENEW MECHANICAL CAVITY TIE SYSTEM 2.5M2 Wall:Locate and mark all existing wall ties with the aid of a metal detector, isolate/remove all existing ties in accordance to BRE digest 329 and allow for any remediation following the work, form a grid pattern to position new wall ties, spacing at 900mm horizontally 450mm vertically equivalent to 2.5 ties per m2, additional ties should be provided within 225mm of all openings so that there is one for each 300mm of height of the opening in accordance with BS EN 845/BS 5628 Part 3, insert stainless steel mechanical ties and fix in accordance with the manufacturers technical data sheet and the recommendations set out in BRE Digest 329, 401 and BDI DD140, test the first 6 no. ties to determine the compatibility with the fabric, provide an insurance backed 25 year guarantee for the tie and system utilised, make good, remove waste and debris.	SM	27.51
1025BE	WALL:RENEW RESIN FIX CAVITY TIE SYSTEM 2.5M2 Wall:Locate and mark all existing wall ties with the aid of a metal detector, isolate/remove all existing ties in accordance to BRE digest 329 and allow for any remediation following the work, form a grid pattern to position new wall ties, spacing at 900mm horizontally 450mm vertically equivalent to 2.5 ties per m2, additional ties should be provided within 225mm of all openings so that there is one for each 300mm of height of the opening in accordance with BS EN 845/BS 5628 Part 3, insert stainless steel resin fix ties and fix in accordance with the manufacturers technical data sheet and the recommendations set out in BRE Digest 329, 401 and BDI DD140, test the first 6 no. ties to determine the compatibility with the fabric, provide an insurance backed 25 year guarantee for the tie and system utilised, make good, remove waste and debris.	SM	36.17
1025BF	WALL:RENEW RESIN FIX CAVITY TIE SYSTEM 5M2 Wall:Locate and mark all existing wall ties with the aid of a metal detector, isolate/remove all existing ties in accordance to BRE digest 329 and allow for any remediation following the work, form a grid pattern to position new wall ties, spacing at 900mm horizontally 450mm vertically equivalent to 5 ties per m2, additional ties should be provided within 225mm of all openings so that there is one for each 300mm of height of the opening in accordance with BS EN 845/BS 5628 Part 3, insert stainless steel resin fix ties and fix in accordance with the manufacturers technical data sheet and the recommendations set out in BRE Digest 329, 401 and BDI DD140, test the first 6 no. ties to determine the compatibility with the fabric, provide an insurance backed 25 year guarantee for the tie and system utilised, make good, remove waste and debris.	SM	51.69
1025CA	WALL:EXTRACT CAVITY INSULATION MECHANICALLY Wall:Mechanically extract any type of existing cavity wall insulation, evacuate and clear cavity, remove waste and debris.	SM	17.20
1025CB	WALL:EXTRACT CAVITY INSULATION MECHANICALLY REFILL Wall:Mechanically extract any type of existing cavity wall insulation, evacuate and clear cavity, refill with high grade silver EPS bonded beads, remove waste and debris.	SM	25.00
1025CC	CAVITY INSULATION:MECHANICAL REMOVAL PHOTOGRAPH Cavity Insulation:Removal of existing loose blown cavity wall insulation by an OSCAT/STROMA certified specialist Provider including forming all access holes in structure, provision of all mechanical suction/air pressure equipment, 360 degree boroscope photographic records, removal of waste and debris, making good of access holes, provision of completion certificate.	SM	12.20

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ITEM	DESCRIPTION	UNIT	RATE
1025CD	CAVITY INSULATION:CAVITY WALL CLEANING Cavity Insulation:Removal of existing cavity wall insulation and debris from cavity wall by an OSCAT/STROMA certified specialist Provider including forming all access holes at damp proof course level in structure, for extraction, drilling access holes for air pressure lines, provision of all mechanical extraction/air pressure equipment, 360 degree boroscope photographic records, removal of waste and debris, making good of all access holes, provision of completion certificate.	SM	14.45
	Cavity Wall Insulation		
1026AA	CAVITY WALL INSULATION:INJECT Cavity Wall Insulation:Inject proprietary cavity wall insulation, drill walls as necessary, including all making good and remove waste and debris.	SM	14.50
1026AB	CAVITY INSULATION:INSTALL POLYURETHANE FOAM Cavity Insulation:Install polyurethane foam insulation into existing wall cavity, including all drilling, sealing and making good, into 25-100mm existing brick wall cavities, seal any leakages and remove waste and debris.	SM	16.00
1026AC	CAVITY INSULATION:INSTALL BLOWN CELLULOSE FIBRE Cavity Insulation:Install blown cellulose fibre insulation into existing wall cavity, including all drilling, sealing and making good, into 25-100mm existing brick wall cavities, seal any leakages and remove waste and debris.	SM	8.50
1026AD	CAVITY INSULATION:INSTALL BLOWN GLASS FIBRE Cavity Insulation:Install blown glass fibre insulation into existing wall cavity, including all drilling, sealing and making good, into 25-100mm existing brick wall cavities, seal any leakages and remove waste and debris.	SM	8.80
1026AF	CAVITY INSULATION:BUILD IN 50MM EXPAND POLYSTYRENE Cavity Insulation:Supply and install during construction of cavity wall 50mm expanded polystyrene insulation, wedging into postion between wall ties	SM	7.34
1026AJ	CAVITY INSULATION:BUILD IN 50MM FIBREGLASS BATTS Cavity Insulation:Supply and install during construction of cavity wall 50mm fibreglass batt insulation, wedging into postion between wall ties	SM	11.77
	Openings - Minor		
1027DB	HOLE:MAKE GOOD HOLE ANY DIAMETER Hole:Make good any diameter hole after removal or around any diameter existing pipe passing through brick/block wall, remove waste and debris, including make good finishes.	NO	7.68
1027DC	HOLE:HOLE FOR CAVITY INSPECTION Hole:Drill hole through half brick skin of cavity wall for purpose of boroscope inspection of cavity, remove waste and debris, and make good on completion (inspection undertaken by others).	NO	4.58
1027DD	HOLE:CAVITY WALL INSPECTION 1 Hole:Drill hole through half brick skin of cavity wall for purpose of boroscope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion. (To be claimed for each individual boroscope report where only one inspection undertaken at property or on block).	NO	80.63

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ITEM	DESCRIPTION	UNIT	RATE
1027DE	HOLE:CAVITY WALL INSPECTION 2-5 Hole:Drill holes through half brick skin of cavity wall for purpose of boroscope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion. (To be claimed for each individual boroscope report where two to five inspections undertaken at property or on block).	NO	153.32
1027DF	HOLE:CAVITY WALL INSPECTION 6-10 Hole:Drill holes through half brick skin of cavity wall for purpose of boroscope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion. (To be claimed for each individual boroscope report where six to ten inspections undertaken at property or on block).	NO	299.76
1027DG	HOLE:CAVITY WALL INSPECTION 11+ Hole:Drill holes through half brick skin of cavity wall for purpose of boroscope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion. (To be claimed for each individual boroscope report where over eleven inspections undertaken at property or on block).	NO	488.57
1027DH	HOLE:CAVITY WALL INSPECT TWO STOREY 2 ELEVATIONS Hole:Drill hole through half brick skin of cavity wall of two elevations of two storey dwelling for purpose of borescope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion (to be claimed for each dwelling report) (four inspections per elevation at property).	IT	40.16
1027DI	HOLE:CAVITY WALL INSPECT TWO STOREY 3 ELEVATIONS Hole:Drill hole through half brick skin of cavity wall of three elevations of two storey dwelling for purpose of borescope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion (to be claimed for each dwelling report) (four inspections per elevation at property).	IT	55.81
1027DJ	HOLE:CAVITY WALL INSPECT SGL STOREY 2 ELEVATIONS Hole:Drill hole through half brick skin of cavity wall of two elevations of single storey dwelling for purpose of borescope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion (to be claimed for each dwelling report) (three inspections per elevation at property).	IT	24.52
1027DK	HOLE:CAVITY WALL INSPECT SGL STOREY 3 ELEVATIONS Hole:Drill hole through half brick skin of cavity wall of three elevations of single storey dwelling for purpose of borescope inspection of cavity, undertake inspection, take photograph's of cavity, report on condition of cavity and cavity wall insulation, remove waste and debris, and make good on completion (to be claimed for each dwelling report) (three inspections per elevation at property).	IT	36.78
	Openings - Internal Door		
1027EA	OPENING:FORM IN 1/2B INTERNAL WALL FOR DOOR Opening:Cut or form opening for internal door and frame in half brick wall plastered both sides, insert concrete lintel and quoin up jambs, make good plaster, extend flooring through opening on bearers, make good all works disturbed including decorations, temporary propping and remove waste and debris.	IT	135.87

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ITEM	DESCRIPTION	UNIT	RATE
1027EB	OPENING:FORM IN 1B INTERNAL WALL FOR DOOR Opening:Cut or form opening for internal door and frame in one brick wall plastered both sides, insert concrete lintel and quoin up jambs, make good plaster, extend flooring through opening on bearers, make good all works disturbed including decorations, temporary propping and remove waste and debris.	IT	296.94
1027EF	OPENING:CONVERT OR EXTEND DOOR IN 100MM BLOCK Opening:Remove existing door lining, cut or form opening for window ne 1.00sm in 100mm blockwork, insert precast concrete lintel 100 x140mm x 1200mm long, quoin up jambs with brickwork, make good plasterwork and decorations internally, propping and temporary supports and remove waste and debris.	IT	152.45
1027EG	OPENING:FORM IN 75MM INTERNAL WALL NE 2SM Opening:Cut or form opening for internal 75mm brickwork or blockwork wall plastered both sides, opening over 1.00 and ne 2.00 square metres, insert concrete Lintel and quoin up jambs, make good plaster, extend flooring through opening on bearers, make good all works disturbed including decorations, temporary propping and remove waste and debris.	SM	140.58
1027EH	OPENING:FORM IN 75MM INTERNAL WALL NE 3SM Opening:Cut or form opening for internal 75mm brickwork or blockwork wall plastered both sides, opening over 2.00 and ne 3.00 square metres, insert concrete Lintel and quoin up jambs, make good plaster, extend flooring through opening on bearers, make good all works disturbed including decorations, temporary propping and remove waste and debris.	SM	166.63
1027EC	OPENING:BUILD UP INTERNAL IN 100MM BLOCKS Opening:Build up internal door opening in 100mm blockwork, bedded and pointed in mortar to match existing, including prepare opening, cut tooth and bond jambs to receive blockwork, finished both sides with 2 coats of lightweight gypsum plaster finished flush with existing, including any necessary dubbing out, make good all works disturbed including decorations and remove waste and debris.	IT	234.54
1027ED	OPENING:BUILD UP INTERNAL IN COMMONS 1/2B THICK Opening:Build up internal door opening in commons, half brick thick, bedded and pointed in mortar to match existing, including prepare opening, cut tooth and bond jambs to receive brickwork, wedge and pinned to soffit, finished both sides with 2 coats of lightweight gypsum plaster finished flush with existing, including any necessary dubbing out, make good all works disturbed including decorations and remove waste and debris.	IT	356.72
1027EE	OPENING:BUILD UP INTERNAL IN COMMONS 1B THICK Opening:Build up internal door opening in commons, one brick thick, bedded and pointed in mortar to match existing, including prepare opening, cut tooth and bond jambs to receive brickwork, wedge and pinned to soffit, finished both sides with 2 coats of lightweight gypsum plaster finished flush with existing, including any necessary dubbing out, make good all works disturbed including decorations and remove waste and debris.	IT	573.76

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ITEM	DESCRIPTION	UNIT	RATE
	Openings - External Door/Window		
1027FA	OPENING:FORM DOOR IN EXTERNAL WALL Opening:Cut or form opening for door exceeding 1.00sm in 275mm cavity wall, insert Catnic lintel type or other equal and approved, damp proof course flashing, quoin up and close cavity at jambs with brickwork to match existing, form brick-on-end arch soldier course, form brick-on-end step with class B engineering bricks, snap headers, damp proof course to jambs and cill face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports and remove waste and debris.	SM	223.43
1027FB	OPENING:FORM WINDOW IN EXTERNAL WALL Opening:Cut or form opening for window exceeding 1.00sm in 275mm cavity wall, insert Catnic lintel or other equal and approved, damp proof course flashing, quoin up and close cavity at jambs with brickwork to match existing, form brick-on-end arch soldier course, form cill with two course of plain tile creasing, set on brick on edge snap headers, damp proof course to jambs and cill face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports and remove waste and debris.	SM	273.18
1027FC	OPENING:ENLARGE EXISTING WINDOW Opening:Cut out and reform opening for window exceeding 1.00sm in 275mm cavity wall, insert Catnic lintel type or other equal and approved, damp proof course flashing, quoin up and close cavity at jambs with brickwork to match existing, form brick-on-end arch solider course, form cill with two course of plain tile creasing, set on brick on edge snap headers, damp proof course to jambs and cill face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports and remove waste and debris.	SM	236.27
1027FD	OPENING:ADAPT EXTERNAL DOOR TO WINDOW Opening:Remove existing door frame, adapt opening for window exceeding 1.00sm in 275mm cavity wall, and close cavity at cill with slate, brick up opening below cill level with facing bricks to match existing and concrete blockwork internally, form cill with two courses of plain tile creasing, set on brick on edge snap headers, damp proof course to jambs and cill face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports and remove waste and debris.	IT	250.02
1027FE	OPENING:CONVERT OR EXTEND DOOR INTO WINDOW Opening:Remove existing door frame, cut or form opening for window exceeding 1.00sm in 275mm cavity wall, insert Catnic lintel type CN7, or other equal and approved, damp proof course flashing, quoin up and close cavity at jambs with brickwork to match existing, form or extend brick-on-end arch soldier course, brick up opening below cill level with facing bricks to match existing and concrete blockwork internally, close cavity at cill with slate, form cill with two courses of plain tile creasing, set on brick on edge snap headers, damp proof course to jambs and cill face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports and remove waste and debris.	SM	295.08

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ITEM	DESCRIPTION	UNIT	RATE
1027FF	OPENING:BUILD UP EXTERNAL IN COMMONS Opening:Build up existing opening for door or window, remove door or window frame, tiled cill, concrete cill, internal lintel, flat brick on edge arch over, build up externally in common bricks in mortar, allow for cutting, toothing and bonding into existing reveals, finished with two coats of render flush with existing walls, block up internally with 100mm blockwork finished with 2 coats of plaster flush with existing walls, include for new damp proof course's and stainless steel wall ties, make good any cavity wall insulation and remove waste and debris.	SM	228.03
1027FG	OPENING:BUILD UP EXTERNAL IN FACINGS Opening:Build up existing opening for door or window, remove door or window frame, tiled cill, concrete cill, internal lintel, flat brick on edge arch over, build up externally in facing bricks to match existing, matching tinted mortar and pointed as existing, allow for cutting, toothing and bonding into existing reveals, block up internally with 100mm blockwork finished with 2 coats of plaster flush with existing walls, include for new damp proof course's and stainless steel wall ties, make good any cavity wall insulation and remove waste and debris.	SM	248.57
1027FH	OPENING:BUILD UP EXTERNAL IN BLOCKWORK Opening:Build up existing opening for door or window, remove door or window frame, tiled cill, concrete cill, internal Lintel, flat brick on edge arch over, build up externally in facing bricks to match existing, matching tinted mortar and pointed as existing, or in rough render finished blockwork, allow for cutting, toothing and bonding into existing reveals, block up internally with 100mm blockwork finished with 2 coats of plaster flush with existing walls, include for new damp proof course's and stainless steel wall ties, make good any cavity wall insulation, and remove waste and debris.	SM	206.66
1027FJ	OPENING:ENLARGE EXISTING WINDOW - SOLID Opening:Cut out and reform opening for window ne 1.00sm in 300mm brick wall, insert two precast concrete 100mm x 140mm x ne 1300mm long, damp proof course flashing, quoin up and close cavity at jambs with brickwork to match existing, face up margins to match existing, make good plasterwork and decorations internally, propping and temporary supports, and remove waste and debris.	SM	236.27
1027FK	OPENING:ENLARGE EXISTING WINDOW - CAVITY NE 1 SM Opening:Cut out and reform opening for window ne 1.00sm in 275mm cavity wall, insert Catnic Lintel type or other equal and approved, or two precast concrete Lintel 100x 140mm x ne 1000mm long, damp proof course flashing, quoin up and close cavity at jambs with brickwork to match existing, damp proof course to jambs and cill face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports, and remove waste and debris.	IT	236.27

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ITEM	DESCRIPTION	UNIT	RATE
1027FL	OPENING:CONVERT OR EXTEND DOOR/WINDOW INTO NEW Opening:Remove existing door and window frame, cut or form opening for new window and new over 1.00sm in 275mm cavity wall to reverse door opening and retaining existing Lintel, cut out rendered external blockwork and plastered internal blockwork, build up existing door opening with rough rendered blockwork out skin and plastered blockwork inner skin to cavity wall, quoin up and close cavity at jambs with brickwork to match existing, close cavity at cill with slate, 280 x 140 precast concrete sill, damp proof course to jambs and cill, face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports, and remove waste and debris.	SM	295.08
1027FM	OPENING:CONVERT OR EXTEND PATIO DOOR INTO WINDOW Opening:Remove existing patio door and frame, cut or form opening for new window and new over 1.00sm in 275mm cavity wall to reverse door opening and retaining existing Lintel, cut out rendered external blockwork and plastered internal blockwork, build up existing door opening with rough rendered blockwork out skin and plastered blockwork inner skin to cavity wall, quoin up and close cavity at jambs with brickwork to match existing, close cavity at cill with slate, 280 x 140 precast concrete sill, damp proof course to jambs and cill, face up margins to match existing, make good plasterwork and decorations internally, include for additional stainless steel wall ties at 300mm centres around opening, propping and temporary supports, and remove waste and debris.	SM	266.63
1027GA	OPENING:RAISE HEIGHT OF CILL TO 1300MM WINDOW Opening:Take out existing window cill and cavity closure to 1300mm wide window opening, raise height of cill by building 265mm external cavity wall by no more than 400mm, blockwork inner skin, faced brickwork or rendered blockwork outer skin, cavity 65mm wide, provide and build in cavity ties and cavity insulation, cut, tooth and bond as necessary, proprietary cavity closures, new damp proof courses, new precast concrete cill, plastered internally, make good, and remove waste and debris.	NO	136.36
1027GB	OPENING:RAISE HEIGHT OF CILL TO 1500MM WINDOW Opening:Take out existing window cill and cavity closure to 1500mm wide window opening, raise height of cill by building 265mm external cavity wall by no more than 400mm, blockwork inner skin, faced brickwork or rendered blockwork outer skin, cavity 65mm wide, provide and build in cavity ties and cavity insulation, cut, tooth and bond as necessary, proprietary cavity closures, new damp proof courses, new precast concrete cill, plastered internally, make good, and remove waste and debris.	NO	154.48
1027HA	OPENING:RAISE HEIGHT OF THRESH TO EXT DOOR OPENING Opening:Take out existing window cill and cavity closure to 1300mm wide window opening, raise height of cill by building 265mm external cavity wall by no more than 300mm, blockwork inner skin, faced brickwork or rendered blockwork outer skin, cavity 65mm wide, provide and build in cavity ties and cavity insulation, cut, tooth and bond as necessary, proprietary cavity closures, new damp proof courses, new precast concrete threshold, plastered internally, make good, and remove waste and debris.	NO	101.69

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ITEM	DESCRIPTION	UNIT	RATE
	Cavity Closers		
1028AA	CAVITY:INSTALL 50MM FIREPROOF CLOSER Cavity:Install thermabate or other equal and approved insulated vertical or horizontal cavity closers to 50mm cavity, fixing to masonry with PVCu ties at 225mm centres.	LM	7.47
1028AB	CAVITY:INSTALL 70MM FIREPROOF CLOSER Cavity:Install thermabate or other equal and approved insulated vertical or horizontal cavity closers to 70mm cavity, fixing to masonry with PVCu ties at 225mm centres.	LM	8.23
	Lintels and Arches		
1029AA	LINTEL:RENEW PCC LINTEL 75X150 Lintel:Cut out and remove existing lintel from brick wall, prepare to receive new including all necessary propping and temporary supports, and supply and fix 75x150mm prestressed precast concrete lintel reinforced with 2 No. 16mm diameter mild steel bars, bed ends in cement lime mortar (1:1:6), renew damp proof course and make good brickwork, plasterwork and sealant and or cement fillets, and clear away debris on completion.	LM	110.29
1029AB	LINTEL:RENEW PCC LINTEL 100X150 Lintel:Cut out and remove existing lintel from brick wall, prepare to receive new including all necessary propping and temporary supports, and supply and fix 100x150mm prestressed precast concrete lintel reinforced with 2 No. 16mm diameter bars, bed ends in cement lime mortar (1:1:6), renew damp proof course and make good brickwork, plasterwork and sealant and or cement fillets and remove waste and debris.	LM	137.68
1029AH	LINTEL:RENEW PCC LINTEL 215X60 Lintel:Cut out and remove existing lintel from brick wall, prepare to receive new including all necessary propping and temporary supports, and supply and fix 215mm x 60mm prestressed precast concrete lintel reinforced with 2 No. 16mm diameter bars, bed ends in cement lime mortar (1:1:6), renew dpc and make good brickwork, plasterwork and sealant and or cement fillets and remove waste and debris.	LM	127.94
1029AC	LINTEL:RENEW PCC LINTEL 215X150 Lintel:Cut out and remove existing lintel from brick wall, prepare to receive new including all necessary propping and temporary supports, and supply and fix 215x150mm prestressed precast concrete lintel reinforced with 4 No. 16mm mild steel bars, bed ends in cement lime mortar (1:1:6), renew damp proof course and make good brickwork, plasterwork and sealant and or cement fillets, clear away debris on completion.	LM	185.43
1029AE	LINTEL:RENEW PCC LINTEL 75X150 2ND HAND BRICKS Lintel:Cut out and remove existing lintel from brick wall, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris prepare to receive new including all necessary propping and temporary supports, and supply and fix 75x150mm prestressed precast concrete lintel reinforced with 2 No. 16mm diameter mild steel bars, bed ends in cement lime mortar (1:1:6), renew damp proof course and make good brickwork using salvaged or 2nd hand bricks to match existing, plasterwork and sealant and or cement fillets, and clear away debris on completion.	LM	122.14

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ITEM	DESCRIPTION	UNIT	RATE
1029AF	LINTEL:RENEW PCC LINTEL 100X150 2ND HAND BRICKS Lintel:Cut out and remove existing lintel from brick wall, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris prepare to receive new including all necessary propping and temporary supports, and supply and fix 100x150mm prestressed precast concrete lintel reinforced with 2 No. 16mm diameter mild steel bars, bed ends in cement lime mortar (1:1:6), renew damp proof course and make good brickwork using salvaged or 2nd hand bricks to match existing, plasterwork and sealant and or cement fillets, and clear away debris on completion.	LM	154.38
1029AG	LINTEL:RENEW PCC LINTEL 215X150 2ND HAND BRICKS Lintel:Cut out and remove existing lintel from brick wall, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris prepare to receive new including all necessary propping and temporary supports, and supply and fix 215x150mm prestressed precast concrete lintel reinforced with 4 No. 16mm diameter mild steel bars, bed ends in cement lime mortar (1:1:6), renew damp proof course and make good brickwork using salvaged or 2nd hand bricks to match existing, plasterwork and sealant and or cement fillets, and clear away debris on completion.	LM	204.65
1029BA	LINTEL:RENEW WITH CATNIC CN71A Lintel:Cut out and remove existing lintel from brick wall, prepare to receive new including all necessary propping and temporary supports, and supply and fix steel Catnic CN71A lintel or other equal and approved including bedding in mortar, fit cavity tray damp proof course and make good brickwork, blockwork, plasterwork and sealant and or cement fillets, and remove waste and debris.	LM	136.79
1029BB	LINTEL:RENEW WITH CATNIC CN102 Lintel:Cut out and remove existing lintel from brick wall, prepare to receive new including all necessary propping and temporary supports, and supply and fix steel Catnic CN102 lintel or other equal and approved including bedding in mortar, fit cavity tray damp proof course and make good brickwork, blockwork, plasterwork and sealant and or cement fillets, and remove waste and debris.	LM	65.80
1029BC	LINTEL:RENEW WITH CATNIC CN71C Lintel:Cut out and remove existing lintel from brick wall, prepare to receive new including all necessary propping and temporary supports, and supply and fix steel Catnic CN71C lintel or other equal and approved including bedding in mortar, fit cavity tray damp proof course and make good brickwork, blockwork, plasterwork and sealant and or cement fillets, and remove waste and debris.	LM	184.97
1029BE	LINTEL:RENEW WITH CATNIC CN71A 2ND HAND BRICKS Lintel:Cut out and remove existing lintel from brick wall, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris prepare to receive new including all necessary propping and temporary supports, and supply and fix steel Catnic CN71A lintel or other equal and approved including bedding in in cement lime mortar (1:1:6), renew damp proof course, fit cavity tray and make good brickwork using salvaged or 2nd hand bricks to match existing, plasterwork and sealant and or cement fillets, and clear away debris on completion.	LM	185.21

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ITEM	DESCRIPTION	UNIT	RATE
1029BF	LINTEL:RENEW WITH CATNIC CN102 2ND HAND BRICKS Lintel:Cut out and remove existing lintel from brick wall, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris prepare to receive new including all necessary propping and temporary supports, and supply and fix steel Catnic CN102 lintel or other equal and approved including bedding in in cement lime mortar (1:1:6), renew damp proof course, fit cavity tray and make good brickwork using salvaged or 2nd hand bricks to match existing, plasterwork and sealant and or cement fillets, and clear away debris on completion.	LM	77.66
1029BG	LINTEL:RENEW WITH CATNIC CN71C 2NA HAND BRICKS Lintel:Cut out and remove existing lintel from brick wall, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris prepare to receive new including all necessary propping and temporary supports, and supply and fix steel Catnic CN71C lintel or other equal and approved including bedding in in cement lime mortar (1:1:6), renew damp proof course, fit cavity tray and make good brickwork using salvaged or 2nd hand bricks to match existing, plasterwork and sealant and or cement fillets, and clear away debris on completion.	LM	199.79
1029AD	PADSTONE:PROVIDE Padstone:Cut out for and provide and bed precast concrete padstone 450mm x 100mm x150mm thick, bedded in cement lime mortar (1:1:6), make good, remove waste and debris.	NO	43.24
1029CA	ARCH:RENEW BRICK ON EDGE Arch:Renew brick on edge arch in facing bricks, bedded and pointed in cement lime mortar to match existing, supply all necessary temporary supports and make good or rebuild as necessary brickwork over arch and renew sealant and or cement mortar fillets and remove waste and debris.	LM	79.77
1029CB	ARCH:RENEW BRICK ON END Arch:Renew brick on end arch in facing bricks, bedded and pointed in cement lime mortar to match existing, supply all necessary temporary supports and make good or rebuild as necessary brickwork over arch and renew sealant and or cement mortar fillets and remove waste and debris.	LM	84.21
1029CF	ARCH:RENEW 2ND HAND BRICK ON EDGE Arch:Cut out and remove existing brick on edge arch, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris Renew brick on edge arch in 2nd hand or salvaged facing bricks to match existing, bedded and pointed in cement lime mortar to match existing, supply all necessary temporary supports and make good or rebuild as necessary brickwork over arch and renew sealant and or cement mortar fillets and remove waste and debris.	LM	95.97
1029CG	ARCH:RENEW 2ND HAND BRICK ON END Arch:Cut out and remove existing brick on end arch, clean off bricks suitable for re-use and stack, clear away unsuitable bricks and debris Renew brick on edge arch in 2nd hand or salvaged facing bricks to match existing, bedded and pointed in cement lime mortar to match existing, supply all necessary temporary supports and make good or rebuild as necessary brickwork over arch and renew sealant and or cement mortar fillets and remove waste and debris.	LM	100.40

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ITEM	DESCRIPTION	UNIT	RATE
	Cills and Thresholds		
1031AB	CILL:RENEW SINGLE QUARRY TILE Cill:Renew any quarry tile to cill, bed in mortar and point to match existing including clean off and all cutting and all making good and remove waste and debris.	NO	12.29
1031AA	CILL:RENEW WITH 2 COURSE QUARRY TILES Cill:Renew any cill with quarry tile cill two courses high including carefully cutting out existing cill and prepare surfaces to receive new tiles, insert new damp proof membrane and bed new tiles in cement mortar to gradient as required, make good all brick/blockwork and all finishes disturbed and renew sealant and or cement fillets and remove waste and debris.	LM	51.02
1031BA	CILL:MAKE GOOD DAMAGED CONCRETE CILL Cill:Hack off defective area of concrete cill, clean and treat any exposed reinforcement, drill into cill and insert 6mm diameter reinforcing bars at 150mm centres, apply bonding agent and reform cill with fine concrete to match existing profiles including all necessary formwork, make good to structure and all finishes and fillets and remove waste and debris.	NO	60.84
1031CA	CILL:RENEW PCC CILL Cill:Cut out and remove existing cill from brick wall, prepare and lay precast concrete splay rebated twice grooved, finished fair cill with stooled ends reinforced with 2 No. 6mm diameter bars bedded in cement lime mortar (1:1:6), renew damp proof course and make good brickwork, plasterwork, sealant and or cement fillets and remove waste and debris.	LM	77.22
1031DA	CILL:REBED BRICK ON EDGE CILL Cill:Rebed brick on edge cill to one brick wall including take off, clean and rebed and point in mortar to match existing and make good to all finishes and fillets and remove waste and debris.	LM	39.11
1031DB	CILL:RENEW BRICK ON EDGE CILL Cill:Renew brick on edge cill to one brick wall including take out existing bricks, prepare and insert new damp proof course, supply and lay new facing bricks to match existing bedded and pointed in cement lime mortar (1:1:6) and make good all brickwork, plasterwork, sealant and or cement fillets and remove waste and debris.	LM	66.52
1031DC	CILL:REBED BRICK ON END CILL Cill:Rebed brick on end soldier course to half brick wall including take off, clean and rebed and point in mortar to match existing and make good to all finishes and fillets and remove waste and debris.	LM	36.90
1031DD	CILL:RENEW BRICK ON END CILL Cill:Renew brick on end soldier course to half brick wall including take out existing bricks, prepare and insert new damp proof course, supply and lay new facing bricks to match existing bedded and pointed in cement lime mortar (1:1:6) and make good all brickwork, plasterwork, sealant and or cement fillets and remove waste and debris.	LM	64.31
1031DE	CILL:REBED INDIVIDUAL BRICK TO CILL Cill:Rebed individual brick to any type of brick cill including take off, clean and rebed and point in mortar to match existing and make good to all finishes and fillets and remove waste and debris.	NO	6.57

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ITEM	DESCRIPTION	UNIT	RATE
1031DF	CILL:LAY NEW BRICK ON EDGE SET WEATHERING Cill:Supply and lay facing bricks in brick on edge set weathering as sill to one brick wall in cement lime mortar (1:1:6) and point as the work proceeds.	LM	48.62
1031EA	THRESHOLD:RENEW WITH PCC Threshold:Break out existing threshold and renew with precast concrete threshold size ne 80x140mm with water bar, finished fair on exposed faces and reinforced for handling as necessary and bedded and jointed in cement lime mortar (1:1:6) and remove waste and debris.	NO	84.06
1031FA	THRESHOLD:RENEW WITH INSITU CONCRETE Threshold:Break out existing threshold and renew with insitu concrete (1:2:4), threshold ne 80x140mm with water bar, including fix and strike formwork and finished fair on exposed faces and make good all work disturbed and remove waste and debris.	NO	91.69
	Copings		
1033AB	COPING:RENEW ISOLATED BRICK ON EDGE Coping:Renew isolated brick in brick on edge coping including clean and prepare wall and brick and bed and point new brick in cement lime mortar (1:1:6) all to match existing and remove waste and debris.	NO	8.05
1033AC	COPING:RENEW BRICK ON EDGE Coping:Take off existing brick coping to one brick wall, clean off suitable bricks and stack for re-use, clear away unsuitable bricks and debris, clean and prepare top of wall, supply any necessary additional bricks to match existing and bed and point brick on edge coping in cement lime mortar (1:1:6) all to match existing and remove waste and debris.	LM	39.85
1033AA	COPING:REBED BRICK ON EDGE COPING Coping:Take off brick coping to one brick wall, clean mortar from bricks and top of wall, clear away rubble, and rebed bricks in cement lime mortar (1:1:6) and point to match existing and remove waste and debris.	LM	29.95
1033AD	COPING:LAY NEW BRICK ON END COPING Coping:Supply and lay facing bricks in brick on end coping to half brick wall in cement lime mortar (1:1:6) and point as the work proceeds.	LM	44.93
1033AE	COPING:LAY SNAPPED HEADER COURSE COPING Coping:Supply and lay snapped header course in facing bricks as coping to to half brick wall in cement lime mortar (1:1:6) and point as the work proceeds.	LM	36.68
1033BA	COPING:LAY NEW BRICK ON EDGE COPING Coping:Supply and lay facing bricks in brick on edge coping to one brick wall in cement lime mortar (1:1:6) and point as the work proceeds.	LM	43.08
1033BB	COPING:LAY NEW BRICK ONEDGE 1 CREASING TILE COPING Coping:Supply and lay facing bricks in brick on edge coping complete with one course of creasing tiles to one brick wall in cement lime mortar (1:1:6) and point as the work proceeds.	LM	55.57
1033BC	COPING:LAY NEW BRICK ONEDGE 2 CREASING TILE COPING Coping:Supply and lay facing bricks in brick on edge coping complete with two courses of creasing tiles to one brick wall in cement lime mortar (1:1:6) and point as the work proceeds.	LM	64.60

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ITEM	DESCRIPTION	UNIT	RATE
1033CA	COPING:REBED PCC COPING Coping:Take off precast coping ne 300mm wide, clean mortar from top of wall and coping, bed and point in cement lime mortar (1:1:6) with bonding agent and remove waste and debris.	LM	8.55
1033CB	COPING/FIREWALL:REMOVE AND REFIX Coping/Firewall:Take off precast coping ne 300mm wide, clean mortar from top of wall and coping, bed and point in cement mortar (1:3) with bonding agent to firewall and remove waste and debris.	LM	18.91
1033CC	COPING:LAY NEW PCC COPING Coping:Supply and lay new precast concrete coping ne 300mm wide in section to match existing, bedded and pointed in cement lime mortar (1:1:6) with bonding agent.	LM	24.09
1033CE	COPING:RENEW PCC COPING TO MATCH Coping:Take off precast coping ne 300mm wide, clean mortar from top of wall, supply and lay new precast concrete coping ne 300mm wide in section to match existing, bedded and pointed in cement lime mortar (1:1:6) with bonding agent and remove waste and debris.	LM	25.42
1033CD	COPING/FIREWALL:RENEW PCC COPING Coping/Firewall:Supply and lay new precast concrete coping ne 300mm wide in section to match existing bedded and pointed in cement mortar (1:3) with bonding agent to firewall and remove waste and debris.	LM	28.52
1033DA	COPING:RENEW TILE CREASING Coping:Renew any single tile creasing to wall in conjunction with coping renewal including clean off, lay, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	LM	12.18
1033DB	COPING:RENEW 2 ROW TILE CREASING Coping:Renew any double tile creasing to wall in conjunction with coping renewal including clean off, lay, bed and point in cement lime mortar (1:1:6) to match existing and remove waste and debris.	LM	26.56
1033DC	COPING:REMOVE BOE AND CREASING TILE Coping:Take off existing brick on edge and tile creasing to wall in conjunction with coping renewal including clean off, and remove waste and debris.	LM	6.06
1033EA	COPING:INSTALL COPING CRAMP Coping:Supply and install hot dipped galvanised mild steel coping cramp, once bent, fishtailed 30mm x mm xm400mm long	NO	5.36
1033CG	PIER CAP:REBED PCC PIER CAP Pier Cap:Take off any size precast pier cap, clean mortar from top of wall and pier cap, bed and point in cement lime mortar (1:1:6) with bonding agent and remove waste and debris.	NO	5.70
	Expansion and Movement Joints		
1036AA	EXPANSION JOINT:REMOVE 5-35MM WIDE Expansion Joint:Carefully cut out existing 5mm to 35mm wide vertical expansion joint in brickwork and prepare to receive new (measured separately)	LM	4.47
1036AB	EXPANSION JOINT:REMOVE 35-50MM WIDE Expansion Joint:Carefully cut out existing 35mm to 50mm wide vertical expansion joint in brickwork and prepare to receive new (measured separately)	LM	5.36

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ITEM	DESCRIPTION	UNIT	RATE
1036AC	EXPANSION JOINT:INSTALL 5-35MM WIDE Expansion Joint:Supply and pack 5mm to 35mm wide joint with Aerofil or other equal and approved low density point filler and prime, mask and apply Vertiseal or other equal and approved gun applied joint sealing compound to groove both sides	LM	9.79
1036AD	EXPANSION JOINT:INSTALL 35-50MM WIDE Expansion Joint:Supply and pack 35mm to 50mm wide joint with Aerofil or other equal and approved low density point filler and prime, mask and apply Vertiseal or other equal and approved gun applied joint sealing compound to groove both sides	LM	11.12
1036BA	EXPANSION JOINT:RAKE OUT AND REPOINT 18MM DEEP Expansion Joint:Rake out existing pointing to expansion joint minimum 18mm deep and repoint in mastic to match existing and remove waste and debris.	LM	12.78
1036CA	MOVEMENT JOINT:INSTALL FILLER TO EXISTING Movement Joint:Supply and install Sika or other equal and approved 15mm angle filler to existing joint.	LM	10.12
1036CB	MOVEMENT JOINT:FORM IN ONE BRICK WALL Movement Joint:Cut or form 12mm wide movement joint in one brick wall, with Sika or other equal and approved sealant both sides	LM	16.30
	Damp Proof Courses		
1100AA	DPC:INSTALL NEW CAVITY TRAY DPC DPC:Cut out three courses of brickwork to external skin, chase internal skin, supply and lay new polypropylene base cavity tray, relay three courses of brick in cement lime mortar (1:1:6) and treat with waterproof solution and remove waste and debris.	LM	51.46
1100AH	DPC:INSTALL PROPRIETARY CAVITY TRAY DPC DPC:Cut out external skin of brick/block/stone/reconstructed stone wall, chase internal skin, supply and build in proprietary cavity tray, relay brick/block/stone/reconstructed stone in cement lime mortar (1:1:6) including providing any additional facing material and point to match existing, treat with waterproof solution and remove waste and debris.	LM	88.78
1100AB	DPC:INSERT DPC IN EXTERNAL WALL 11.5CM damp proof course 11.5cm:Cut out brickwork externally, supply and insert new polypropylene base damp proof course, relay and make good brickwork in mortar (1:3) and make good all finishes, and remove waste and debris.	LM	33.87
1100AC	DPC:INSERT DPC IN EXTERNAL WALL 17.5CM damp proof course 17.5cm:Cut out brickwork externally, supply and insert new polypropylene base damp proof course, relay and make good brickwork in mortar (1:3) and make good all finishes, and remove waste and debris.	LM	40.67
1100AD	DPC:INSERT DPC IN EXTERNAL WALL OVER 17.5CM damp proof course Over 17.5cm:Cut out brickwork externally, supply and insert new polypropylene base damp proof course, relay and make good brickwork in mortar (1:3) and make good all finishes, and remove waste and debris.	SM	164.20
1100AE	DPC:INSERT DPC IN INTERNAL WALL 11.5CM damp proof course 11.5cm:Cut out brickwork internally, supply and insert new polypropylene base damp proof course, relay and make good brickwork in mortar (1:3) and make good all finishes, and remove waste and debris.	LM	36.98

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ITEM	DESCRIPTION	UNIT	RATE
1100AF	DPC:INSERT DPC IN INTERNAL WALL 17.5CM damp proof course 17.5cm:Cut out brickwork internally, supply and insert new polypropylene base damp proof course, relay and make good brickwork in mortar (1:3) and make good all finishes, and remove waste and debris.	LM	45.10
1100AG	DPC:INSERT DPC IN INTERNAL WALL OVER 17.5CM damp proof course Over 17.5cm:Cut out brickwork internally, supply and insert new polypropylene base damp proof course, relay and make good brickwork in mortar (1:3) and make good all finishes, and remove waste and debris.	SM	181.94
1100BA	DPC:INSTALL NEW PROPRIETARY CAVITY TRAY TYPE C/E DPC:Cut out external skin of brick/block/stone/ reconstructed stone wall, chase internal skin, supply and build in Cavity Tray Ltd's type C or E cavity tray or or other equal and approved cavity tray, relay brick/block/stone/reconstructed stone in cement lime mortar (1:1:6) including providing any additional facing material and point to match existing, treat with waterproof solution and remove waste and debris.	LM	95.43
1100BB	DPC:INSTALL NEW PROPRIETARY CAVITY TRAY DPC/RENDER DPC:Cut out external skin of rendered blockwork chase internal skin, supply and build in Cavity Tray Ltd's cavity tray or other equal and approved cavity tray, relay blockwork in cement lime mortar (1:1:6) re-render wall to match existing, build in approved plastic weep vents and remove waste and debris.	LM	103.69
1100BC	DPC:INSTALL NEW PROPRIETARY CAVITY TRAY/APRON DPC:Cut out external skin of rendered blockwork chase internal skin, supply and build in Cavity Tray Ltd's cavity tray with 225mm girth code 5 lead apron or other equal and approved cavity tray, relay blockwork in cement lime mortar (1:1:6), rerender to match existing, build in approved plastic weep vents and remove waste and debris.	LM	147.41
1100BD	DPC:INSTALL NEW LEAD CAVITY TRAY DPC:Cut out external skin of rendered blockwork chase internal skin, supply and build in code 5 lead cavity tray and flashing, relay blockwork in cement lime mortar (1:1:6), rerender to match existing, build in approved plastic weep vents and remove waste and debris.	LM	125.11
	Bitumen Waterproofing		
1142AA	WATERPROOFING:BITUMEN VERTICAL SURFACE NE 1SM Waterproofing:Renew bitumen waterproofing to vertical surfaces ne 1.00sm including preparing surfaces, make good all finishes and remove waste and debris.	IT	24.34
1142AB	WATERPROOFING:BITUMEN VERTICAL SURFACE OVER 1SM Waterproofing:Renew bitumen waterproofing to vertical surfaces exceeding 1.00sm including preparing surfaces, make good all finishes and remove waste and debris.	SM	22.12
1142AC	WATERPROOFING:BITUMEN HORIZONTAL SURFACE NE 1SM Waterproofing:Renew bitumen waterproofing to horizontal surfaces ne 1.00sm including preparing surfaces, make good all finishes and remove waste and debris.	IT	22.12
1142AD	WATERPROOFING:BITUMEN HORIZONTAL SURFACE OVER 1SM Waterproofing:Renew bitumen waterproofing to horizontal surfaces exceeding 1.00sm including preparing surfaces, make good all finishes and remove waste and debris.	SM	19.90

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ITEM	DESCRIPTION	UNIT	RATE
	Bituthene Waterproofing		
1143AA	WATERPROOFING:BITUTHENE VERTICAL SURFACE NE 1SM Waterproofing:Renew bituthene waterproofing to vertical surfaces ne 1.00sm including removing existing, renew including preparing surfaces and any necessary fixing including all cutting and making joints, make good all finishes, and remove waste and debris.	IT	31.44
1143AB	WATERPROOFING:BITUTHENE VERTICAL SURFACE OVER 1SM Waterproofing:Renew bituthene waterproofing to vertical surfaces exceeding 1.00sm including removing existing, renew including preparing surfaces and any necessary fixing including all cutting and making joints, make good all finishes, and remove waste and debris.	SM	29.22
1143AC	WATERPROOFING:BITUTHENE HORIZONTAL SURFACE NE 1SM Waterproofing:Renew bituthene waterproofing to horizontal surfaces ne 1.00sm including removing existing, renew including preparing surfaces and any necessary fixing including all cutting and making joints, make good all finishes, and remove waste and debris.	IT	29.22
1143AD	WATERPROOFING:BITUTHENE HORIZONTAL SURFACE OVER 1 Waterproofing:Renew bituthene waterproofing to horizontal surfaces exceeding 1.00sm including removing existing, renew including preparing surfaces and any necessary fixing including all cutting and making joints, make good all finishes, and remove waste and debris.	SM	27.00
	Airbricks and Vents		
	Airbricks		
1150AA	AIRBRICK:RENEW WITH PVC Airbrick:Cut out existing airbrick and renew with 225x150mm PVC ventilator, bed and point in cement lime mortar (1:1:6) and make good any finishes and remove waste and debris.	NO	27.15
1150AB	AIRBRICK:INSTALL NEW PVC VENT Airbrick:Cut or form opening in wall and insert 225x150mm PVC ventilator, bed and point in cement lime mortar (1:1:6), insert cavity lining and internal vent with flyscreen, make good finishes internally and externally and remove waste and debris.	NO	78.24
1150BA	AIRBRICK:RENEW CLAY OR CONCRETE VENT Airbrick:Cut out existing airbrick and renew with 225x150mm clay or concrete ventilator, bed and point in cement lime mortar (1:1:6) and make good any finishes and remove waste and debris.	NO	25.53
1150BB	AIRBRICK:INSTALL NEW CLAY OR CONCRETE VENT Airbrick:Cut or form opening in wall and insert 225x150mm clay or concrete ventilator, bed and point in cement lime mortar (1:1:6), insert cavity lining and internal vent with flyscreen, make good finishes internally and externally and remove waste and debris.	NO	76.61
1150BC	AIRBRICK:REBED LOOSE VENT Vent:Take out loose ventilator or airbrick and rebed and point in cement lime mortar (1:1:6) to match existing.	NO	13.66

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ITEM	DESCRIPTION	UNIT	RATE
1150BD	AIR BRICK OR VENT:BRICK UP OPENING Airbrick or Vent:Cut out existing airbrick or vent and infill opening with faced brickwork to match existing or with common brickwork with rendered finished, make good finishes internally and externally and remove waste and debris.	NO	19.14
	Ventilators		
1150CA	VENTILATOR:RENEW PVC OR ALUMINIUM Ventilator:Supply and fix 225x150mm 'Hit and Miss' PVC or aluminium ventilator grille fixed to any background including remove any existing ventilator and make good all finishes and remove waste and debris.	NO	15.52
1150CC	VENTILATOR:RENEW GALVANISED Ventilator:Supply and fix 225 x 225mm 'galvanised mild steel ventilator grille fixed to any background including remove any existing ventilator and make good all finishes, decorate and remove waste and debris.	NO	26.43
1150DA	VENT:INSTALL STADIUM VENT KIT Vent:Supply and install approx. 125mm diameter 'Stadium' ventilator kit complete including core drill openings through external/internal cavity walls and install vent kit and sleeving, and make good including all external and internal finishes, and remove waste and debris.	NO	70.40
1150EA	VENT:INSTALL TUMBLE VENT KIT Vent:Supply and install approx. 100mm diameter tumble drier vent kit complete including 3 metre length of 100mm flexible PVC ducting, including cutting openings through external/internal walls, install kit complete and make good all finishes and remove waste and debris.	NO	67.94
1150EC	VENT:INSTALL TUMBLE VENT KIT - INSULATED RENDER Vent:Supply and install approx. 100mm diameter tumble drier vent kit complete including 3 metre length of 100mm flexible PVC ducting, including cutting openings through external/internal walls and insulated render, install kit complete and make good to insulated external render, and remove waste and debris.	NO	85.46
1150FA	AIR BRICK OR VENT:RESECURE LOOSE VENT Vent:Resecure any type of ventilator or vent grille, or vent grille cover and plug and screw to structure or to new insulated render background.	NO	5.51
1150GA	VENT GRILLE:PROVIDE OR RENEW VENTILATOR COVER Vent Grill:Supply and fix or renew PVCu ventilator cover to air grille or extractor fan grille, make good, and remove waste and debris.	NO	9.28
	Brickwork Structures - Repairs		
	Brickwork Protection Systems		
1160AA	SURFACES:POWER WASH AND 5 YR CREAM Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply 1 component hydrophonic silane/siloxane waterproofing cream having a 5 year warranty and remove waste and debris. (repointing and brick repairs measured seperately)	SM	11.49

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ITEM	DESCRIPTION	UNIT	RATE
1160BA	SURFACES:POWER WASH BFA 10 YR CREAM Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply impregnation BFA, apply waterpr0rofing cream cream having a 10 year warranty and remove waste and debris. (repointing and brick repairs measured seperately)	SM	12.95
1160CA	SURFACES:POWER WASH BFA 15 YR CREAM Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi, incorporating chemical treatment agent, apply impregnation BFA, apply waterproofing cream cream having a 15 year warranty and remove waste and debris. (repointing and brick repairs measured seperately)	SM	13.55
1160EA	SURFACES:POWER WASH SURVEY BFA 15 YR CREAM Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi, incorporating chemical treatment agent, undertake sfull structural and diagnostic survey, apply impregnation BFA, apply waterprrofing cream cream having a 15 year warranty and remove waste and debris. (repointing and brick repairs measured seperately)	SM	15.33
1160FA	SURFACE:BREAKOUT LOOSE JOINTS OR BRICK FACINGS Surface:Breakout loose joints or brick facing, rtemove waste and debris	SM	4.12
1160GA	SURFACES:APPLY IMPREGNATION BFA Surfaces:Apply Impregnation BFA to prevent green growth to stained areas which were chemically cleaned.	SM	4.96
1160HA	SURFACE:APPLY WATERPROOFING CREAM 5 YR Surface:Apply waterprooofing cream with 5 year warranty to treated brickwork elevations or structures	SM	5.59
1160JA	SURFACES:APPLY IMPREGNATION CREAM Surfaces:Apply silane/siloxane impregnation cream to seal brickwork surfaces	SM	5.59
	Chimneys		
	Chimney Stacks		
1200AA	CHIMNEY:REBUILD 4 COURSE 1 FLUE Chimney:Take down and rebuild four courses to single flue stack, clean and store bricks, rebuild with existing bricks in mortar including provision of any extra bricks to match where existing are defective, allow for forming corbel courses and parging flue, refix/renew pot, flue liner, pcc capping, lead flashings and damp proof course and point/make good applied finishes to match existing and remove waste and debris.	IT	273.29
1200AB	CHIMNEY:REBUILD 1 COURSE 1 FLUE Chimney:Extra to take down and rebuild single flue stack for each additional course taken down and rebuilt.	IT	33.52

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ITEM	DESCRIPTION	UNIT	RATE
1200AC	CHIMNEY:REBUILD 4 COURSE 2 FLUE Chimney:Take down and rebuild four courses to two flue stack, clean and store bricks, rebuild with existing bricks in mortar including provision of any extra bricks to match where existing are defective, allow for forming corbel courses and parging flue, refix/renew pots, flue liners, pcc capping, lead flashings and damp proof course and point/make good applied finishes to match existing and remove waste and debris.	IT	493.40
1200AD	CHIMNEY:REBUILD 1 COURSE 2 FLUE Chimney:Extra to take down and rebuild two flue stack for each additional course taken down and rebuilt.	IT	66.32
1200AE	CHIMNEY:REBUILD 4 COURSE 4 FLUE Chimney:Take down and rebuild four courses to four flue stack, clean and store bricks, rebuild with existing bricks in mortar including provision of any extra bricks to match where existing are defective, allow for forming corbel courses and parging flue, refix/renew pots, flue liners, pcc capping, lead flashings and damp proof course and point/make good applied finishes to match existing and remove waste and debris.	IT	824.99
1200AF	CHIMNEY:REBUILD 1 COURSE 4 FLUE Chimney:Extra to take down and rebuild four flue stack for each additional course taken down and rebuilt.	IT	114.15
1200AG	CHIMNEY:REBUILD 4 COURSE 6 FLUE Chimney:Take down and rebuild four courses to six flue stack, clean and store bricks, rebuild with existing bricks in mortar including provision of any extra bricks to match where existing are defective, allow for forming corbel courses and parging flue, refix/renew pots, flue liners, pcc capping, lead flashings and damp proof course and point/make good applied finishes to match existing and remove waste and debris.	IT	1316.37
1200AH	CHIMNEY:REBUILD 1 COURSE 6 FLUE Chimney:Extra to take down and rebuild six flue stack for each additional course taken down and rebuilt.	IT	156.71
1200AI	CHIMNEY:REBUILD 4 COURSE 8 FLUE Chimney:Take down and rebuild four courses to eight flue stack, clean and store bricks, rebuild with existing bricks in mortar including provision of any extra bricks to match where existing are defective, allow for forming corbel courses and parging flue, refix/renew pots, flue liners, pcc capping, lead flashings and damp proof course and point/make good applied finishes to match existing and remove waste and debris.	IT	1714.38
1200AJ	CHIMNEY:REBUILD 1 COURSE 8 FLUE Chimney:Extra to take down and rebuild eight flue stack for each additional course taken down and rebuilt.	IT	197.76
1200AK	CHIMNEY:DEMOLISH STACK AND MAKE GOOD ROOF Chimney:Demolish chimney stack including any applied finishes, liners, concrete slabs, pots and haunchings down to below roof level, make good roof where stack removed including cap flues with concrete cover slab, cut into flues and insert 225x225mm airbricks, extend roof covering including felt, battens and timber as necessary to match existing and remove waste and debris.	IT	543.50

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ITEM	DESCRIPTION	UNIT	RATE
1200AP	CHIMNEY:DEMOLISHED SHARED STACK AND MAKE GOOD ROOF Chimney:Demolish existing chimney stack (to below roof line) and closing over roof coverings to match existing to shared stack (Client/owner occupier), remove existing TV Aerial, brackets, support wire and coaxial and set aside for reuse; clean 2 no existing flues overall height over 5.0m and ne 10.00m; demolish existing chimney stack size on plan over 0.50 and ne 1.00m2; over 1.00m and ne 2.0m high (down to 3 course below lowest existing roof line level; remove all flashing and dispose; prepare tops of brickwork to remaining chimney breast in roof space and cap of flues by provision of 2 no 600mm x 600mm x 50mm thick paving slabs cut to suit; prepare 1.00m of existing block party wall 200mm thick for raising; build up 200mm thick party wall in concrete block overall area to exceeding 1,00m2; cutting block to suit rake of roof; remove 2 no. ridge tiles in preparation for closing roof opening; splice 8 no. 50mm x 100mm x 1.0m long roof rafters to existing rafters provide new ridge board 38mm x 225mm x 1.0m long; provide and lay 1.0m2 of new concrete interlocking roof tiles, felt and battens; 1.0m of new ridge tiles, provision of fire stopping below felt 30mm thick by 1.0m long and fire stopping above felt 50mm thick by 1.0m long, refix TV aerial and cabling to existing fascia board and make good all disturbed to roof generally; include also for cutting to form 2 no openings in high level flue of chimney breast within roof space through 200mm solid chimney breast; inserting new air grating; bridging duct; and building in 215 x 140 ventilator, make good and remove waste and debris.	IT	375.25
1200AL	CHIMNEY:SEAL FLUE Chimney:Remove pot and seal flue opening to chimney stack with slates bedded in mortar (1:1:6) cut out and insert air vent in chimney breast, make good all works disturbed and remove waste and debris.	IT	135.67
1200AM	CHIMNEY:RENEW FACING BRICKS NE 6NO Chimney:Renew facing brick to chimney stack ne 6 No. cut out defective brick, lay new facing bricks bedded and pointed in mortar to match existing, make good all works disturbed and remove waste and debris (per brick).	NO	19.32
1200AN	CHIMNEY:RENEW BRICKS NE 0.50SM Chimney:Renew facing bricks in chimney stack in area ne 0.50sm, cut out defective bricks, lay new facing bricks bedded and pointed in mortar to match existing, make good all works disturbed and remove waste and debris.	NO	184.00
1200AO	CHIMNEY:RAKE OUT AND REPOINT STACK Chimney:Rake out joints to brickwork to chimney stack, minimum 12mm, and repoint in cement lime mortar (1:1:6) to match existing make good all works disturbed and remove waste and debris.	SM	53.42
1200BA	CHIMNEY:RENEW TWO COAT RENDER TO STACK Chimney:Renew any thickness of render to chimney, hack off, rake out, prepare and apply 18mm thick two coats cement and sand render trowelled smooth or with a roughcast finish including all labours, make good all works disturbed and remove waste and debris.	SM	78.85
	Flue Sundries		
1250AA	CHIMNEY:BALL FLUE AND CLEAR OBSTRUCTION Chimney:Ball chimney flue, clear obstruction and clean up including all associated work and remove waste and debris.	IT	41.90

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ITEM	DESCRIPTION	UNIT	RATE
1250AB	CHIMNEY:BALL FLUE REMOVE COWL Chimney:Remove cowl, ball chimney flue, clear obstructions and clean up, refix cowl, including all associated works and remove waste and debris.	IT	59.93
1250AC	CHIMNEY:CLEAR BLOCKED FLUE IN ROOF Chimney:Clear blockage from flue in roof area, cut into flue, remove blockage, rebuild and make good flue and stack and remove waste and debris.	IT	228.69
1250AD	CHIMNEY:CLEAR BLOCK FLUE IN BREAST Chimney:Clear blockage from flue in chimney breast, cut hole in breast and flue, remove blockage, make good to flue, breast and wall finishes and remove waste and debris.	IT	256.16
1250AG	CHIMNEY:SWEEP FLUE - REGISTERED Chimney:Sweep flue, including protect carpets, furniture etc., remove waste and debris, work to be undertaken by a registered chimney sweep.	IT	93.91
1250AF	CHIMNEY:SMOKE TEST AND REPORT Chimney:Smoke test flue including all associated work and written report to Client Representative.	IT	26.35
1250AH	FLUE:CCTV SURVEY Flue:Undertake CCTV survey of chimney flue to identify fault or following repairs, remove and refix fire or fire surround as necessary, including all access equipment to chimney, hire charges and any temporary relocation, remove on completion, supply written report and video/CD to Client Representative (rate includes for travelling and other non-productive time).	IT	180.00
	Chimney Pots, Caps, Cowls etc.		
1300AB	CHIMNEY:RENEW POT NE 900MM HIGH Chimney:Renew existing pot with any new pot ne 900mm high including clean off, alter existing opening to suit, bed and flaunch in cement mortar (1:3) and remove waste and debris.	NO	231.30
1300AD	CHIMNEY:RENEW MARCONE NE 990MM Chimney:Renew existing pot with Marcone Flue terminal ne 990mm high including clean off, alter existing opening to suit, bed and flaunch in cement mortar (1:3) and remove waste and debris.	NO	276.50
1300BA	CHIMNEY:REBED POT Chimney:Remove and refix existing pot including clean off pot and flaunching, prepare and rebed in mortar (1:3) and make good flaunching and remove waste and debris.	NO	39.12
1300CA	CHIMNEY:INSTALL COWL TO POT Chimney:Supply and fix new Colt or Aerocowl type cowl to chimney pot.	NO	128.32
1300DA	CHIMNEY:450MM VENTED CAP TO POT Chimney:Supply and fix new terra cotta vented cap 450mm high to chimney pot.	NO	47.56
1300FB	CHIMNEY:RENEW STAINLESS WIRE BIRDCAGE WITH RAINCAP Chimney:Renew stainless steel birdcage with integral rain cap to any size chimney pot including removal of old cage and remove waste and debris.	NO	75.37

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ITEM	DESCRIPTION	UNIT	RATE
1200CF	CHIMNEY CAP:RENEW OR INSTALL 540MMX540MM Chimney Cap:Take off existing and renew, or remove existing pots and flaunching and prepare top of chimney stack to receive precast concrete chimney capping 540mm x 540mm x 80mm thick, four times throated, four times splayed, one hole 270mm diameter rebated, smooth surface finish to all exposed faces, bedded and pointed in cement lime mortar (1:1:6) and remove waste and debris.	NO	117.60
1200CG	CHIMNEY CAP:RENEW OR INSTALL 650MMX650MM Chimney Cap:Take off existing and renew, or remove existing pots and flaunching and prepare top of chimney stack to receive precast concrete chimney capping 650mm x 650mm x 80mm thick, four times throated, four times splayed, one hole 270mm diameter rebated, smooth surface finish to all exposed faces, bedded and pointed in cement lime mortar (1:1:6) and remove waste and debris.	NO	184.68
1200CJ	CHIMNEY CAP:RENEW OR INSTALL 875MMX540MM Chimney Cap:Take off existing and renew, or remove existing pots and flaunching and prepare top of chimney stack to receive precast concrete chimney capping 875mm x 540mm x 80mm thick, four times throated, four times splayed, two holes 270mm diameter rebated, smooth surface finish to all exposed faces, bedded and pointed in cement lime mortar (1:1:6) and remove waste and debris.	NO	172.47
1200DA	CHIMNEY CAP:PROVIDE LEAD DPC TRAY 500 X 500MM Chimney Cap:Provide Code 4 lead damp proof course tray fully coated both sides with bituminous paint, two part with 50mm lap, prefabricated with vertical sleeve welded to tray of suitable length, completed with dress down-turn over the brickwork with separate vertical sleeve shall be formed to dress over and into the top of the last flue liner, lay on bed on mortar, dress as necessary, one hole 175mm diameter, 500 x 500mm.	NO	101.36
1200DB	CHIMNEY CAP:PROVIDE LEAD DPC TRAY 780 X 780MM Chimney Cap:Provide Code 4 lead damp proof course tray fully coated both sides with bituminous paint, two part with 50mm lap, prefabricated with vertical sleeve welded to tray of suitable length, completed with dress down-turn over the brickwork with separate vertical sleeve shall be formed to dress over and into the top of the last flue liner, lay on bed on mortar, dress as necessary, one hole 175mm diameter, 780 x 780mm.	NO	160.60
1200DC	CHIMNEY CAP:PROVIDE LEAD DPC TRAY 450 X 750MM Chimney Cap:Provide Code 4 lead damp proof course tray fully coated both sides with bituminous paint, two part with 50mm lap, prefabricated with vertical sleeve welded to tray of suitable length, completed with dress down-turn over the brickwork with separate vertical sleeve shall be formed to dress over and into the top of the last flue liner, lay on bed on mortar, dress as necessary, one hole 175mm diameter, 450 x 750mm.	NO	135.10
1200DD	CHIMNEY CAP:PROVIDE LEAD DPC TRAY 480 X 900MM Chimney Cap:Provide Code 4 lead damp proof course tray fully coated both sides with bituminous paint, two part with 50mm lap, prefabricated with vertical sleeve welded to tray of suitable length, completed with dress down-turn over the brickwork with separate vertical sleeve shall be formed to dress over and into the top of the last flue liner, lay on bed on mortar, dress as necessary, one hole 175mm diameter, 480 x 900mm.	NO	160.60

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ITEM	DESCRIPTION	UNIT	RATE
1300EA	CHIMNEY:RENEW GC GAS TERMINAL Chimney:Supply and fix GC gas terminal including remove old terminal, clean off bed, alter opening to suit and bed and flaunch terminal in mortar (1:3) and remove waste and debris.	NO	58.98
1300FA	CHIMNEY:RENEW GALVANISED WIRE BIRDCAGE Chimney:Renew heavy galvanised wire birdcage to any size chimney pot including removal of old cage and remove waste and debris.	NO	74.05
1300GA	CHIMNEY:REMOVE VENTILATING TERMINAL Chimney:Remove existing ventilating terminal from chimney pot, make good and remove waste and debris.	NO	21.80
1300HA	CHIMNEY:REMOVE VEGETATION Chimney:Remove growing vegetation from chimney stack, make good, and remove waste and debris.	IT	19.78
	Meter Cupboards		
	Gas/Electric Meter Cupboards		
1350AA	METER CUPBOARD:PROPRIETARY RENEW OR SUPPLY NEW Meter Cupboard:Renew or fix new approved proprietary meter cupboard maximum size 400x560x215mm complete with locking device and all other ironmongery and plug and screw to walls and make good and remove waste and debris.	NO	85.70
1350AE	METER CUPBOARD:PM RENEW OR SUPPLY NEW Meter Cupboard:Renew or supply and fix new purpose made internal 12mm hardwood lipped plywood and softwood framing meter and consumer unit cupboard size over 600 and ne 1200mm long and over 600 and ne 1000mm high complete with door, locking device and all other ironmongery, decorate to match existing and plug and screw to walls and make good all finishes and remove waste and debris.	NO	122.05
1350AB	METER CUPBOARD:RENEW PROPRIETARY DOOR Meter Cupboard:Take off existing, and renew any type of proprietary meter cupboard door complete with lock and hinges to external meter cupboard and remove waste and debris.	NO	64.73
1350AF	METER CUPBOARD:RENEW PM TIMBER DOOR Meter Cupboard:Take off existing door to purpose made internal meter and consumer unit cupboard, and renew with 12mm plywood hardwood lipped door complete with hinges and renew or remove existing and refix locking device, and fix door to cupboard, ease and adjust, decorate to match existing, make good, remove waste and debris.	NO	63.11
1350AG	METER CUPBOARD:RENEW METAL DOOR AND FRAME Meter Cupboard:Take off existing door and frame to external meter and consumer unit cupboard, and renew with proprietary metal door complete with hinges to and including frame and fix door frome to cupboard, ease and adjust, decorate to match existing, make good, remove waste and debris.	NO	47.53
1350AH	METER CUPBOARD:RENEW PVCU CUPBOARD Meter Cupboard:Disconnect electrical supply, remove existing proprietary PVCu meter cupboard, supply and fit standard PVCu meter cupboard into existing recess, seal externally, reconnect electrical supply, make good, remove waste and debris.	NO	48.88

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ITEM	DESCRIPTION	UNIT	RATE
1350AI	METER CUPBOARD:RENEW PVCU DOOR Meter Cupboard:Remove damaged door from existing PVCu proprietary meter cupboard, supply and fit standard PVCu door complete with hinges, lock and keys, to existing meter cupboard, remove waste and debris.	NO	48.69
1350AJ	METER CUPBOARD:SUPPLY AND FIT SUPALUX Meter Cupboard:Supply and fit 9mm supalux sheeting to inside face of meter cupboard to provide half hour fire resistance, screw fixed with cups and screws, seal at perimeter with intumescent sealer and fill all service openings with fire rated foam, cut and fit sheeting around all pipes, ducts and other obstructions, make good, remove waste and debris.	SM	107.77
1350AC	METER CUPBOARD:RENEW DOOR HINGE Meter Cupboard:Renew hinge to door of any plastic gas or electric meter cupboard.	NO	9.46
1350AD	METER CUPBOARD:RENEW 3 PORT LOCK Meter Cupboard:Renew any three port key type lock to plastic door of gas or electric meter cupboard.	NO	12.54
	Build In Meter Cupboards		
1350BA	ELECTRIC METER:BUILD IN CUPBOARD Electric Meter:Build in electricity supply Company's meter cupboard into outer skin of cavity wall, form opening, cut and pin in Catnic CG50/100 lintel or other equal and approved lintel, bed in polythene damp proof membrane to rear of box, make good brickwork, and remove waste and debris.	NO	145.06
1350CA	GAS METER:BUILD IN CUPBOARD Gas Meter:Build in gas supply Company's meter cupboard into outer skin of cavity wall, form opening, cut and pin in Catnic CG50/100 lintel or other equal and approved lintel, bed in polythene damp proof membrane to rear of box, make good brickwork, and remove waste and debris.	NO	145.06
	Fireplaces		
	Surrounds and Hearths		
1400AA	FIRE:RENEW COMPLETE Fire:Take out existing fire surround and hearth complete, clear recess, rebuild opening complete with back base, firebase, fireback and lintel, prepare for, supply and build in new tiled fireplace surround size ne 1220x900x100mm with opening size 510x575mm and tile returns 50x50x6mm stainless steel angle around opening, 2 No. stainless steel eyes on either side of opening and 1100x500x50mm tiled hearth with tiled return on three sides bedded in cement mortar, make good finishings and remove waste and debris.	NO	753.34
1400AB	FIRE:RENEW SURROUND Fire:Take out fire surround and clear away, prepare for, supply and build in new tiled fire place surround size ne 1220x900x100mm with opening size 510x575mm and tile returns 50x50x6mm stainless steel angle around opening, 2 No. stainless steel eyes on either side of opening, make good all finishings and remove waste and debris.	NO	260.92

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ITEM	DESCRIPTION	UNIT	RATE
1400AC	FIRE:RENEW SURROUND AND HEARTH Fire:Remove existing and renew tiled fireplace surround and hearth size ne 1200x900x100mm with opening size 510x575mm complete with shelf, bedded in cement lime mortar (1:1:6) make good finishings and remove waste and debris.	NO	452.05
1400AD	FIRE:RENEW HEARTH COMPLETE Fire:Take out tiled hearth, clear away, prepare for, supply and build in tiled hearth size ne 1220x500x50mm with tiled returns on three sides bedded in cement mortar, make good finishings and remove waste and debris.	NO	222.78
1400BA	FIRE:REMOVE FIRE AND SEAL OPENING Fire:Take out fire, surround and hearth, seal opening with brickwork or blockwork in mortar (1:1:6), cut tooth and bond to existing brickwork form opening 150x75mm for and fix plaster vent with flyscreen, render and set wall, including make good floor and skirting, seal chimney cap and remove waste and debris.	IT	175.72
	Cookers (Rayburn Or Similar)		
1450AA	COOKER:REMOVE COOKER COMPLETE Cooker:Drain down system, disconnect cooker, boiler and flue and remove, build up recess with concrete brickwork in cement lime mortar (1:1:6) including supply and build in 750x350x403mm precast concrete throating block with 200mm diameter flue hole and 750x95x150mm precast concrete lintel, make good works disturbed, and remove waste and debris.	IT	532.04
	Concrete Repairs		
1460AA	SURFACES:REPAIR CRACKS, CONCRETE NE 5MM Surfaces:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in general surfaces of concrete exceeding 300mm wide, repair ne 5mm deep and remove waste and debris.	SM	74.42
1460AB	LINTELS:REPAIR CRACKS, CONCRETE NE 5MM Lintels:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of lintels, and the like, ne 300mm girth, repair ne 5mm deep and remove waste and debris.	LM	16.78
1460AC	CILLS:REPAIR CRACKS, CONCRETE NE 5MM Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of cills, ne 300mm girth, repair ne 5mm deep and remove waste and debris.	LM	16.78
1460AJ	SURFACES:REPAIR CRACKS, CONCRETE NE 25MM Surfaces:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in general surfaces of concrete over 300mm wide, repair over 20mm and ne 25mm deep, and remove waste and debris.	SM	331.17
1460AK	LINTELS:REPAIR CRACKS, CONCRETE NE 25MM Lintels:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of lintels, and the like, ne 300mm girth, repair over 20mm and ne 25mm deep, and remove waste and debris.	LM	78.12

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ITEM	DESCRIPTION	UNIT	RATE
1460AL	CILLS:REPAIR CRACKS, CONCRETE NE 25MM Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of cills, ne 300mm girth, repair over 20mm and ne 25mm deep, and remove waste and debris.	LM	78.12
1460AD	CONCRETE SURFACES:REPAIR CRACKS, SPALLS NE 10MM Surfaces:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in general surfaces of concrete exceeding 300mm wide, repair over 5 and ne 10mm deep and remove waste and debris.	SM	145.68
1460AE	CONCRETE LINTELS:REPAIR CRACKS, SPALLS NE 10MM Lintels:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of lintels, and the like, ne 300mm girth, repair over 5 and ne 10mm deep and remove waste and debris.	LM	32.08
1460AF	CONCRETE CILLS:REPAIR CRACKS, SPALLS NE 10MM Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of cills, ne 300mm girth, repair over 5 and ne 10mm deep, and remove waste and debris.	LM	32.08
1460AG	SURFACES:REPAIR CRACKS, CONCRETE NE 15MM Surfaces:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in general surfaces of concrete exceeding 300mm wide, repair over 10 and ne 15mm deep and remove waste and debris.	SM	222.27
1460AH	LINTELS:REPAIR CRACKS, CONCRETE NE 15MM Lintels:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of lintels, and the like, ne 300mm girth, repair over 10 and ne 15mm deep and remove waste and debris.	LM	48.49
1460AI	CILLS:REPAIR CRACKS, CONCRETE NE 15MM Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of concrete with epoxy mortar in surfaces of cills, ne 300mm girth, repair over 10 and ne 15mm deep and remove waste and debris.	LM	48.49
1460BA	GUTTER:REPAIR FINLOCK Gutter:Repair defective joints to finlock gutter, cut out and repoint, make good, test gutter for leaks, and remove waste and debris.	LM	18.87
1460CA	SURFACES:REPAIR DAMAGED INTEGRATED NE 100MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete ne 100mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	107.10

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ITEM	DESCRIPTION	UNIT	RATE
1460CB	SURFACES:REPAIR DAMAGED INTEG NE 100MM NEW BAR Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete ne 100mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bar same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	117.90
1460CC	SURFACES:REPAIR DAMAGED INTEGRATED NE 200MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 100mm and ne 200mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	190.80
1460CD	SURFACES:REPAIR DAMAGED INTEG NE 200MM NEW BARS Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 100mm and ne 200mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bar same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	223.20
1460CE	SURFACES:REPAIR DAMAGED INTEGRATED NE 300MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 200mm and ne 300mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	274.50

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ITEM	DESCRIPTION	UNIT	RATE
1460CF	SURFACES:REPAIR DAMAGED INTEG NE 300MM NEW BARS Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 200mm and ne 300mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bar same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	310.50
1460CG	SURFACES:REPAIR DAMAGED INTEGRATED NE 400MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 300mm and ne 400mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	360.90
1460CH	SURFACES:REPAIR DAMAGED INTEG NE 400MM NEW BARS Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 300mm and ne 400mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bar same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	405.00
1460CJ	SURFACES:REPAIR DAMAGED INTEGRATED NE 500MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 300mm and ne 500mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	438.30

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ITEM	DESCRIPTION	UNIT	RATE
1460CK	SURFACES:REPAIR DAMAGED INTEG NE 500MM NEW BARS Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 300mm and ne 500mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bar same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	490.50
1460CL	SURFACES:REPAIR DAMAGED INTEGRATED NE 750MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 500mm and ne 750mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	598.50
1460CM	SURFACES:REPAIR DAMAGED INTEG NE 750MM NEW BARS Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 500mm and ne 750mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bar same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	702.00
1460CN	SURFACES:REPAIR DAMAGED INTEGRATED NE 1000MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 750mm and ne 1000mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible microporous protective membrane, make good and remove waste and debris.	LM	864.00

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ITEM	DESCRIPTION	UNIT	RATE
1460CP	SURFACES:REPAIR DAMAGED INTEG NE 1000MM NEW BARS Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 750mm and ne 1000mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bar same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	922.50
1460CQ	SURFACES:REPAIR DAMAGED INTEGRATED OVER 1000MM Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 1000mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	SM	913.50
1460CR	SURFACES:REPAIR DAMAGED INTEG OVER 1000MM NEW BARS Surfaces:Remove all loose, friable particles and damaged surfaces from face or soffit of concrete over 1000mm wide/girth, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by grit blasting to form key, apply corrosion resistant primer to reinforcement, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	SM	990.00
1460DA	SURFACES:RENEW DAMAGED DEEP NE 100MM Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete ne 100mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	117.00

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ITEM	DESCRIPTION	UNIT	RATE
1460DB	SURFACES:RENEW DAMAGED DEEP NE 100MM NEW BAR Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete ne 100mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	127.80
1460DC	SURFACES:RENEW DAMAGED DEEP NE 200MM Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 100 and ne 200mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	216.00
1460DD	SURFACES:RENEW DAMAGED DEEP NE 200MM NEW BARS Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 100mm and ne 200mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	248.40

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ITEM	DESCRIPTION	UNIT	RATE
1460DE	SURFACES:RENEW DAMAGED DEEP NE 300MM Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 200 and ne 300mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	306.00
1460DF	SURFACES:RENEW DAMAGED DEEP NE 300MM NEW BARS Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 200mm and ne 300mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	342.00
1460DG	SURFACES:RENEW DAMAGED DEEP NE 500MM Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 300 and ne 500mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	468.00

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ITEM	DESCRIPTION	UNIT	RATE
1460DH	SURFACES:RENEW DAMAGED DEEP NE 500MM NEW BARS Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 300mm and ne 500mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	522.00
1460DJ	SURFACES:RENEW DAMAGED DEEP NE 750MM Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 500 and ne 750mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	648.00
1460DK	SURFACES:RENEW DAMAGED DEEP NE 750MM NEW BARS Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 500mm and ne 750mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	751.50

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ITEM	DESCRIPTION	UNIT	RATE
1460DL	SURFACES:RENEW DAMAGED DEEP NE 1000MM Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 750 and ne 1000mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	940.50
1460DM	SURFACES:RENEW DAMAGED DEEP NE 1000MM NEW BARS Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 750mm and ne 1000mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	LM	990.00
1460DN	SURFACES:RENEW DAMAGED DEEP OVER 1000MM Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 1000mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	SM	1017.00

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ITEM	DESCRIPTION	UNIT	RATE
1460DP	SURFACES:RENEW DAMAGED DEEP OVER 1000MM NEW BARS Surfaces:Saw cut perimeter of concrete to be removed from face or soffit of concrete over 1000mm wide/girth, remove all defective concrete until sound concrete is reached to satisfaction of Client's Representative, cut back to remove concrete around reinforcement if necessary to expose full length of any rusted sections of reinforcement, insert new reinforcing bars same diameter as existing and tied to existing, clean off surface of concrete and reinforcement by dry abrasive blasting, scabbing or mechanical wire brushing or other approved method to form key, prior to placing any repair mortar, prepare and prime the concrete and steel substrates in accordance with the repair mortar manufacturer's technical data sheet, apply concrete primer coat of polymer modified cement mortar or epoxy resin, patch repair with purpose designed factory mixed polymer enhanced cementitious mortar with graded aggregate, applied in layers up to 25mm thick, upon completion apply a flexible micro-porous protective membrane, make good and remove waste and debris.	SM	1093.50
1460EA	CONCRETE REINFORCEMENT:APPLY CORROSION INHIBITORS Concrete Reinforcement:Prepare, clean off all dust and debris, Pencil Vacuum Clast Clean reinforcement, apply approved corrosion inhibitors in accordance with product data sheet, prepare for concrete repairs and remove waste and debris.	SM	27.68
1460EB	CONCRETE REINFORCEMENT:REPLACE REINFORCEMENT Concrete Reinforcement:Breakout and sufficiently expose reinforcement to a depth no greater than 25mm 50mm beyond the end of the lap or joint to be made with the salvaged reinforcement. Corroded reinforcements are to be removed by either saw cutting for shearing. Replacement reinforcement to be of equal diameter to the existing. New reinforcements are to be either welded or mechanically jointed to the existing. Prepare for concrete repairs and remove waste and debris.	SM	81.35
	Concrete Testing		
1462AA	CONCRETE TEST:HAMMER Concrete Test:Hammer test all exposed surfaces of external concrete including soffits, edges and the like.	SM	8.87
1462BA	CONCRETE TEST:COVER METER SURVEY Concrete Test:Cover meter survey test on all exposed surfaces of external concrete soffits.	SM	11.09
1462CA	CONCRETE TEST:CARBONATION DEPTH TEST Concrete Test:Carbonation depth testing using Phenol Pthalin or other equal and approved spray to broken and exposed surfaces of concrete.	SM	17.83
	Fairing Coat		
1463AA	FAIRING COAT:APPLY 5MM COAT Fairing Coat:Apply 5mm cementitious fairing coat to fill blow holes and surface imperfections to areas of concrete and rendered soffits, beams, canopies, upstands, columns and walls, and remove waste and debris.	SM	9.74

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ITEM	DESCRIPTION	UNIT	RATE
	Concrete Structures - Repairs		
	Concrete Repairs - Sundries		
1464BA	SURFACES:BREAKOUT REPAIR NE 40 PER 100M2 Surfaces:Breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, repairs less than 40 per 100m2 of structural surfaces, make good, remove waste and debris.	SM	8.89
1464BB	SURFACES:BREAKOUT REPAIR 40-80 PER 100M2 Surfaces:Breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, repairs over 40 and ne 80 per 100m2 of structural surfaces, make good, remove waste and debris.	SM	12.23
1464BC	SURFACES:BREAKOUT REPAIR OVER 80 PER 100M2 Surfaces:Breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, repairs over 80 per 100m2 of structural surfaces, make good, remove waste and debris.	SM	15.56
1464CA	SURFACES:APPLY CONCRETE ACRYLIC SYSTEM 5YRS Surfaces:Prepare and apply concrete acrylic water based anti-carbonation coating system in accordance with the manufacturer's technical data sheet to provide a 5 year warranty	SM	6.93
1464DA	SURFACES:APPLY MCI CORROSION INHIBITER Surfaces:Prepare, clean off dust and debris, apply MCI corrosion inhibitor in accordance with the manufacturer's technical data sheet, make good, remove waste and debris.	SM	18.94
1464EA	SURFACES:APPLY COATING SYSTEM 5YRS Surfaces:Prepare and apply elastic coating system in accordance with the manufacturer's technical data sheet to provide a 5 year warranty	SM	4.01
1464EB	SURFACES:APPLY COATING SYSTEM 10YRS Surfaces:Prepare and apply elastic coating system in accordance with the manufacturer's technical data sheet to provide a 10 year warranty	SM	5.04
1464EC	SURFACES:APPLY COATING SYSTEM 15YRS Surfaces:Prepare and apply elastic coating system in accordance with the manufacturer's technical data sheet to provide a 15 year warranty	SM	6.06
1464FA	SURFACES:GRIT BLAST TO REMOVE COATINGS Surfaces:Clean down wall or paving to remove coatings from structural surfaces using grit blasing, apply a thorough high pressure hot water rinse to remove all traces of grit, paint, other coatings, debris etc. and allow to dry.	SM	7.24
	Concrete Protection and Repair Systems		
1465AA	SURFACES:POWER WASH IMPREGNATION SYSTEM 5YR Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of un-coated concrete at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply silane water based impregnation system having a 5 year warranty and remove waste and debris. (concrete repairs measured seperately)	SM	9.39

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ITEM	DESCRIPTION	UNIT	RATE
1465BA	SURFACES:POWER WASH ACRYLIC COATING 5YR Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of existing coated concrete at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply concrete acrylic coating system in accordance with the manufacturer's technical data sheet having a 5 year warranty and remove waste and debris. (concrete repairs measured seperately)	SM	7.59
1465CA	SURFACES:WASH REPAIR ACRYLIC COATING 5YR Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of existing coated concrete at a minimum pressure of 1500 psi, but not to exceed 2000 psi, breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, apply concrete acrylic water based anti-carbonation coating system in accordance with the manufacturer's technical data sheet having a 5 year warranty and remove waste and debris. (other concrete repairs measured seperately)	SM	13.03
1465CB	SURFACES:WASH REPAIR FILLER ACRYLIC COATING 5YR Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of existing coated concrete at a minimum pressure of 1500 psi, but not to exceed 2000 psi, breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, apply highly adhesive filler primer, apply concrete acrylic water based anti-carbonation coating system in accordance with the manufacturer's technical data sheet having a 5 year warranty and remove waste and debris. (other concrete repairs measured seperately)	SM	16.58
1465DA	SURFACES:WASH REPAIR PRIMER ELASTIC COATING 5YR Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of existing coated concrete at a minimum pressure of 1500 psi, but not to exceed 2000 psi, breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, apply quartz based primer, apply an elastomeric water based filler paint, apply an elastic coating system in accordance with the manufacturer's technical data sheet, having a 5 year warranty and remove waste and debris. (other concrete repairs measured seperately)	SM	19.61
1465EA	SURFACES:GRIT BLAST REPAIR ELASTIC COATING 10YR Surfaces:Grit blast to remove all coatings from surfaces of concrete, identify repairs, breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, apply a water based migratory corrosion inhibiter, apply a fast curing levelling mortar , finished to a feather edge, apply an elastomeric coating system in accordance with the manufacturer's technical data sheet to surfaces except balcony soffits which should be treated with an anti-carbonation coating system in accordance with the manufacturer's technical data sheet, having a 10 year warranty and remove waste and debris. (other concrete repairs measured seperately)	SM	20.83
1465FA	SURFACES:GRIT BLAST REPAIR ELASTIC COATING 15YR Surfaces:Grit blast to remove all coatings from surfaces of concrete, identify repairs, breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, apply a water based migratory corrosion inhibiter, apply a fast curing levelling mortar, finished to a feather edge, apply an elastomeric anti-carbonation system in accordance with the manufacturer's technical data sheet to surfaces except balcony soffits which should be treated with two coats of water based acrylic anti-carbonation coating system in accordance with the manufacturer's technical data sheet, having a 15 year warranty and remove waste and debris. (other concrete repairs measured seperately)	SM	22.18

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ITEM	DESCRIPTION	UNIT	RATE
1465FB	SURFACES:GRIT BLAST DIAGNOSTIC ELASTIC COAT 15YR Surfaces:Grit blast to remove all coatings from surfaces of concrete, full diagnostic survey, breakout defective concrete surfaces and repair with a fast curing repair mortar, finished to a feather edge, apply a water based migratory corrosion inhibiter, apply a fast curing levelling mortar , finished to a feather edge, apply an elastomeric anti-carbonation sytem in accordance with the manufacturer's technical data sheet to surfaces except balcony soffits which should be treated with two coats of water based acrylic anti-carbonation coating system in accordance with the manufacturer's technical data sheet, having a 15 year warranty and remove waste and debris. (other concrete repairs measured seperately)	SM	26.84
	Internal Staircase Repair Systems		
1465JA	SURFACES:BREAKOUT REPAIR NE 50MM AREA NE 0.1M2 Surfaces:Breakout defective concrete surfaces for depth up to 50mm and area ne 0.10m2 and repair with a fast curing repair mortar in accordance with the manufacturer's technical data sheet, finished to a feather edge, in internal staircase areas and other isolated areas make good, remove waste and debris.	NO	7.44
1465JB	SURFACES:BREAKOUT REPAIR NE 50MM AREA NE 0.25M2 Surfaces:Breakout defective concrete surfaces for depth up to 50mm and area over 0.10 and ne 0.25m2 and repair with a fast curing repair mortar in accordance with the manufacturer's technical data sheet, finished to a feather edge, in internal staircase areas and other isolated areas make good, remove waste and debris.	NO	9.89
1465JC	SURFACES:BREAKOUT REPAIR NE 50MM AREA NE 0.5M2 Surfaces:Breakout defective concrete surfaces for depth up to 50mm and area over 0.25m2 and ne 0.50m2 and repair with a fast curing repair mortar in accordance with the manufacturer's technical data sheet, finished to a feather edge, in internal staircase areas and other isolated areas make good, remove waste and debris.	NO	12.33
1465JD	SURFACES:BREAKOUT REPAIR NE 100MM AREA NE 0.1M2 Surfaces:Breakout defective concrete surfaces for depth over 50mm and ne 100mm and area ne 0.10m2 and repair with a fast curing repair mortar in accordance with the manufacturer's technical data sheet, finished to a feather edge, in internal staircase areas and other isolated areas make good, remove waste and debris.	NO	13.44
1465JE	SURFACES:BREAKOUT REPAIR NE 100MM AREA NE 0.25M2 Surfaces:Breakout defective concrete surfaces for depth over 50mm and ne 100mm and area over 0.10m2 and ne 0.25m2 and repair with a fast curing repair mortar in accordance with the manufacturer's technical data sheet, finished to a feather edge, in internal staircase areas and other isolated areas make good, remove waste and debris.	NO	16.33
1465JF	SURFACES:BREAKOUT REPAIR NE 100MM AREA NE 0.5M2 Surfaces:Breakout defective concrete surfaces for depth over 50mm and ne 100mm and area over 0.25m2 and ne 0.50m2 and repair with a fast curing repair mortar in accordance with the manufacturer's technical data sheet, finished to a feather edge, in internal staircase areas and other isolated areas make good, remove waste and debris.	NO	19.22

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ITEM	DESCRIPTION	UNIT	RATE
	Private Balcony Repair Systems		
1466AA	PRIVATE BALCONY:REPAIRS, WATERPROOFING 8YR Private Balcony:Liaise with residents to carry out operations, remove all residents' possessions from balcony for storage and subsequent reinstatement, pressure wash balcony and lightly mechanically prepare to remove any surface contamination, laitance (concrete) or weak binder (asphalt), clean out gulley's and drains, mechanically prepare surfaces using the following techniques: Concrete Surfaces: Light captive shot blasting or hand grinding. Asphalt Surfaces: Scarify, grind or lightly bead blast. Apply priming layer to concrete surfaces, apply where required 2kg/m2 of polyurethane membrane and embed into fleece and encapsulate whilst still wet, allow to cure - time dependant upon degree of acceleration, apply polyurethane waterproofing layer at 2kg/m2 and accelerate to suit the installation requirements, apply an epoxy seal coat incorporating anti-slip polymer roller at 0.3kg/m2, allow 3 hours before exposing to light foot traffic (3 hours at 20c/5 hours at 10c) 48 hours before normal usage. 8 year joint warranty for all such treated surfaces extendable to 15 years with correct maintenance and re-coat.	NO	261.79
1466BA	PRIVATE BALCONY:REPAIRS, WATERPROOFING 8YRS Private Balcony:Liaise with residents to carry out operations, remove all residents' possessions from balcony for storage and subsequent reinstatement,pressure wash balcony and lightly mechanically prepare to remove any surface contamination, laitance (concrete) or weak binder (asphalt), clean out gulley's and drains, mechanically prepare surfaces using the following techniques: Concrete Surfaces: Light captive shot blasting or hand grinding. Asphalt Surfaces: Scarify, grind or lightly bead blast. Breakout all repair areas including weak, de-bonded , torn or rucked asphalt and areas of concrete adjacent to corroding steel. apply priming layer to concrete surfaces, effect deck concrete repairs using epoxy mortars and reform joint arrises as appropriate, repair asphalt with polyurethane filler (small areas) or polyuretnae mortar (large areas) to reinstate the surface profile and level, apply where required 2kg/m2 of polyurethane membrane and embed into fleece and encapsulate whilst still wet, allow to cure - time dependant upon degree of acceleration, apply polyurethane waterproofing layer at 2kg/m2 and accelerate to suit the installation requirements, apply an epoxy seal coat incorporating anti-slip polymer roller at 0.3kg/m2, allow 3 hours before exposing to light foot traffic (3 hours at 20c/5 hours at 10c) 48 hours before normal usage. 8 year joint warranty for all such treated surfaces extendable to 15 years with correct maintenance and re-coat.	NO	395.91
	Juliet Balcony Repair System		
1467AA	JULIET BALCONY:REPAIRS WATERPROOFING 8YR Juliet Balcony:Liaise with residents to carry out operations, remove all residents' possessions from balcony for storage and subsequent reinstatement, pressure wash balcony and lightly mechanically prepare to remove any surface contamination, laitance (concrete) or weak binder (asphalt), clean out gulley's and drains, mechanically prepare surfaces using the following techniques: Concrete Surfaces: Light captive shot blasting or hand grinding. Asphalt Surfaces: Scarify, grind or lightly bead blast. Apply priming layer to concrete surfaces, apply where required 2kg/m2 of polyurethane membrane and embed into fleece and encapsulate whilst still wet, allow to cure - time dependant upon degree of acceleration, apply polyurethane waterproofing layer at 2kg/m2 and accelerate to suit the installation requirements, apply an epoxy seal coat incorporating anti-slip polymer roller at 0.3kg/m2, allow 3 hours before exposing to light foot traffic (3 hours at 20c/5 hours at 10c) 48 hours before normal usage. 8 year joint warranty for all such treated surfaces extendable to 15 years with correct maintenance and re-coat.	NO	149.36

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ITEM	DESCRIPTION	UNIT	RATE
1467BA	JULIET BALCONY:REPAIRS WATERPROOFING 8YRS Juliet Balcony:Liaise with residents to carry out operations, remove all residents' possessions from balcony for storage and subsequent reinstatement,pressure wash balcony and lightly mechanically prepare to remove any surface contamination, laitance (concrete) or weak binder (asphalt), clean out gulley's and drains, mechanically prepare surfaces using the following techniques: Concrete Surfaces: Light captive shot blasting or hand grinding. Asphalt Surfaces: Scarify, grind or lightly bead blast. Breakout all repair areas including weak, de-bonded , torn or rucked asphalt and areas of concrete adjacent to corroding steel. apply priming layer to concrete surfaces, effect deck concrete repairs using epoxy mortars and reform joint arrises as appropriate, repair asphalt with polyurethane filler (small areas) or polyuretnae mortar (large areas) to reinstate the surface profile and level, apply where required 2kg/m2 of polyurethane membrane and embed into fleece and encapsulate whilst still wet, allow to cure - time dependant upon degree of acceleration, apply polyurethane waterproofing layer at 2kg/m2 and accelerate to suit the installation requirements, apply an epoxy seal coat incorporating anti-slip polymer roller at 0.3kg/m2, allow 3 hours before exposing to light foot traffic (3 hours at 20c/5 hours at 10c) 48 hours before normal usage. 8 year joint warranty for all such treated surfaces extendable to 15 years with correct maintenance and re-coat.	NO	243.04
	Public Balcony Repair System		
1468AA	PUBLIC BALCONY:FULL WATERPROOFING SYSTEM 8YR Public Balcony:Pressure wash balcony and lightly mechanically prepare to remove any surface contamination, laitance (concrete) or weak binder (asphalt), clean out gulley's and drains, mechanically prepare surfaces using the following techniques: Concrete Surfaces: Light captive shot blasting or hand grinding. Asphalt Surfaces: Scarify, grind or lightly bead blast. Apply priming layer to concrete surfaces, apply where required 2kg/m2 of polyurethane membrane and embed into fleece and encapsulate whilst still wet, allow to cure - time dependant upon degree of acceleration, apply polyurethane waterproofing layer at 2kg/m2 and accelerate to suit the installation requirements, apply an epoxy seal coat incorporating anti-slip polymer roller at 0.3kg/m2, allow 3 hours before exposing to light foot traffic (3 hours at 20c/5 hours at 10c) 48 hours before normal usage. 8 year joint warranty for all such treated surfaces extendable to 15 years with correct maintenance and re-coat.	SM	85.83
1468BA	PUBLIC BALCONY:FULL WATERPROOFING SYSTEM 8YRS Public Balcony:Pressure wash balcony and lightly mechanically prepare to remove any surface contamination, laitance (concrete) or weak binder (asphalt), clean out gulley's and drains, mechanically prepare surfaces using the following techniques: Concrete Surfaces: Light captive shot blasting or hand grinding. Asphalt Surfaces: Scarify, grind or lightly bead blast. Breakout all repair areas including weak, de-bonded , torn or rucked asphalt and areas of concrete adjacent to corroding steel. apply priming layer to concrete surfaces, effect deck concrete repairs using epoxy mortars and reform joint arrises as appropriate, repair asphalt with polyurethane filler (small areas) or polyuretnae mortar (large areas) to reinstate the surface profile and level, apply where required 2kg/m2 of polyurethane membrane and embed into fleece and encapsulate whilst still wet, allow to cure - time dependant upon degree of acceleration, apply polyurethane waterproofing layer at 2kg/m2 and accelerate to suit the installation requirements, apply an epoxy seal coat incorporating anti-slip polymer roller at 0.3kg/m2, allow 3 hours before exposing to light foot traffic (3 hours at 20c/5 hours at 10c) 48 hours before normal usage. 8 year joint warranty for all such treated surfaces extendable to 15 years with correct maintenance and re-coat.	SM	158.38

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ITEM	DESCRIPTION	UNIT	RATE
	Structural Joints and Crack Inducement		
1469AA	STRUCTURAL JOINT:NE 30MM SEALANT, BACKING ROD Structural Joint:Remove all failed joint sealants to structural joint ne 30mm wide ensuring that the joint arises are free of sealant remnants, supply and install new joint backing rod, gun apply Multi-Sil or Flexi-Seal LM (to facades) or Flexi-Seal HM (to floors) or other equal and approved ensuring correct joint geometry, tool smooth to finish, 5 year joint warranty.	LM	16.48
1469AB	STRUCTURAL JOINT:OVER 30MM SEALANT, BACKING ROD Structural Joint:Remove all failed joint sealants to structural joint over 30mm wide ensuring that the joint arises are free of sealant remnants, supply and install new joint backing rod, gun apply Multi-Sil or Flexi-Seal LM (to facades) or Flexi-Seal HM (to floors) or other equal and approved ensuring correct joint geometry, tool smooth to finish, 5 year joint warranty.	LM	18.13
1469BA	SURFACES:CRACK INDUCEMENT Surfaces:Cut chase in concrete surface to required dimensions, install backing rod and fill with Flexi-Seal or other equal and approved material,	LM	15.00
1469CA	SURFACES:MORTAR JOINT NE0.5M Surfaces:Rake out and fill joint between structural units ne 0.50m long with cement lime mortar(1:1:6)	NO	4.72
	External Wall Cladding System		
	Proprietary Brick System		
1470AA	CLADDING:INSTALL BRICK SYSTEM Cladding:Install 'Eurobrick' or other equal and approved brick cladding system comprising of 50mm insulation panels with plastic former all plugged and screwed to structure, brick slips fixed to plastic former in accordance with manufacturers instructions, including all corner units, reveals, cills, jointing, soldier courses etc, provide and fit approved plastic sleeves to airbricks, vents as necessary and provide and fit 'stadium' or other equal and approved grilles to sleeves, and remove waste and debris.	SM	110.00
	Firestopping to Floors and Walls		
	Firestopping to Cable Penetration		
1502AA	FIRESTOPPING:EXIST CABLE OPENING FLOOR/WALL<0.10SM Firestopping:Quelfire QF1 or other fire protection compound for cable penetration wall/floor opening, ne 0.10 sm, and ne 160mm thick, installed as manufacturer's recommendations.	IT	37.18
1502AB	FIRESTOPPING:EXIST CABLE OPENING FLOOR/WALL<0.25SM Firestopping:Quelfire QF1 or other fire protection compound for cable penetration wall/floor opening, over 0.10 ne 0.25 sm, and ne 160mm thick, installed as manufacturer's recommendations.	IT	80.54
1502AC	FIRESTOPPING:EXIST CABLE OPENING FLOOR/WALL<0.50SM Firestopping:Quelfire QF1 or other fire protection compound for cable penetration wall/floor opening, over 0.25 ne 0.50 sm, and ne 160mm thick, installed as manufacturer's recommendations.	IT	154.02

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ITEM	DESCRIPTION	UNIT	RATE
	Firestopping for Pipe/Tray Penetration		
1502BA	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.25SM 100MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.25 sm, and ne 100mm deep.	IT	68.66
1502BB	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.50SM 100MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.50 sm, and ne 100mm deep.	IT	117.83
1502BC	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.25SM 150MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.25 sm, and ne 150mm deep.	IT	86.29
1502BD	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.50SM 150MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.50 sm, and ne 150mm deep.	IT	158.64
1502BE	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.25SM 200MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.25 sm, and ne 200mm deep.	IT	108.13
1502BF	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.50SM 200MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.50 sm, and ne 200mm deep.	IT	197.22
1502BG	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.25SM 250MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.25 sm, and ne 250mm deep.	IT	130.64
1502BH	FIRESTOPPING:EXISTING PIPE FLOOR NE 0.50SM 250MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to floor, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.50 sm, and ne 250mm deep.	IT	237.58
1502CA	FIRESTOPPING:EXISTING PIPE WALL NE 0.25SM 100MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to wall, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.25 sm, and ne 100mm thick.	IT	64.23
1502CB	FIRESTOPPING:EXISTING PIPE WALL NE 0.50SM 100MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to wall, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.50 sm, and ne 100mm thick.	IT	119.16

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ITEM	DESCRIPTION	UNIT	RATE
1502CF	FIRESTOPPING:EXISTING PIPE WALL OVER 1.00SM 100MM Firestopping:Approved non-combustible lightweight aggregate, inorganic binders and gypsum cement fire stop compound as gap filling material to form rigid smoke and gas tight seal for pipe/tray penetration to wall, including 50mm mineral wool slab shuttering, opening over 1.00 sm, and ne 100mm thick.	IT	169.04
1502CC	FIRESTOPPING:EXISTING PIPE WALL NE 0.25SM 150MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to wall, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.25 sm, and ne 150mm thick.	IT	86.29
1502CD	FIRESTOPPING:EXISTING PIPE WALL NE 0.50SM 150MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to wall, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.50 sm, and ne 150mm thick.	IT	158.64
1502CE	FIRESTOPPING:EXISTING PIPE WALL NE 0.25SM 225MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to wall, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.25 sm, and ne 225mm thick.	IT	119.71
1502CG	FIRESTOPPING:EXISTING PIPE WALL NE 0.50SM 225MM Firestopping:Quelfire QF2 or other fire protection compound for pipe/tray penetration to wall, inc Quelfire or other mineral wool slab, minimum of 50mm, opening ne 0.50 sm, and ne 225mm thick.	IT	219.28
1502DA	FIRESTOPPING:EXTG DUCT FLOOR/WALL NE 0.25SM 225MM Firestopping:Quelfire QF4 or other fire protection compound for metal duct/pipe to floor/wall, formwork, 5-10 mm mineral or ceramic wool, compound minimum 160mm, opening ne 0.25sm and ne 225mm thick.	IT	123.26
1502DB	FIRESTOPPING:EXTG DUCT FLOOR/WALL NE 0.50SM 225MM Firestopping:Quelfire QF4 or other fire protection compound for metal duct/pipe to floor/wall, formwork, 5-10 mm mineral or ceramic wool, compound minimum 160mm, opening ne 0.50sm and ne 225mm thick.	IT	220.17
1502FA	FIRESTOPPING:PROVIDE INTUM FR COLLAR TO 40MM PIPE Firestopping:Provide and install intumescent 2 hour fire resistant collar to 40mm diameter pipe, consisting of 1.0mm red paint coated steel sheet collar casing with lock for strapping the ends and stabilising it on to any type of plastic (PVC, PP, PE or HDPE) pipe and mounting brackets fixing the collar to the walls or floors and graphite based flexible insert, EI tested to EN1366-3, make good and remove waste and debris.	NO	14.53
1502FB	FIRESTOPPING:PROVIDE INTUM FR COLLAR TO 55MM PIPE Firestopping:Provide and install intumescent 2 hour fire resistant collar to 55mm diameter pipe, consisting of 1.0mm red paint coated steel sheet collar casing with lock for strapping the ends and stabilising it on to any type of plastic (PVC, PP, PE or HDPE) pipe and mounting brackets fixing the collar to the walls or floors and graphite based flexible insert, EI tested to EN1366-3, make good and remove waste and debris.	NO	16.47

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ITEM	DESCRIPTION	UNIT	RATE
1502FC	FIRESTOPPING:PROVIDE INTUM FR COLLAR TO 63MM PIPE Firestopping:Provide and install intumescent 2 hour fire resistant collar to 63mm diameter pipe, consisting of 1.0mm red paint coated steel sheet collar casing with lock for strapping the ends and stabilising it on to any type of plastic (PVC, PP, PE or HDPE) pipe and mounting brackets fixing the collar to the walls or floors and graphite based flexible insert, EI tested to EN1366-3, make good and remove waste and debris.	NO	17.96
1502FD	FIRESTOPPING:PROVIDE INTUM FR COLLAR TO 82MM PIPE Firestopping:Provide and install intumescent 2 hour fire resistant collar to 82mm diameter pipe, consisting of 1.0mm red paint coated steel sheet collar casing with lock for strapping the ends and stabilising it on to any type of plastic (PVC, PP, PE or HDPE) pipe and mounting brackets fixing the collar to the walls or floors and graphite based flexible insert, EI tested to EN1366-3, make good and remove waste and debris.	NO	20.52
1502FE	FIRESTOPPING:PROVIDE INTUM FR COLLAR 110MM PIPE Firestopping:Provide and install intumescent 2 hour fire resistant collar to 110mm diameter pipe, consisting of 1.0mm red paint coated steel sheet collar casing with lock for strapping the ends and stabilising it on to any type of plastic (PVC, PP, PE or HDPE) pipe and mounting brackets fixing the collar to the walls or floors and graphite based flexible insert, EI tested to EN1366-3, make good and remove waste and debris.	NO	23.70
1502FF	FIRESTOPPING:PROVIDE INTUM FR COLLAR 125MM PIPE Firestopping:Provide and install intumescent 2 hour fire resistant collar to 125mm diameter pipe, consisting of 1.0mm red paint coated steel sheet collar casing with lock for strapping the ends and stabilising it on to any type of plastic (PVC, PP, PE or HDPE) pipe and mounting brackets fixing the collar to the walls or floors and graphite based flexible insert, EI tested to EN1366-3, make good and remove waste and debris.	NO	32.50
1502FG	FIRESTOPPING:PROVIDE INTUM FR COLLAR 160MM PIPE Firestopping:Provide and install intumescent 2 hour fire resistant collar to 160mm diameter pipe, consisting of 1.0mm red paint coated steel sheet collar casing with lock for strapping the ends and stabilising it on to any type of plastic (PVC, PP, PE or HDPE) pipe and mounting brackets fixing the collar to the walls or floors and graphite based flexible insert, EI tested to EN1366-3, make good and remove waste and debris.	NO	38.08
	Fire Batts		
1502EA	FIRESTOPPING:PROVIDE 50MM FIREBATT 4HR INTEGRITY Firestopping:Supply and install in any location or renew existing fire batt with 50mm high density fire resistant paint coated both sides rock wool fire batt or 50mm factory finished multilayer low resin bonded rock mineral fibre board with up to 4 hour fire rating, cut and fitted, bedded and sealed with intummastic, make good, remove waste and debris.	SM	68.37
1502EB	FIRESTOPPING:PROVIDE 100MM FIREBATT 4HR INTEGRITY Firestopping:Supply and install in any location or renew existing fire batt with 100mm high density fire resistant paint coated both sides rock wool fire batt or 100mm factory finished multilayer low resin bonded rock mineral fibre board with up to 4 hour fire rating, cut and fitted, bedded and sealed with intummastic, make good, remove waste and debris.	SM	95.83

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ITEM	DESCRIPTION	UNIT	RATE
	Structure		
	Confined Spaces		
1999XA	WORKING IN CONFINED SPACES:ADDITIONAL LABOUR Working in Confined Spaces:Extra over for additional labour to meet health and safety requirements for work to be carried out in confined spaces. To be claimed in addition to appropriate SOR codes per additional operative per hour as agreed by Client Representative.	HR	26.61

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ITEM	DESCRIPTION	UNIT	RATE
	MASONRY		
	Natural Stone		
1022AA	STONE:REBUILD WALL NE 300MM NS IRREGULAR COURSES Stone:Rebuild stone wall ne 300mm thick, take down and clean off, set aside and rebuild irregular coursed natural stone wall including providing additional stone to match as necessary bed, joint and point to match existing in lime mortar (1:3) including copings and other features and remove waste and debris.	SM	359.72
1022AB	STONE:REBUILD WALL OVER 300MM NS IRREGULAR Stone:Rebuild stone wall over 300mm thick take down and clean off, set aside and rebuild irregular coursed natural stone wall including providing additional stone to match as necessary bed, joint and point to match existing in lime mortar (1:3) including copings and other features and remove waste and debris.	SM	507.76
1022BA	STONE:REBUILD WALL NE 300MM NS REGULAR COURSES Stone:Rebuild stone wall ne 300mm thick take down and clean off, set aside and rebuild regular coursed natural stone wall including providing additional stone to match as necessary bed, joint and point to match existing in lime mortar (1:3) including copings and other features and remove waste and debris.	SM	420.28
1022BB	STONE:REBUILD WALL OVER 300MM NS REGULAR COURSES Stone:Rebuild stone wall over 300mm thick take down and clean off, set aside and rebuild regular coursed natural stone wall including providing additional stone to match as necessary bed, joint and point to match existing in lime mortar (1:3) including copings and other features and remove waste and debris.	SM	510.34
	Reconstructed Stone		
1022CA	STONE:REBUILD WALL NE 300MM RS IRREGULAR COURSES Stone:Rebuild stone wall ne 300mm thick take down and clean off, set aside and rebuild irregular coursed reconstructed stone wall including providing additional stone to match as necessary bed, joint and point to match existing in gauged mortar (1:1:6) including copings and other features and remove waste and debris.	SM	307.08
1022CB	STONE:REBUILD WALL OVER 300MM RS IRREGULAR Stone:Rebuild stone wall over 300mm thick take down and clean off, set aside and rebuild irregular coursed reconstructed stone wall including providing additional stone to match as necessary bed, joint and point to match existing in gauged mortar (1:1:6) including copings and other features and remove waste and debris.	SM	356.91
1022DA	STONE:REBUILD WALL NE 300MM RS REGULAR COURSES Stone:Rebuild stone wall ne 300mm thick take down and clean off, set aside and rebuild regular coursed reconstructed stone wall including providing additional stone to match as necessary bed, joint and point to match existing in gauged mortar (1:1:6) including copings and other features and remove waste and debris.	SM	361.51

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ITEM	DESCRIPTION	UNIT	RATE
1022DB	STONE:REBUILD WALL OVER 300MM RS REGULAR COURSES Stone:Rebuild stone wall over 300mm thick take down and clean off, set aside and rebuild regular coursed reconstructed stone wall including providing additional stone to match as necessary bed, joint and point to match existing in gauged mortar (1:1:6) including copings and other features and remove waste and debris.	SM	421.18
1022DC	STONE:REBUILD WALL CAVITY SKIN RS REGULAR COURSES Stone:Rebuild stone outer skin of cavity wall take down and clean off, set aside and rebuild 100mm regular coursed reconstructed stone outer skin including providing additional stone to match as necessary bed, joint and point to match existing in gauged mortar (1:1:6) including stainless steel wall ties, damp proof courses, seal cavity around openings, build in lintels, bonding to existing and remove waste and debris.	SM	258.70
1022DD	STONE:REBUILD WALL CAVITY SKIN RS IRREGULAR Stone:Rebuild stone outer skin of cavity wall take down and clean off, set aside and rebuild 100mm irregular coursed reconstructed stone outer skin including providing additional stone to match as necessary bed, joint and point to match existing in gauged mortar (1:1:6) including stainless steel wall ties, damp proof courses, seal cavity around openings, build in lintels, bonding to existing and remove waste and debris.	SM	219.59
1022EA	WALL:RAKE OUT AND REPOINT STONEWORK Wall:Rake out existing joints of stonework minimum 20mm deep and repoint in cement or lime mortar to match existing and remove waste and debris.	SM	28.48
1022EB	WALL:RAKE OUT REPOINT AND RESET STONEWORK Wall:Rake out existing joints of stonework minimum 20mm deep allow for dubbing out and resetting stonework including provision of any new matching stonework and repoint in cement or lime mortar to match existing and remove waste and debris.	SM	128.97
	Stone Repairs		
1461AA	STONE SURFACES:REPAIR CRACKS STONEWORK NE 5MM Stone Surfaces:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in general surfaces of stone exceeding 300mm wide, repair ne 5mm deep and remove waste and debris.	SM	78.86
1461AB	LINTELS:REPAIR CRACKS, STONE NE 5MM Lintels:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of lintels, the like, ne 300mm girth, repair ne 5mm deep, and remove waste and debris.	LM	17.67
1461AJ	LINTELS/CILLS:REPAIR CRACKS STONEWORK NE 5MM Lintels/Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of lintels, and the like, ne 300mm girth, repair ne 5mm deep and remove waste and debris.	LM	17.67
1461AC	CILLS:REPAIR CRACKS, SPALLS STONE NE 5MM Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of cills, ne 300mm girth, repair ne 5mm deep, and remove waste and debris.	LM	17.67

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ITEM	DESCRIPTION	UNIT	RATE
1461AD	STONE SURFACES:REPAIR CRACKS, SPALLS NE 10MM Surfaces:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in general surfaces of stone exceeding 300mm wide, repair over 5 and ne 10mm deep and remove waste and debris.	SM	150.56
1461AE	STONE LINTELS:REPAIR CRACKS, SPALLS NE 10MM Stone Lintels:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of lintels, the like, ne 300mm girth, repair over 5 and ne 10mm deep, and remove waste and debris.	LM	32.97
1461AK	LINTELS/CILLS:REPAIR CRACKS STONEWORK NE 10MM Lintels/Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of lintels, and the like, ne 300mm girth, repair over 5 and ne 10mm deep and remove waste and debris.	LM	32.97
1461AF	STONE CILLS:REPAIR CRACKS, SPALLS NE 10MM Stone Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of cills, ne 300mm girth, repair over 5 and ne 10mm deep, and remove waste and debris.	LM	32.97
1461AG	STONE SURFACES:REPAIR CRACKS STONEWORK NE 15MM Stone Surfaces:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in general surfaces of stone exceeding 300mm wide, repair over 10 and ne 15mm deep and remove waste and debris.	SM	228.48
1461AH	LINTELS:REPAIR CRACKS, STONE NE 15MM Lintels:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of lintels, the like, ne 300mm girth, repair over 10 and ne 15mm deep, and remove waste and debris.	LM	49.82
1461AL	LINTELS/CILLS:REPAIR CRACKS STONEWORK NE 15MM Lintels/Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of lintels, and the like, ne 300mm girth, repair over 10 and ne 15mm deep and remove waste and debris.	LM	49.82
1461AI	CILLS:REPAIR CRACKS, SPALLS STONE NE 15MM Cills:Prepare, clean off all dust and debris, fill in or resurface cracks or spalled surfaces of stone with epoxy mortar in surfaces of cills, ne 300mm girth, repair over 10 and ne 15mm deep, and remove waste and debris.	LM	49.82
	Stone Cleaning		
1464AA	STONE WALLS:CHEMICAL CLEAN Stone Walls:Brush down to remove mould, moss growth algae and lichen and apply an approved chemical cleaning agent, afterwards power wash all surfaces of stonework at a minimum pressure of 1500 psi, but not to exceed 2000 psi.	SM	25.00
1464AB	STONE CILLS:CHEMICAL CLEAN Stone Cills:Brush down to remove mould, moss growth algae and lichen and apply an approved chemical cleaning agent, afterwards power wash all surfaces of cills at a minimum pressure of 1500 psi, but not to exceed 2000 psi, brush apply one coat of MGC Lichenite solution and one coat of MGC Haloseal.	LM	8.50

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ITEM	DESCRIPTION	UNIT	RATE
1464AC	STONE WALLS:GRIT BLAST Stone Walls:Brush down to remove mould, moss growth algae and lichen and grit blast with the appropriate material and at the appropriate pressure for the type, age and quality of stone work, afterwards power wash all surfaces of stonework at a minimum pressure of 1500 psi, but not to exceed 2000 psi, dispose of all debris.	SM	16.50

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ITEM	DESCRIPTION	UNIT	RATE
	ROOFING		
	Resin Roof Tiling		
	Resin Interlocking Slate Tiles		
2012BA	TILE:RENEW WITH RESIN INTERLOCKING COMPLETE Tile:Renew existing roof covering with any size and type of resin interlocking roof slate tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc including renew roofing felt and battens, and remove waste and debris.	SM	95.16
2012BB	TILE:RENEW RESIN INTERLOCKING SECRET GUTTER Tile:Renew existing roof covering with any size and type of resin interlocking roof slate tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc including renew roofing felt and battens, install 'glidevale' or other equal and approved or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	100.40
2012BC	TILE:RENEW RESIN INTERLOCKING RESTRAINTS Tile:Renew existing roof covering with any size and type of resin interlocking roof slate tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting all labours, cutting etc including renew roofing felt and battens and install restraint straps to gables and elevational gables, and remove waste and debris.	SM	100.31
2012BD	TILE:RENEW RESIN INTERLOCKING GUTTER RESTRAINTS Tile:Renew existing roof covering with any size and type of resin interlocking roof slate tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting all labours, cutting etc including renew roofing felt and battens and install restraint straps to gables and elevational gables, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	102.52
2012BF	TILE:RENEW RESIN INTERLOCKING FELT BATTENS Tile:Renew any size and type of resin interlocking roof slate tiles including double course at eaves, verges, all labours, cutting etc including renew roofing felt and battens, and remove waste and debris.	SM	76.46
2012BE	TILE:EXTRA RESIN INTERLOCKING TILES AT 15% PITCH Tile: Extra over any size or type of resin interlocking slate tiles for being at 15% pitch in lieu of 22.5 -35% pitch	SM	3.55

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ITEM	DESCRIPTION	UNIT	RATE
	Clay/Concrete Roof Tiling		
	Concrete Interlocking Tiles to Match Existing		
2011AB	ROOF TILE:RENEW CONCRETE INTERLOCKING NE 5 NO Roof Tile:Renew any size and type of concrete interlocking roof tile (contained within a patch ne 1.00sm and ne 5 No. tiles) including remove defective tile and fix new, replace felt and battens if necessary and remove waste and debris.	IT	22.58
2011BB	ROOF TILE:REMOVE AND REFIX INTERLOCKING NE 5 NO Roof Tile:Remove and refix loose concrete interlocking tiles (contained within a patch ne 1.00sm and ne 5 No. tiles).	IT	16.56
2011AA	TILE:RENEW INTERLOCKING FELT AND BATTENS Tile:Renew any size and type of concrete interlocking roof tiles including double course at eaves, verges, all labours, cutting etc. including renew roofing felt and battens, and remove waste and debris.	SM	91.23
2011BA	TILE:REFIX INTERLOCKING RENEW FELT BATTENS Tile:Remove interlocking tiles and carefully stack, renew roofing felt and battens and refix tiles, and remove waste and debris.	SM	60.94
2011CA	ROOF TILE:OVERHAUL INTERLOCKING ROOF COMPLETE Roof Tile:Overhaul interlocking tile roof, refix loose tiles, renew broken or missing tiles to match existing, redress, rewedge and repoint all flashings, aprons, chimney gutters etc., cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all hips, ridges and verges, make good and remove waste and debris.	SM	42.75
2011RR	ROOF COVERING:EO FELT + BATTENS CONCRETE INTERLOCK Roof Covering:Extra over any renewal or refixing of concrete interlocking roof tiles for renew roofing felt and battens.	SM	30.74
	Concrete Interlocking Tiles		
2012AA	TILE:RENEW WITH INTERLOCKING COMPLETE Tile:Renew any size and type of concrete interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, and remove waste and debris.	SM	109.51
2012AB	TILE:RENEW INTERLOCKING SECRET GUTTER Tile:Renew any size and type of concrete interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, install 'glidevale' or other equal and approved or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	116.30

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ITEM	DESCRIPTION	UNIT	RATE
2012AC	TILE:RENEW INTERLOCKING RESTRAINTS Tile:Renew any size and type of concrete interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, and remove waste and debris.	SM	116.21
2012AD	TILE:RENEW INTERLOCKING GUTTER RESTRAINTS Tile:Renew any size and type of concrete interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	119.99
	Clay Interlocking Tiles		
2012CA	TILE:RENEW WITH CLAY INTERLOCKING COMPLETE Tile:Renew any size and type of clay interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc including renew roofing felt and battens, and remove waste and debris.	SM	467.00
2012CB	TILE:RENEW CLAY INTERLOCKING SECRET GUTTER Tile:Renew any size and type of clay interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc including renew roofing felt and battens, install 'glidevale' or other equal and approved or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	472.24
2012CC	TILE:RENEW CLAY INTERLOCKING RESTRAINTS Tile:Renew any size and type of clay interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting all labours, cutting etc including renew roofing felt and battens and install restraint straps to gables and elevational gables, and remove waste and debris.	SM	472.14
2012CD	TILE:RENEW CLAY INTERLOCKING GUTTER RESTRAINTS Tile:Renew any size and type of clay interlocking roof tiles including double course at eaves, cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons, chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting all labours, cutting etc including renew roofing felt and battens and install restraint straps to gables and elevational gables, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	474.36

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ITEM	DESCRIPTION	UNIT	RATE
2012CE	TILE:RENEW CLAY INTERLOCKING FELT BATTENS Tile:Renew any size and type of clay interlocking roof tiles including double course at eaves, verges, all labours, cutting etc including renew roofing felt and battens, and remove waste and debris.	SM	448.29
2012CF	TILE:EXTRA OVER CLAY INTERLOCK TILES FIXING EACH Tile: Extra over any size or type of clay interlocking tiles for fixing each tile	SM	0.53
	Concrete Plain Tiles to Match Existing		
2013AA	TILE:RENEW PLAIN CONCRETE FELT AND BATTENS Tile:Renew any plain concrete roof tiles, including double course at eaves, verges, all labours, cutting etc. including renew felt and battens, and remove waste and debris.	SM	197.36
2013AB	ROOF TILE:RENEW PLAIN CONCRETE OR CLAY NE 10 NO Roof Tile:Renew any plain concrete or clay roof tile (contained within a patch ne 1.00sm and ne 10 No. tiles) including remove defective tile and fix new, replace felt and battens if necessary and remove waste and debris.	IT	27.11
2013AC	ROOF TILE:REMOVE AND REFIX PLAIN NE 10 NO Roof Tile:Remove and refix loose plain concrete or clay roof tile (contained within a patch ne 1.00sm and ne 10 No. tiles).	IT	22.56
2013AD	ROOF TILE:REMOVE AND REFIX PLAIN OVER 10 NO Roof Tile:Remove and refix loose plain concrete or clay roof tiles (in groups over 10 No.).	SM	88.91
2013BB	ROOF TILE:OVERHAUL PLAIN TILE ROOF COMPLETE Roof Tile:Overhaul concrete or clay plain tile roof, refix loose tiles, renew broken or missing tiles to match existing, redress, rewedge and repoint all flashings, aprons, chimney gutters etc., cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all hips, ridges and verges, make good and remove waste and debris.	SM	42.75
2013BA	ROOF TILE:OVERHAUL CONCRETE PLAIN ROOF COMPLETE Roof Tile:Overhaul concrete plain tile roof, refix loose tiles, renew broken or missing tiles to match existing, redress, rewedge and repoint all flashings, aprons, chimney gutters etc, cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all hips, ridges and verges, make good, and remove waste and debris.	SM	42.75
2013RR	ROOF COVERING:EO FELT + BATTENS PLAIN CONCRETE Roof Covering:Extra over any renewal or refixing of plain concrete roof tiles for renew roofing felt and battens.	SM	36.26
	Clay Plain Tiles to Match Existing		
2013CA	TILE:RENEW PLAIN CLAY FELT AND BATTENS Tile:Renew any plain clay roof tiles, including double course at eaves, verges, all labours, cutting etc. including renew felt and battens, remove waste and debris.	SM	197.36
2013DA	TILE:REFIX PLAIN CLAY RENEW FELT AND BATTENS Tile:Remove plain tiles and carefully stack, renew roofing felt and battens and refix tiles (exc 10 No. in one location) and cart away debris to tip.	SM	141.98

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ITEM	DESCRIPTION	UNIT	RATE
2013EA	ROOF TILE:OVERHAUL CLAY PLAIN ROOF COMPLETE Roof Tile:Overhaul clay plain tile roof, refix loose tiles, renew broken or missing tiles to match existing, redress, rewedge and repoint all flashings, aprons, chimney gutters etc, cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all hips, ridges and verges, make good, remove waste and debris.	SM	42.75
2013RS	ROOF COVERING:EO FELT + BATTENS PLAIN CLAY Roof Covering:Extra over any renewal or refixing of plain clay roof tiles for renew roofing felt and battens.	SM	36.26
	Concrete Plain Tiles		
2014AA	TILE:RENEW WITH PLAIN CONCRETE COMPLETE Tile:Renew any size and type of concrete plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, and remove waste and debris.	SM	215.64
2014AB	TILE:RENEW PLAIN CONCRETE WITH SECRET GUTTER Tile:Renew any size and type of concrete plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	222.43
2014AC	TILE:RENEW PLAIN CONCRETE WITH RESTRAINTS Tile:Renew any size and type of concrete plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, and remove waste and debris.	SM	222.34
2014AD	TILE:RENEW PLAIN CONCRETE WITH GUTTER RESTRAINTS Tile:Renew any size and type of concrete plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	226.12
	Clay Plain Tiles		
2014BA	TILE:RENEW WITH PLAIN CLAY COMPLETE Tile:Renew any size and type of clay plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, and remove waste and debris.	SM	215.64

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ITEM	DESCRIPTION	UNIT	RATE
2014BB	TILE:RENEW PLAIN CLAY SECRET GUTTER Tile:Renew any size and type of clay plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	222.43
2014BC	TILE:RENEW PLAIN CLAY WITH RESTRAINTS Tile:Renew any size and type of clay plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, and remove waste and debris.	SM	222.34
2014BD	TILE:RENEW PLAIN CLAY WITH GUTTER AND RESTRAINTS Tile:Renew any size and type of clay plain roof tiles including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	226.12
	Concrete or Clay Verges		
2015AA	VERGE:RAKE OUT AND REPOINT IN MORTAR Verge:Rake out and repoint verge tiles with coloured mortar (1:3) to match existing and remove waste and debris.	LM	39.12
2015BA	VERGE:RENEW TILE VERGE Verge:Renew verge and mineral fibre undercloak to concrete or clay tiles bedded and pointed in coloured mortar (1:3) including all cutting of tiles and refix or renew stainless steel verge clips and remove waste and debris.	LM	53.43
2015CA	VERGE:REMOVE AND REFIX TILE Verge:Remove and refix loose verge tiles bedded and pointed in coloured mortar (1:3) including refix or renew stainless steel verge clips as necessary.	LM	44.35
2015CB	VERGE:REMOVE AND REFIX TILE RENEW UNDERCLOAK Verge:Remove existing, renew mineral fibre undercloak and refix verge tiles bedded and pointed in coloured mortar (1:3) including refix or renew stainless steel verge clips as necessary.	LM	49.88
2015EA	VERGE:REMOVE AND REFIX PLAIN TILE Verge:Remove and refix loose plain verge tiles bedded and pointed in coloured mortar (1:3), including refix/renew stainless steel verge clips.	LM	39.41
	Bedded Ridges, Hips and Valley Tiles		
2017AA	RIDGE:RENEW BEDDED TILE Ridge:Renew half round or angled ridge tiles edge bedded onto roofing tiles with solid bedding at butt joints in coloured mortar (1:3) and remove waste and debris.	LM	135.73

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ITEM	DESCRIPTION	UNIT	RATE
2017AB	HIP:RENEW BEDDED TILE Hip:Renew half round or angled hip tiles edge bedded onto roofing tiles with solid bedding at butt joints in coloured mortar (1:3) and remove waste and debris.	LM	124.40
2017AC	RIDGE:RENEW MONO-PITCH TILES Ridge:Renew angled monopitch ridge tiles edge bedded onto roofing tiles and with solid bedding at butt joints and mechanically fixed through tile to timber battens and remove waste and debris.	LM	160.35
2017AD	HIP:RENEW MONO-PITCH TILES Hip:Renew angled monopitch hip tiles edge bedded onto roofing tiles and with solid bedding at butt joints and mechanically fixed through tile to timber battens and remove waste and debris.	LM	149.02
2017BA	RIDGE:REMOVE AND REFIX TILES Ridge:Remove and refix any loose ridge tiles edge bedded onto roof tiles and with solid bedding at butt joints in coloured mortar (1:3) and mechanically fixed where necessary.	LM	73.10
2017BC	HIP:REMOVE AND REFIX TILES Hip:Remove and refix any loose hip tiles edge bedded onto roof tiles and with solid bedding at butt joints in coloured mortar (1:3) and mechanically fixed where necessary.	LM	61.77
2017BB	RIDGE:RAKE OUT AND REPOINT TILES Ridge:Rake out and repoint ridge tiles with coloured mortar (1:3).	LM	55.43
2017BD	HIP OR VALLEY:RAKE OUT AND REPOINT TILES Ridge:Rake out and repoint hip or valley tiles with coloured mortar (1:3).	LM	51.66
2017CB	RIDGE:RENEW ANY TYPE GAS FLUE TERMINAL TILE Ridge:Renew any type of gas flue ridge terminal, remove existing, fix new with edges bedded onto roof tiles and with solid bedding at butt joint in coloured mortar (1:3) and remove waste and debris.	NO	230.73
2017CC	HIP:RENEW BONNET HIP TILES Hip:Renew bonnet hip tile nailed to hip rafters with 65mm aluminium alloy nails and with mortar bedding (1:3) under each bonnet tile, struck off smoothly at lower edges of hip tile and remove waste and debris.	LM	262.74
2017DA	HIP:RENEW GALVANISED HIP IRON Hip:Renew galvanised hip iron including remove, rebed and repoint isolated hip tile.	NO	26.00
2017EA	VALLEY:RENEW VALLEY TILES Valley:Renew any type of valley tile including remove existing tile, lay new tile to bond with existing roof tiles including take up and relay adjacent tiles as necessary and remove waste and debris.	LM	166.53
2017EB	VALLEY:RENEW TROUGH VALLEY TILES Valley:Renew any type of trough valley tile including remove existing tile, lay new tile, renew any defective battens, remove and refix tiles, felt etc., to either sides of valley and remake mortar bedding and remove waste and debris.	LM	197.41

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ITEM	DESCRIPTION	UNIT	RATE
2017MA	RIDGE:RENEW BEDDED CLAY TILE TO NATURAL SLATE ROOF Ridge:Renew half round or angled clay ridge tiles edge bedded onto natural slate roofing with solid bedding at butt joints in coloured mortar (1:3) and remove waste and debris.	LM	120.20
2017NA	RIDGE:RENEW BEDDED CONCRETE TILE TO NATURAL SLATE Ridge:Renew half round or angled concrete ridge tiles edge bedded onto natural slate roofing with solid bedding at butt joints in coloured mortar (1:3) and remove waste and debris.	LM	107.68
2017PA	RIDGE:RENEW CLAY DRY RIDGE TILES TO NATURAL SLATE Ridge:Renew any type of clay dry ridge tile to natural slate roofing including remove existing, renew filler units to both sides of ridge and fix new clay dry ridge tile with aluminium alloy nails with integral washers to ridge board including ridge to ridge sealing pieces and blocked end ridge tiles where necessary and remove waste and debris.	LM	57.26
	Dry Verge, Ridge and Hip Tiles		
2090AC	VERGE:RENEW DRY OR CLOAKED VERGE COMPLETE Verge:Renew dry or cloaked verge complete including remove tiles as necessary, remove existing and fix new dry verge including end stops, jointing pieces, ridge end units, refix tiles and make good and remove waste and debris.	LM	33.84
2090AD	VERGE:REFIX DRY OR CLOAKED VERGE COMPLETE Verge:Refix dry or cloaked verge complete including remove tiles as necessary, remove existing and refix dry verge including end stops, jointing pieces, ridge end units, refix tiles and make good.	LM	24.12
2090AE	RIDGE:RENEW DRY RIDGE TILES Ridge:Renew any type of dry ridge tile including remove existing, renew filler units to both sides of ridge and fix new dry ridge tile with aluminium alloy nails with integral washers to ridge board including ridge to ridge sealing pieces and blocked end ridge tiles where necessary and remove waste and debris.	LM	63.63
2090AF	RIDGE:RENEW DRY MONO-PITCH TILES Ridge:Renew any type of dry ridge tile including remove existing, renew filler units to both sides of ridge and fix new dry ridge tile with aluminium alloy nails/screws with integral washers to continuous ridge batten including ridge sealing pieces and blocked end ridge tiles where necessary and remove waste and debris.	LM	52.30
2090BA	RIDGE:RENEW DRY RIDGE GAS FLUE TERMINAL Ridge:Renew Gas flue ridge terminal to any dry ridge system including remove existing and fix new with stainless steel nails with neoprene washers to ridge including renew profile filler units and remove waste and debris.	NO	189.55
2090CA	HIP:RENEW DRY HIP TILES Hip:Renew any type of dry hip tile including remove existing, renew filler units to both sides of hip and fix new dry hip tile with aluminium alloy nails with integral washers to hip board including ridge to ridge sealing pieces and blocked end hip tiles where necessary, and remove waste and debris.	LM	56.08
2090DA	VALLEY:RENEW DRY VALLEY COMPLETE Valley:Renew dry valley complete including remove tiles as necessary, remove existing and fix new dry valley, jointing pieces, renew C-clips and Kro-clips, refix tiles and make good and remove waste and debris.	LM	40.75

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ITEM	DESCRIPTION	UNIT	RATE
	Roof Ventilation		
2110AA	VENT:RENEW VENT ROOF TILE UNIT Vent:Renew or supply and fix new ventilation roof tile unit complete to match existing roof tiles or slates including remove, refix adjacent tiles as necessary.	NO	130.07
2110BB	RIDGE:RENEW WITH HALF ROUND OR ANGLE VENT TILE Ridge:Remove half round or angle ridge tile and renew with ventilator ridge tile, edge bedded onto roof tiles and with solid bedding at butt joints in coloured mortar (1:3) and remove waste and debris.	NO	159.00
2110BC	RIDGE:RENEW DRY VENT TILES Ridge:Renew any type of dry vent ridge tile including remove existing, renew filler units/air flow control units to both sides of ridge and fix new dry vent ridge tile with stainless steel nails with integral washers to ridge board including ridge to ridge sealing pieces and blocked end ridge tiles where necessary and remove waste and debris.	LM	100.16
2110CA	VENT:RENEW EAVES VENTILATORS Vent:Renew or supply and fix new eaves ventilators complete including remove and refix tiles and underlay as necessary, all trays, skirts, eaves filler units, aprons, fascias, grills and the like and fix in accordance with manufacturers technical data sheet and remove waste and debris.	LM	40.32
2110DA	EAVES VENTILATORS:RENEW 70MM DIAMETER Eaves Vent:Renew or supply and install 70mm white plastic "lock and twist" eaves ventilator, cut opening in existing soffit board in required, and fix in accordance with manufacturers technical data sheet and remove waste and debris.	NO	5.11
2110EA	EAVES:INSTALL COMB FILLER Eaves:Renew or supply and fix new eaves comb fillers complete including remove and refix tiles and underlay as necessary, all trays, skirts, eaves filler units, aprons, fascias, grills and the like and fix in accordance with manufacturers technical data sheet and remove waste and debris.	LM	31.67
2110EB	EAVES:INSTALL COMB FILLER WITH TILE REPLACEMENT Eaves:Renew or supply and fix new eaves comb fillers complete in conjunction with tile replacement works and fix in accordance with manufacturers technical data sheet and remove spoil.	LM	5.99
2110MA	RIDGE:RENEW CLAY HALF ROUND OR ANGLE VENT TILE Ridge:Remove half round or angle ridge tile and renew with clay ventilator ridge tile, edge bedded onto roof tiles and with solid bedding at butt joints in coloured mortar (1:3) and remove waste and debris.	NO	176.51
2110MB	RIDGE:RENEW CLAY DRY VENT TILES Ridge:Renew any type of dry vent ridge tile including remove existing, renew filler units/air flow control units to both sides of ridge and fix new clay dry vent ridge tile with stainless steel nails with integral washers to ridge board including ridge to ridge sealing pieces and blocked end ridge tiles where necessary and remove waste and debris.	LM	183.68

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ITEM	DESCRIPTION	UNIT	RATE
	Slate Roofing		
	Fibre Cement Slating to match existing		
2031AA	SLATE:RENEW FIBRE CEMENT FELT AND BATTENS Slate:Renew fibre cement slates to roof including remove existing and fix new with copper nails and disc rivet including double courses at eaves, verges cuttings, all labours, including renew roofing felt and battens, and remove waste and debris.	SM	90.60
2031AB	SLATE:RENEW FIBRE CEMENT NE 5 NO Slate:Renew fibre cement slate to roof including take out defective slate and fix new with copper nails and disc rivet including renew defective battens and felt as necessary and remove waste and debris (contained within a patch ne 1.00sm and ne 5 No. slates).	IT	34.83
2031BA	SLATE:REFIX FIBRE CEMENT RENEW FELT AND BATTENS Slate:Remove fibre cement slates and carefully stack, renew roofing felt and battens and refix slates with copper nails and disc rivet, and remove waste and debris.	SM	52.23
2031BB	SLATE:REFIX FIBRE CEMENT NE 5 NO Slate:Remove and refix loose slate including fixing with new copper nails and disc rivet and renew defective felt and battens as necessary (contained within a patch ne 1.00sm and ne 5 No. slates).	IT	29.35
2031CA	SLATE:OVERHAUL FIBRE CEMENT ROOF COMPLETE Slate:Overhaul fibre cement slate roof, refix loose slates, renew broken or missing slates to match existing, redress, rewedge and repoint all flashings, aprons, chimney gutters etc, cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all hips, ridges and verges, make good, and remove waste and debris.	SM	42.75
2031RR	ROOF COVERING:EO FELT + BATTENS FIBRE CEMENT SLATE Roof Covering:Extra over any renewal or refixing of fibre cement slates for renew roofing felt and battens.	SM	29.58
2031DA	VERGE:REMOVE AND REFIX SLATE Verge:Remove and refix loose plain verge slates bedded and pointed in coloured mortar (1:3), including refix/renew stainless steel verge clips.	LM	40.28
2031DB	VERGE:REMOVE AND REFIX SLATE RENEW UNDERCLOAK Verge:Remove existing, renew mineral fibre undercloak and refix verge slates bedded and pointed in coloured mortar (1:3) including refix or renew stainless steel verge clips as necessary.	LM	45.81
	Fibre Cement Slating		
2032AA	SLATE:RENEW WITH FIBRE CEMENT COMPLETE Slate:Renew any size and type of fibre cement roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, and remove waste and debris.	SM	108.58

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ITEM	DESCRIPTION	UNIT	RATE
2032AB	SLATE:RENEW FIBRE CEMENT AND SECRET GUTTER Slate:Renew any size and type of fibre cement roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	115.38
2032AC	SLATE:RENEW FIBRE CEMENT WITH RESTRAINTS Slate:Renew any size and type of fibre cement roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, and remove waste and debris.	SM	115.28
2032AD	SLATE:RENEW FIBRE CEMENT WITH GUTTER RESTRAINTS Slate:Renew any size and type of fibre cement roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	119.06
	Natural Slating to match existing		
2033AA	SLATE:RENEW NATURAL SLATES, FELT AND BATTENS Slate:Renew any size natural slates to roof fixed with clips or copper nails including double courses at eaves, verges cuttings, all labours renewing roofing felt and battens, and remove waste and debris.	SM	155.33
2033BA	SLATE:REFIX NATURAL SLATES, RENEW FELT AND BATTENS Slate:Remove any size natural slates and carefully stack, renew roofing felt and battens and refix slates with clips or copper nails, and remove waste and debris.	SM	63.56
2033CA	SLATE:OVERHAUL NATURAL SLATE ROOF COMPLETE Slate:Overhaul natural slate roof, refix loose slates, renew broken or missing slates to match existing, redress, rewedge and repoint all flashings, aprons, chimney gutters etc, cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all hips, ridges and verges, make good, and remove waste and debris.	SM	42.75
2033DA	HIP:RENEW NATURAL SLATE MITRED HIP Hip:Renew existing mitred natural slate hip including removing existing and laying new wide cut slates, interleaved with lead soakers nailed to battens at top edge.	LM	144.37
2033EA	HIP:RENEW NATURAL SLATE MITRED VALLEY Hip:Renew existing mitred natural slate valley including removing existing and laying new wide cut slates, interleaved with lead soakers nailed to battens at top edge.	LM	148.14

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ITEM	DESCRIPTION	UNIT	RATE
2033RR	ROOF COVERING:EO FELT + BATTENS NATURAL SLATE Roof Covering:Extra over any renewal or refixing of natural slates for renew roofing felt and battens.	SM	29.58
	Natural Slating		
2034AA	SLATE:RENEW WITH NATURAL SLATE COMPLETE Slate:Renew any size and type of natural roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, and remove waste and debris.	SM	173.32
2034AB	SLATE:RENEW NATURAL SLATE AND SECRET GUTTER Slate:Renew any size and type of natural roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	180.11
2034AC	SLATE:RENEW NATURAL SLATE AND RESTRAINTS Slate:Renew any size and type of natural roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, and remove waste and debris.	SM	180.02
2034AD	SLATE:RENEW NATURAL SLATE WITH GUTTER RESTRAINTS Slate:Renew any size and type of natural roof slates including double course at eaves cloaked verges, ridge, hips and valley tiles, supply and install proprietary ventilation units in roof, renew all code 6 lead flashings, aprons chimney gutters and the like wedged and pointed, renew valley gutter and valley board as necessary including all labours, cutting etc. including renew roofing felt and battens and install restraint straps to gables and elevational gables, install 'glidevale' or other equal and approved secret gutter to abutment to adjacent property, and remove waste and debris.	SM	183.79
2034AE	SLATE:RENEW NATURAL SLATE NE 5 NO Slate:Renew any size natural slate to roof fixed with clips or copper nails including renewing defective felt and battens as necessary and remove waste and debris (contained within a patch ne 1.00sm and ne 5 No. slates).	IT	53.87
2071AA	SLATE:RENEW HANGING NATURAL SLATES OVER 5 NO Slate:Renew hanging natural slates including remove existing and fix new with copper nails and disc rivet or clips and remove waste and debris (in group over 5 No.).	SM	134.48
2034BA	SLATE:REFIX NATURAL SLATES OVER 5 NO Slate:Remove and refix any size loose natural slates fixed with clips or copper nails (in group over 5 No.).	SM	51.16

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ITEM	DESCRIPTION	UNIT	RATE
	Fibre Cement Slating - Ridge, Verge and Hip Tiles		
2035AA	RIDGE:RENEW HALF ROUND OR ROLL TOP TILE TO SLATING Ridge:Renew half round or roll top ridge or hip tile fixed with galvanised steel clips and roofing screws with plastic washers including bedding in mastic as per manufacturers technical data sheet and remove waste and debris.	LM	102.07
2035AB	RIDGE:RENEW ROLL TOP TO SLATING Ridge:Renew roll top ridge or hip tile fixed with galvanised steel clips and roofing screws with plastic washers including bedding in mastic as per manufacturers technical data sheet, and remove waste and debris.	LM	102.07
2035AC	RIDGE:RENEW DUO-PITCH TO SLATING Ridge:Renew duo-pitch ridge or hip tile fixed with roofing screws with plastic washers including bedding in mastic as per manufacturers technical data sheet, and remove waste and debris.	LM	64.03
2035AD	RIDGE:RENEW MONO OR DUO-PITCH TILE TO SLATING Ridge:Renew mono or duo-pitch ridge or hip tile fixed with roofing screws with plastic washers including bedding in mastic as per manufacturers technical data sheet and remove waste and debris.	LM	111.15
2035AE	RIDGE:RENEW GAS VENTILATION TO SLATING Ridge:Renew duo-pitch gas ventilation ridge, fixed with roofing screws with plastic washers including bedding in mastic as per manufacturers technical data sheet and remove waste and debris.	NO	166.90
2035BA	VERGE:RAKE OUT AND REPOINT IN MORTAR TO SLATING Verge:Rake out and repoint verge tiles to slate roof with coloured mortar (1:3) to match existing and remove waste and debris.	LM	36.55
	Reconstituted Slates		
2036AA	TILE:RENEW RECONSTITUTED SLATE FELT AND BATTENS Tile:Renew any size and type of reconstituted slate roof tiles including double course at eaves, verges, all labours, cutting etc. including renew roofing felt and battens, and remove waste and debris.	SM	101.30
	Vertical Coverings		
	Vertical Tile Hanging		
2050AA	TILE:RENEW PLAIN CONCRETE HANGING COMPLETE Tile:Renew any plain concrete hanging tiles and renew felt and battens, and remove waste and debris.	SM	136.40
2050AB	TILE:REFIX CONCRETE HANGING RENEW FELT AND BATTENS Tile:Remove any plain concrete hanging tiles and carefully stack, renew felt and battens and refix tiles, and remove waste and debris.	SM	79.25
2050AC	TILE:RENEW FEATURE CONCRETE TILE HANGING Tile:Renew any pattern or feature tile to concrete tile hanging including remove defective tile and fix new, renew felt and battens if necessary, and remove waste and debris.	NO	10.66

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ITEM	DESCRIPTION	UNIT	RATE
2050AD	TILE:RENEW INTERNAL ANGLE CONCRETE TILE Tile:Renew internal angle tile to concrete tile hanging including remove tiles as necessary for access, remove defective tile and fix new and reinstate tile hanging, renew felt and battens as necessary, and remove waste and debris.	NO	61.20
2050AE	TILE:RENEW EXTERNAL ANGLE CONCRETE TILE Tile:Renew external angle tile to concrete tile hanging including remove defective tile and fix new, and remove waste and debris.	NO	49.87
2050AF	TILE:OVERHAUL VERTICAL CONCRETE TILING Tile:Overhaul concrete plain vertical tile hanging, refix loose tiles, renew broken or missing tiles to match existing, redress, rewedge and repoint all flashings, aprons, cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all abutments etc., make good, and remove waste and debris.	SM	42.75
2050BA	TILE:RENEW PLAIN CLAY HANGING COMPLETE Tile:Renew any plain clay hanging tiles and renew felt and battens, and remove waste and debris.	SM	136.40
2050BB	TILE:REFIX CLAY HANGING RENEW FELT AND BATTENS Tile:Remove any plain clay hanging tiles and carefully stack, renew felt and battens and refix tiles, and remove waste and debris.	SM	79.25
2050BC	TILE:RENEW FEATURE CLAY TILE HANGING Tile:Renew any pattern or feature tile to clay tile hanging including remove defective tile and fix new, renew felt and battens if necessary, and remove waste and debris.	NO	10.66
2050BD	TILE:RENEW INTERNAL ANGLE CLAY TILE Tile:Renew internal angle tile to clay tile hanging including remove tiles as necessary for access, remove defective tile and fix new and reinstate tile hanging, renew felt and battens as necessary, and remove waste and debris.	NO	64.32
2050BE	TILE:RENEW EXTERNAL ANGLE CLAY TILE Tile:Renew external angle tile to clay tile hanging including remove defective tile and fix new, and remove waste and debris.	NO	52.99
2050BF	TILE:OVERHAUL VERTICAL CLAY TILING Tile:Overhaul clay plain vertical tile hanging, refix loose tiles, renew broken or missing tiles to match existing, redress, rewedge and repoint all flashings, aprons, cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all abutments etc., make good, and remove waste and debris.	SM	42.75
2050RR	VERTICAL COVERING:EO FELT + BATTENS CLAY TILES Vertical Covering:Extra over any renewal or refixing of vertical plain clay tiles for renew roofing felt and battens.	SM	33.95
2050RS	VERTICAL COVERING:EXTRA TO RENEW FELT AND BATTENS Vertical Covering:Extra over any renewal or refixing of roof tiles or slates for renew roofing felt and battens.	SM	30.74
2050AG	TILE:RENEW HANGING TILE NE 10 NO Tile:Renew any plain concrete or clay hanging tile (contained within a patch ne 1.00sm and ne 10 No. tiles) including remove defective tile and fix new, replace felt and battens if necessary and remove waste and debris.	IT	27.25

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ITEM	DESCRIPTION	UNIT	RATE
2050CA	TILE:REFIX HANGING NE 10 NO Tile:Remove and refix loose plain concrete or clay hanging tiles (contained within a patch ne 1.00sm and ne 10 No. tiles).	IT	22.56
2050CB	TILE:RENEW FEATURE TILE HANGING Tile:Renew any pattern or feature tile to tile hanging including including remove tiles as necessary for access, remove defective tile and fix new, replace felt and battens if necessary and remove waste and debris.	NO	10.66
2050CC	TILE:RENEW ANGLE HANGING TILE Tile:Renew angle tile to tile hanging including remove tiles as necessary for access, remove defective tile and fix new and reinstate tile hanging, renew felt and battens as necessary and remove waste and debris.	LM	133.40
	Vertical Fibre Cement Slating		
2070AA	SLATE:RENEW HANGING SLATES OVER 5 NO Slate:Renew fibre cement hanging slates including remove existing and fix new with copper nails and disc rivet or clips and remove waste and debris (in group over 5 No.).	SM	73.52
2070AB	SLATE:REFIX HANGING SLATE OVER 5 NO Slate:Remove and refix loose hanging slates including fixing with copper nails and disc rivet or clips renew defective felt and battens as necessary (in group over 5 No.).	SM	51.16
2070AC	SLATE:REFIX HANGING SLATE NE 5 NO Slate:Remove and refix loose hanging slate including fixing with new copper nails and disc rivet or clips, renew defective felt and battens as necessary (contained within a patch ne 1.00sm and ne 5 No. slates).	IT	29.35
2070BA	SLATE:OVERHAUL VERTICAL SLATING Slate:Overhaul fibre cement vertical slate hanging, refix loose slates, renew broken or missing slates to match existing, redress, rewedge and repoint all flashings, aprons, cut out and make good cement weather fillets, repoint in cement mortar (1:3) to all abutments etc., make good, and remove waste and debris.	SM	42.75
2070RR	VERTICAL COVERING:EO FELT + BATTENS SLATES Vertical Covering:Extra over any renewal or refixing of roof slates for renew roofing felt and battens.	SM	26.54
2070CA	SLATE:RENEW HANGING SLATE NE 5 NO Slate:Renew fibre cement hanging slate including take out defective slate and fix new with copper nails, disc rivet or clips including renew defective battens and felt as necessary and remove waste and debris (contained within a patch ne 1.00sm and ne 5 No. slates).	IT	34.83
	Moss Removal		
2115AA	MOSS:REMOVE FROM ROOF Moss:Carefully remove moss/lichen growth on roof covering of any kind, reinstate all disturbed surfaces, replace broken tiles, slates and the like, thoroughly clean out valleys, gutters, downpipes, hoppers etc, prepare and treat the complete roof area with a diluted fungicide solution AKZO or other equal and approved applied strictly in accordance with the manufacturer's technical data sheet, remove all chemical residue arising upon completion of the works, and remove waste and debris.	SM	12.61

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ITEM	DESCRIPTION	UNIT	RATE
	Sheet Wall Cladding		
	PVC Coated Galvanised Steel Sheeting		
2120AA	WALL CLADDING:RENEW METAL INSUL NE 2SM Wall Cladding:Renew pvc coated insulated galvanised steel profiled sheeting including removing existing and clear away and renew, fixed with hook bolts or drive screws complete with caps and washers in area ne 2.00sm fixed to existing framework, make good and remove waste and debris debris.	IT	115.20
2120AB	WALL CLADDING:RENEW METAL INSUL EXC 2SM Wall Cladding:Renew pvc coated insulated galvanised steel profiled sheeting including removing existing and clear away and renew, fixed with hook bolts or drive screws complete with caps and washers in area exceeding 2.00sm fixed to existing framework, make good and remove waste and debris debris.	SM	64.00
2120BA	WALL CLADDING:RENEW METAL NONE INSUL NE 2SM Wall Cladding:Renew pvc coated non-insulated galvanised steel profiled sheeting including removing existing and clear away and renew, fixed with hook bolts or drive screws complete with caps and washers in area ne 2.00sm fixed to existing framework, make good and remove waste and debris debris.	IT	88.20
2120BB	WALL CLADDING:RENEW METAL NONE INSUL EXC 2SM Wall Cladding:Renew pvc coated non-insulated galvanised steel profiled sheeting including removing existing and clear away and renew, fixed with hook bolts or drive screws complete with caps and washers in area exceeding 2.00sm fixed to existing framework, make good and remove waste and debris.	SM	49.00
	Polyester Powder Coated Steel Sheeting		
2121AA	WALL CLADDING:RENEW METAL PDR COATED NE 2SM Wall Cladding:Renew polyester powder coated non-insulated steel profiled sheeting including removing existing and clear away and renew, fixed with hook bolts or drive screws complete with caps and washers in area ne 2.00sm fixed to existing framework, make good and remove waste and debris.	IT	101.65
2121AB	WALL CLADDING:RENEW METAL PDR COATED EXC 2SM Wall Cladding:Renew polyester powder coated coated non-insulated steel profiled sheeting including removing existing and clear away and renew, fixed with hook bolts or drive screws complete with caps and washers in area exceeding 2.00sm fixed to existing framework, make good and remove waste and debris.	SM	56.47
	Polyester Powder Coated Aluminium Sheeting		
2122AA	WALL CLADDING:RENEW ALI PDR COATED NE 2SM Wall Cladding:Renew polyester powder coated non-insulated aluminium profiled sheeting including removing existing and clear away and renew, fixed with hook bolts or drive screws complete with caps and washers in area ne 2.00sm fixed to existing framework, make good and remove waste and debris.	IT	244.49
2122AB	WALL CLADDING:RENEW ALI PDR COATED EXC 2SM Wall Cladding:Renew polyester powder coated coated non-insulated aluminium profiled sheeting including removing existing and renew, fixed with hook bolts or drive screws complete with caps and washers in area exceeding 2.00sm fixed to existing framework, make good and remove waste and debris.	SM	135.83

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ITEM	DESCRIPTION	UNIT	RATE
	Sheet Roofing		
2130AA	SHEETING:RENEW GALVANISED CORRUGATED IRON Sheeting:Renew 24 gauge galvanised corrugated iron sheeting fixed with hook bolts or drive screws complete with caps and washers and remove waste and debris.	SM	59.93
2130BA	SHEETING:RENEW CORRUGATED REINFORCED CEMENT Sheeting:Renew corrugated reinforced asbestos free cement sheeting fixed with hook bolts or drive screws complete with caps and washers and remove waste and debris.	SM	40.20
2130CA	SHEETING:RENEW CLEAR PLASTIC Sheeting:Renew clear plastic corrugated sheeting fixed with hook bolts or drive screws complete with caps and washers and remove waste and debris.	SM	35.54
2130CB	SHEETING:RENEW COLOURED PLASTIC Sheeting:Renew coloured plastic corrugated sheeting fixed with hook bolts or drive screws complete with caps and washers and remove waste and debris.	SM	38.00
2130CC	SHEETING:RENEW TRANSLUCENT Sheeting:Renew corrugated fire resisting glass fibre reinforced translucent sheeting fixed with hook bolts or drive screws complete with caps and washers and remove waste and debris.	SM	44.92
2130DA	SHEETING:RENEW PVC COLOUR COATED GALVANISED Sheeting:Renew PVC colour coated both sides galvanised steel profiled sheeting 0.70mm thick fixed with hook bolts and washers and remove waste and debris.	SM	56.81
2130DB	ROOF SHEETING:RENEW ALUM PROFILE Roof Sheeting:Renew aluminium profiled sheeting 0.70mm thick sheeting fixed with hook bolts and washers and clear away debris.	SM	157.75
2130DC	ROOF SHEETING:RENEW INSUL.METAL CLADD NE 2SM Roof Sheeting:Renew insulated metal cladding, sheeting, removing existing, renew, fixed with hook bolts or drive screws complete with caps and washers in areas ne 2.00sm, fixed to existing framework including renewing existing battens etc., as necessary, make good and remove waste and debris.	IT	179.34
2130EA	SHEETING:RENEW EAVES FILLER PIECE Sheeting:Renew eaves filler piece to corrugated roof sheeting and remove waste and debris.	LM	16.66
2130EC	ROOF SHEETING:RENEW 1 PIECE CORRU CEMENT RIDGE Roof Sheeting:Remove existing single piece ridge capping, take off defective capping, fix new corrugated reinforced cement capping to match existing roof sheets, fix to roof sheets and rafters or joists with galvanised bolts or screws, make good and remove waste and debris.	LM	37.17
2130EB	SHEETING:RENEW TWO PIECE RIDGE Sheeting:Renew two piece ridge to corrugated roof sheeting and remove waste and debris.	LM	52.37
2130ED	ROOF SHEETING:RENEW 2 PIECE CORRU CEMENT RIDGE Roof Sheeting:Remove existing two piece ridge capping, take off defective capping, fix new corrugated reinforced cement capping to match existing roof sheets, fix to roof sheets and rafters or joists with galvanised bolts or screws, make good and remove waste and debris.	LM	41.78

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ITEM	DESCRIPTION	UNIT	RATE
2130EE	RIDGE:REFIX ANY TYPE Ridge:Remove existing two piece ridge capping, store and later refix with galvanised bolts or screws to roof sheets and rafters or joists.	LM	15.10
2130FA	VERGE:RENEW CORRU, CEMENT Verge:Remove existing verge capping, take off and dispose of defective verge, fix new verge capping to roof sheets and bears with galvanised bolts or screws.	LM	18.74
2130FB	VERGE:REFIX ANY TYPE Verge:Remove existing verge, set aside and later refix with galvanised bolts or screws to roof sheets and bearers.	LM	7.55
	Remedial Works		
	Liquid Applied Waterproof Roof Covering		
2150AA	ROOF:SWEEP AND APPLY WP COMPOUND Roof:Sweep off and apply two coats of water-proofing compound and apply sand dressing between coat, and remove waste and debris.	SM	19.86
2150AC	ROOF:SWEEP AND APPLY 2 COATS WP COMPOUND Roof:Sweep off and apply two coats of waterproofing compound and apply sand dressing between coats and remove waste and debris.	SM	27.80
2150AD	ROOF:SWEEP AND APPLY 3 COATS WP COMPOUND Roof:Sweep off and apply three coats of waterproofing compound and apply sand dressing between coats and remove waste and debris.	SM	40.19
2150AB	ROOF:SEALING COMPOUND TO CRACKS Roofing:Apply sealing compound to cracks to roof or leadwork.	LM	7.18
2150BA	ROOF:SWEEP AND APPLY BITUMEN Roofing:Brush off loose chippings and clean down roof and apply three coats of bitumen compound and remove waste and debris.	SM	25.23
2150CA	ROOF:SWEEP AND APPLY STONE CHIPPINGS Roofing:Brush off loose chippings from roof and supply and lay limestone chippings bonded with hot bitumen compound and remove waste and debris.	SM	13.54
2150DA	ROOF:PREPARE AND PATCH Roofing:Prepare and apply two coats of approved liquid applied roof coating to roofing felt, and remove waste and debris.	SM	43.98
2150DB	ROOF:PREPARE AND PATCH NE 2.0SM Roofing:Prepare and apply two coats of approved liquid applied roof coating to roofing felt, in patches ne 2.00sm and remove waste and debris.	IT	68.70
2150DC	ROOF:PREPARE AND PATCH OVER 2.0SM Roofing:Prepare and apply two coats of approved liquid applied roof coating to roofing felt, in areas over 2.00sm and remove waste and debris.	SM	43.98
2150EA	GUTTER:APPLY 2 COATS WATERPROOF TO FINLOCK Gutter:Clean out gutter, rake out and apply sealant to joints and prepare and apply two coats of proprietary waterproof sealing compound to inside surfaces of Finlock gutter and remove waste and debris.	LM	45.69

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ITEM	DESCRIPTION	UNIT	RATE
2150FA	LIQUID APPLIED WATERPROOF:WALKWAYS AND BALCONIES Liquid Applied Waterproof:Prepare substrate and apply primer coat, base coat, quartz anti slip media and topcoat of approved liquid waterproof walkway coating system to any substrate in accordance with manufacturers data sheets including all necessary labours and remove waste and debris.	SM	188.34
2150GA	ROOF:LIQUID APPLIED WATER PROOF MEMBRANE Roof:Renew any existing flat roof covering with cold liquid applied water proofing system, strip existing covering, prepare and prime, apply base coat of Kemperol V210 or equal and approved, lay fleece reinforcement and apply top coat of Kemperol v210, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	62.96
2150GB	ROOF:RENEW KEMPEROL 210 WATERPROOF 100 INSULATION Roof:Renew any existing flat roof covering with Kemperol V210 waterproofing roofing system or other equal and approved, strip existing covering, install 100mm insulation, prepare and prime with Kempertec primer, base layer of liquid applied Kemperol V210, fleece reinforcement, and Kemperol V210 liquid applied top coat, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	93.40
2150GC	ROOF:SWEEP AND APPLY 2 COATS POLYURETHANE COMPOUND Roof:Sweep off and apply base coat of Paraquartz BC colour red by roller or brush, embed Paracoat GFM225 reinforcement into base coat. Apply topcoat of Paraquartz TC colour dark grey by brush or roller, including all upstands, skirting and edge trims, prior to topcoat drying blind surface with Praquartz kiln-dried coloured quartz and seal with Paraquartz clear sealant. All to be carried out in conjunction with the manufacturers data sheet.	SM	123.55
2150GD	ROOF:RENEW KEMPEROL 210 WATERPROOF 120 INSULATION Roof:Renew any existing flat roof covering with Kemperol V210 waterproofing roofing system or other equal and approved, strip existing covering, install 120mm insulation, prepare and prime with Kempertec primer, base layer of liquid applied Kemperol V210, fleece reinforcement, and Kemperol V210 liquid applied top coat, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	100.95
	Inspections		
2210AA	CLIENT INSPECTION:SUPPLY AND ERECT LADDER Client Inspection:Supply and erect ladder for inspection in conjunction with Client Representative to eaves level of roof to property ne 2 storey and remove on completion and remove waste and debris. Not to be claimed in conjunction with associated works.	IT	45.31
2210AB	CLIENT INSPECTION:REMOVE ALL DEBRIS ETC Client Inspection:Remove all debris, plant, moss etc., from roof to allow inspection for leaks and remove waste and debris. Not to be claimed in conjunction with associated works.	SM	3.02
	Temporary Repairs		
2230AA	ROOF:TEMPORARY REPAIR SLATE OR TILE ROOF Roof:Carry out temporary repairs to any type of slate/tiled area of roof as required to ensure area is weatherproof, provide report to Client Representative.	IT	32.65

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ITEM	DESCRIPTION	UNIT	RATE
2230BA	ROOF:TEMPORARY REPAIR FLAT ROOF Roof:Carry out temporary repairs to any type of flat roof area as required to ensure area is weatherproof, provide report to Client Representative.	IT	35.49
2230CA	ROOF:TEMPORARY REPAIR CORRUGATED SHEET Roof:Carry out temporary repairs to any type of corrugated sheet area of roof as required to ensure area is weatherproof, provide report to Client Representative.	IT	28.50
	Sundry Items		
2250AA	FILLET:RENEW CEMENT MORTAR FILLET Fillet:Hack off existing and renew cement mortar fillet (1:3) and remove surplus spoil.	LM	13.90
2250BA	ROOFING:SCREED ROOF Roofing:Screed roof in cement and sand (1:3) including fixing and striking shuttering and applying new bonding agent to surface.	SM	34.64
2220AA	INTERNAL GUTTER:CLEAN OUT INT ROOF GUTTER NE 300MM Internal Gutter:Clear debris, remove moss and clean down internal roof gutter ne 300mm wide, including any additional access across roof, additional protection, remove waste and debris.	LM	7.24
2220AB	INTERNAL GUTTER:CLEAN OUT INT ROOF GUTTER NE 450MM Internal Gutter:Clear debris, remove moss and clean down internal roof gutter over 300mm and ne 450mm wide, including any additional access across roof, additional protection, remove waste and debris.	LM	9.65
2220AC	INTERNAL GUTTER:CLEAN OUT INT ROOF GUTTER NE 600MM Internal Gutter:Clear debris, remove moss and clean down internal roof gutter over 450mm and ne 600mm wide, including any additional access across roof, additional protection, remove waste and debris.	LM	12.06
2220AD	INTERNAL GUTTER:CLEAN OUT INT ROOF GUTTER NE 900MM Internal Gutter:Clear debris, remove moss and clean down internal roof gutter over 600mm and ne 900mm wide, including any additional access across roof, additional protection, remove waste and debris.	LM	16.89
2220AE	INTERNAL GUTTER:CLEAN OUT INT ROOF GUTTER >900MM Internal Gutter:Clear debris, remove moss and clean down internal roof gutter over 900mm wide, including any additional access across roof, additional protection, remove waste and debris.	SM	19.29
2250CA	SECRET GUTTER:CLEAN OUT SECRET GUTTER/VALLEY Secret Gutter:Clear debris and clean down large secret lead or copper gutter or valley, remove waste and debris.	LM	4.82
2250DA	ROOFING:RENEW PLYWOOD AT EAVES Roofing:Take off existing eaves tiles, clean and set aside for re-use, cut away existing roofing felt and battens, cut out existing and insert new 9mm WBP plywood board 175mm wide, supply and fix new roofing felt and battens, refix existing set aside eaves roof tiles and remove waste and debris.	LM	27.36

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ITEM	DESCRIPTION	UNIT	RATE
2250EA	ROOF:RENEW CHANGE OF ROOF PITCH JUNCTION Roof:Remove existing roof covering and set aside, renew timber tilting fillet to support flashing and courses of slates/tiles above change of pitch junction, make slates/tiles weathertight with flashing, above the change of pitch refix under course and first course slates/tiles, below the change of pitch cut top two courses as necessary to maintain gauge, head nail the top course of slates/tiles including all necessary labours and remove waste and debris.	LM	53.80
	Felt Roofing		
	Felt Roofing - One Layer		
2170SA	FELT:RENEW HP TORCH ON PLAIN OR MINERAL 1L Felt:Renew felt roofing with one layer high performance 'Torch On' felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay one layer high performance 'Torch On' felt roofing with plain or mineral surface finish including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes etc. and remove waste and debris.	SM	37.26
2170SB	FELT:RENEW HP TORCH ON CHIPPINGS 1L Felt:Renew felt roofing with one layer high performance 'Torch On' felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay one layer performance 'Torch On' felt roofing with plain finish with stone chippings bonded in bitumen dressing compound including all kerbs upstands, downstands, drips, angles, dressing to outlets, around pipes and the like and remove waste and debris.	SM	47.02
	Felt Roofing - Two Layer		
2170AA	FELT:RENEW HP PLAIN OR MINERAL FINISH 2L Felt:Renew felt roofing with two layer high performance felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay two layer high performance felt roofing with plain or mineral surface finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc. and remove waste and debris.	SM	52.53
2170BA	FELT:RENEW HP STONE CHIPPINGS 2L Felt:Renew felt roofing with two layer high performance felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay two layer high performance felt roofing with top layer plain finish with stone chippings bonded in bitumen dressing compound including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes and the like and remove waste and debris.	SM	66.07
2170CA	FELT:RENEW HP TORCH ON PLAIN OR MINERAL 2L Felt:Renew felt roofing with two layer high performance 'Torch On' felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay two layer high performance 'Torch On' felt roofing with plain or mineral surface finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes etc. and remove waste and debris.	SM	52.53

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ITEM	DESCRIPTION	UNIT	RATE
2170DA	FELT:RENEW HP TORCH ON CHIPPINGS 2L Felt:Renew felt roofing with two layer high performance 'Torch On' felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay two layer performance 'Torch On' felt roofing with top layer plain finish with stone chippings bonded in bitumen dressing compound including all kerbs upstands, downstands, drips, angles, dressing to outlets, around pipes and the like and remove waste and debris.	SM	66.07
2170DB	FELT:RENEW HP TORCH ON PLAIN OR MINERAL VENT 2L Felt:Renew felt roofing with two layer high performance 'Torch On' ventilating felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay two layer high performance 'Torch On' felt roofing with plain or mineral surface finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes etc. and remove waste and debris.	SM	62.30
2170EA	FELT:RENEW ANY GIRTH GUTTER 2L Felt:Renew two layer felt to any girth gutter including remove defective felt and lay new felt bedded in hot bitumen and remove waste and debris.	LM	27.29
2170FC	FELT:REPAIR PATCH NE 2.0SM 2L Felt:Repair patch ne 2.00sm including brush/clear away chippings, cut out top layer of felt, cover with new felt and bond with bitumen to adjacent layers, relay chippings including renew if deficient and remove waste and debris.	IT	57.04
2170FD	FELT:REPAIR NE 2.0SM (TORCH ON) 2L Felt:Repair patch ne 2.00sm with 'Torch On' felt roofing system, cut out defective layer of felt, heat new felt and lay and bond over adjacent layers, relay chippings including renew if deficient and remove waste and debris.	IT	68.63
2170FG	FELT:REPAIR NE 2.0SM (TORCH ON) VENTILATING 2L Felt:Repair patch ne 2.00sm with 'Torch On' ventilating felt roofing system, cut out defective layer of felt, heat new felt and lay and bond over adjacent layers, relay chippings including renew if deficient and remove waste and debris.	IT	73.51
2170FE	FELT:REPAIR UPSTAND NE 300MM GIRTH 2L Felt:Repair upstand ne 300mm girth including cut out top layer of felt, cover with new mineral felt bond with bitumen to adjacent layers, rake out chase and repoint in cement mortar and remove waste and debris.	LM	32.95
2170FF	FELT:SEAL ROOFING AROUND OUTLET Felt:Seal around rainwater outlet with hot bitumen.	NO	10.35
2170GA	ROOF:RENEW ALUMINIUM EDGING Felt:Take off existing, clear away and renew preformed aluminium edging including all angles and ends, dress felt roofing into groove and remove waste and debris.	LM	21.28
2170HA	FELT:FIX FLASHBAND NE 300MM GIRTH Felt:Fix flashband upstand or skirting ne 300mm girth including prime surface.	LM	23.25
2170IA	FELT:APPLY SOLAR REFLECT PAINT (PER COAT) Felt:Prepare and apply solar reflective paint to general surfaces of felt roofing (per coat).	SM	12.37
2170IB	FELT:ANTI VANDAL PAINT Felt:Prepare and apply anti-vandal paint to general surfaces of felt roofing.	SM	11.13

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ITEM	DESCRIPTION	UNIT	RATE
2170JA	FELT:RENEW CHIPPINGS Felt:Renew chippings to roof including remove old chippings and clear away, apply cold compound and spread new chippings (as sole job) and remove waste and debris.	SM	28.64
2170KA	FELT:OVERHAUL FLAT ROOFING Felt:Overhaul felt roofing to flat roof area, including removing moss, algae and other debris, redress old chippings, supply and spread new chippings as necessary, rewedge and redress flashings, clear associated gutters and remove waste and debris.	SM	38.29
2170RA	ROOF:RENEW 2L FELT AND BOARDING Roof:Renew roof felt and boarding complete, strip off existing roof covering and boarding, fix 19mm WBP plywood boarding to roof joist, including 50x50mm softwood noggins, tape joints, lay one layer of vapour barrier, lay 100mm insulation board, lay two layer high performance felt roofing with plain or mineral surface finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, supply and fix new code 4 lead cover flashing to wall abutments, and remove waste and debris.	SM	180.07
	Felt Roofing - Three Layer		
2171AA	FELT:RENEW HP PLAIN OR MINERAL FINISH 3L Felt:Renew felt roofing with three layer high performance felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay three layer high performance felt roofing with plain or mineral surface finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc. and remove waste and debris.	SM	60.34
2171BA	FELT:RENEW HP STONE CHIPPINGS 3L Felt:Renew felt roofing with three layer high performance felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay three layer high performance felt roofing with top layer plain finish with stone chippings bonded in bitumen dressing compound including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes and the like and remove waste and debris.	SM	73.88
2171CA	FELT:RENEW HP TORCH ON PLAIN OR MINERAL 3L Felt:Renew felt roofing with three layer high performance 'Torch On' felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay three layer high performance 'Torch On' felt roofing with plain or mineral surface finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes etc. and remove waste and debris.	SM	60.34
2171DA	FELT:RENEW HP TORCH ON CHIPPINGS 3L Felt:Renew felt roofing with three layer high performance 'Torch On' felt including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay three layer performance 'Torch On' felt roofing with top layer plain finish with stone chippings bonded in bitumen dressing compound including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes and the like and remove waste and debris.	SM	73.88
2171DB	FELT:REPAIR NE 2.0SM (TORCH ON) 3L Felt:Repair patch ne 2.00sm with torch on felt roofing system, cut out defective top two layers of felt, heat new felt and lay and bond over adjacent layers, relay chippings including renew if deficient and remove waste and debris.	IT	80.12

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ITEM	DESCRIPTION	UNIT	RATE
2171DC	FELT:REPAIR PATCH NE 2.0SM 3L Felt:Repair patch ne 2.00sm including brush/clear away chippings, cut out top two layers of felt, cover with new felt and bond with bitumen to adjacent layers, relay chippings including renew if deficient and remove waste and debris.	IT	81.63
2171EA	FELT:LAY UPSTAND NE 300MM GIRTH 3L Felt:Lay three layer felt to upstand, kerb etc., ne 300mm girth with mineral felt bedded in hot bitumen, tucked and pointed in chase with cement mortar, and remove waste and debris.	LM	30.10
2171FA	FELT:RENEW ANY GIRTH GUTTER 3L Felt:Renew three layer felt to any size gutter including remove defective felt and lay new felt bedded in hot bitumen and remove waste and debris.	LM	34.34
2171RA	ROOF:RENEW 3L FELT AND BOARDING Roof:Renew roof felt and boarding complete, strip off existing roof covering and boarding, fix 19mm WBP plywood boarding to roof joist, including 50x50mm softwood noggins, tape joints, lay one layer of vapour barrier, lay 100mm insulation board, lay three layer high performance felt roofing with plain or mineral surface finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, supply and fix new code 4 lead cover flashing to wall abutments, and remove waste and debris.	SM	192.27
	Elastomeric Sheet Roofing		
2172AA	ROOF:RENEW WITH ELASTOMERIC Roof:Renew any existing flat roof covering with elastomeric sheet roofing system, strip existing covering, lay 3.5mm aluminium lined elastomeric bitumen vapour barrier, 4mm glass fibre reinforced elastomeric bitumen underlay and 5mm polyester reinforced elastomeric bitumen capping sheet with mineral surface finish, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	106.79
2172BA	ROOF:RENEW ELASTOMERIC AND INSULATION Roof:Renew any existing flat roof covering with elastomeric sheet roofing system, strip existing covering, prepare and prime, base lay 3.5mm aluminium lined elastomeric bitumen vapour barrier, 60mm insulation board, 4mm glass fibre reinforced elastomeric bitumen underlay and 5mm polyester reinforced elastomeric bitumen capping sheet with mineral surface finish, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	139.36
2172BB	ROOF:RENEW ELASTOMERIC AND 120MM INSULATION Roof:Renew any existing flat roof covering with elastomeric sheet roofing system, strip existing covering, prepare and prime, base lay 3.5mm aluminium lined elastomeric bitumen vapour barrier, 120mm insulation board, 4mm glass fibre reinforced elastomeric bitumen underlay and 5mm polyester reinforced elastomeric bitumen capping sheet with mineral surface finish, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	149.25

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ITEM	DESCRIPTION	UNIT	RATE
	EPDM (Rubber Polymer) Single Ply Membrane		
2181AA	EPDM MEMBRANE:RENEW SHEET ROOFING EPDM Membrane:Renew any felt or sheet roofing with EPDM (rubber polymer) sheet roofing, including strip and remove existing covering and prepare sub-base to receive new EPDM sheet roofing laminated to a non-woven polyester backing, and fixing in accordance with manufacturer's technical data sheets, including all kerbs, upstands, down stands, drips, angles, edge trims, dressing to outlets, around pipes etc, and remove waste and debris.	SM	42.50
	Single Layer Plastic Roof Covering		
2182AA	PVCU MEMBRANE:RENEW SHEET ROOFING PVCu Membrane:Renew any felt or sheet roofing with 1.2mm PVCu single layer membrane to BS EN 13956 roofing, including strip and remove existing covering and prepare sub-base to receive new membrane, and fixing in accordance with manufacturer's technical data sheets, including all proprietary PVCu coated metal kerbs, upstands, down stands, drips, angles, edge trims, dress around outlets, pipes etc., and remove waste and debris.	SM	41.56
2182AB	PVCU MEMBRANE:RENEW SHEET ROOFING AND INSULATION PVCu Membrane:Renew any felt or sheet roofing with 1.2mm PVCu single layer membrane to BS EN 13956, including strip and remove existing covering and prepare sub-base to receive new warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229 and fixed in accordance with the manufacturer's technical data sheet, and lay membrane and fixing in accordance with manufacturer's technical data sheets, including all proprietary PVCu coated metal kerbs, upstands, down stands, drips, angles, edge trims, dress around outlets, pipes etc., and remove waste and debris.	SM	59.63
	Proprietary Roofing		
	Bauder Roofing System		
2172CA	ROOF:RENEW BAUDER TOTAL ROOFING SYSTEM 60MM INSUL Roof:Renew any existing flat roof covering with Bauder Total Roofing system or other equal and approved, strip existing covering, prepare and prime, base layer of Bauder KSD Mica tear resistant, aluminium lined self-adhesive bitumen, air and vapour control layer, 60mm Bauder FA-TE rigid foam insulation faced on both sides with aluminium foil, or PIR FA tapered insulation board, Bauder TEC KSA Dup self-adhesive elastomeric bitumen underlayer and Bauder K5K Cp sheet torch applied elastomeric bitumen capsheet, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	132.76
2172CB	ROOF:RENEW BAUDER TOTAL ROOFING SYSTEM 120MM INSUL Roof:Renew any existing flat roof covering with Bauder Total system in accordance with manufacturers data sheet, strip existing covering, prepare and prime, base lay aluminium lined elastomeric bitumen vapour barrier, 120mm insulation board faced on both sides with aluminium foil, Bauder TEC KSA Dup self-adhesive elastomeric bitumen underlayer and Bauder K5K Cap sheet torch applied elastomeric bitumen capsheet, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	149.25

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ITEM	DESCRIPTION	UNIT	RATE
	IKO Roofing Systems		
2172DA	ROOF:RENEW IKO ROOFING SYSTEM 60MM INSULATION Roof:Renew any existing flat roof covering with IKO roofing system or other equal and approved, strip existing covering, prepare and prime with IKO Systems bonding agent, base layer of base layer of IKO Systems self-adhesive bituminous vapour control layer, ILO enertherm ALU 60mm insulation board, IKO Polimar bituminous preparation membrane, and IKO Polimar UV liquid applied top coat, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	128.81
2172DB	ROOF:RENEW IKO ROOFING SYSTEM 120MM INSULATION Roof:Renew any existing flat roof covering with IKO roofing system or other equal and approved, strip existing covering, prepare and prime with IKO Systems bonding agent, base layer of IKO Systems self-adhesive bituminous vapour control layer, ILO enertherm ALU 120mm insulation board, IKO Polimar bituminous preparation membrane, and IKO Polimar UV liquid applied top coat, including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, and remove waste and debris.	SM	138.71
	Butyl Sheet Roofing		
2180AA	BUTYL:REPAIRS PATCH NE 2.0SM Butyl:Repair patch ne 2.00sm including brush/clear away debris, moss etc., cut out butyl (synthetic polymer) sheet roof covering, cover with new butyl sheeting and bond with adhesive in accordance with manufacturers technical data sheet and remove waste and debris.	IT	60.48
2180AB	BUTYL:RENEW SHEET ROOFING Butyl:Renew any felt or sheet roofing with butyl (synthetic polymer) sheet roofing, including strip and remove existing covering and prepare sub-base to receive new butyl sheet roofing, and bond with adhesive in accordance with manufacturers technical data sheet, including all kerbs, upstands, downstands, drips, angles, dressing to outlets, around pipes etc. and remove waste and debris.	SM	46.62
2180AC	BUTYL:RENEW SHEET ROOFING AND INSULATION Butyl:Renew any felt or sheet roofing with butyl (synthetic polymer) sheet roofing, including strip and remove existing covering and prepare sub-base to receive new 1000 gauge vapour barrier, 25mm insulation board or 25mm closed cell moisture resistant board, sheathing felt and butyl sheet roofing, and bond with adhesive in accordance with manufacturer's technical data sheets, including all kerbs, upstands, down stands, drips, angles, edge trims, dressing 18mm gravel to outlets, around pipes etc, and remove waste and debris.	SM	64.70
	Polyroof Roof Covering		
2196AA	ROOF:CLEAR OFF AND APPLY POLYROOF 185 SYSTEMS Roof:Clear off all chippings, moss, debris etc., sweep off and apply flexible and resistant polyester anti-slip finish Polyroof 185 roof covering in accordance with the manufacturers technical data sheet in overlaying existing felt, bitumen and concrete flat roofs, balconies and walkways including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc. and remove waste and debris.	SM	76.03

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ITEM	DESCRIPTION	UNIT	RATE
	Protec Roof Covering		
2196BA	ROOF:CLEAR OFF AND APPLY PROTEC SYSTEMS Roof:Clear off all chippings, moss, debris etc., sweep off and lay vapour control layer, lay Polyroof "RES" insulation board complete with 3mm high strength non-compressible and puncture resistant facing board, insulation bonded to vapour control layer, apply uni primer and lay cold applied reinforced polyester Protec roofing system in accordance with the manufacturers technical data sheet in overlaying existing felt, bitumen and concrete flat roofs, balconies and walkways including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc. and remove waste and debris.	SM	145.92
2196BB	ROOF:REPAIR PROTEC SYSTEM IN PATCH Roof:Carry out repair in patch to Polyroof Protec or similar roofing system, cut out damaged area and make good with cold applied reinforced polyester Protec or other equal and approved roofing system in accordance with the manufacturers technical data sheet and remove waste and debris.	IT	108.39
	Asphalt Roofing		
	Asphalt Roof Coverings		
2190AA	ASPHALT:RENEW IN AREAS Asphalt:Renew 20mm asphalt roof finish in areas comprising isolating membrane, asphalt laid in two layers and bond to existing asphalt and finish smooth to match existing levels and remove waste and debris.	SM	113.87
2190BA	ASPHALT:RENEW 25MM TO BALCONY Asphalt:Renew asphalt to access balcony including take up existing asphalt and underlay, lay 25mm two coat work to deck and gutter on new isolating membrane, 13mm two coat work to upstands, downstands and including chases cut into brickwork or concrete and pointed in cement mortar and dressing asphalt around outlets, gullies and the like (measured all inclusive area over horizontal surfaces only) and remove waste and debris.	SM	139.44
2190CA	ASPHALT:RENEW SKIRTING Asphalt:Renew asphalt skirting ne 225mm high comprising 13mm two coat asphalt laid direct to structural background including all angles, coves and fillets, turn top edge into prepared groove and remove waste and debris.	LM	52.69
2190DA	ASPHALT:RENEW TO BOX GUTTER Asphalt:Renew asphalt to any size box gutter including take up existing and relay including renewal of gutter sole board if necessary, form all angle fillets, skirtings etc. and turn into groove in and or tuck into metal edge trim and remove waste and debris.	LM	184.09
2190EA	ASPHALT:RENEW RAINWATER OUTLET Asphalt:Renew 20mm asphalt lining to sole and sides of rainwater outlet opening through one brick wall including internal angle fillets, lead dressing into hopper head and any necessary expanded metal lathing reinforcement, and remove waste and debris.	SM	153.95
2190FA	ASPHALT:APPLY SOLAR REFLECTIVE PAINT Asphalt:Prepare and apply solar reflective paint to asphalt roofing (per coat).	SM	12.37
2190FB	ASPHALT:ANTI-VANDAL PAINT Asphalt:Prepare and apply anti-vandal paint to asphalt roofing (per coat).	SM	12.64

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ITEM	DESCRIPTION	UNIT	RATE
2190GA	ASPHALT:OVERHAUL FLAT ROOFING Asphalt:Overhaul asphalt roofing to flat roof area, Including sweep and remove moss, algae and other debris, cut out blisters, cracks and make good in asphalt, prepare and apply two coats of solar reflective paint as necessary, rewedge and redress flashings, clear associated gutters and outlets and remove waste and debris.	SM	44.80
	Asphalt Roofing and New Roof Boarding		
2191AA	ROOF:RENEW ASPHALT AND BOARDING Roof:Renew asphalt and boarding complete, strip off existing roof covering and boarding, fix 19mm WBP plywood boarding to roof joist, including 50x50mm softwood noggins, tape joints lay one layer of vapour barrier, lay 100mm insulation board, lay isolating membrane, fix galvanised eml to and including tanalised softwood kerbs etc, lay 20mm asphalt in two equal layers dress over and form kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, supply and fix new code 4 lead cover flashing to wall abutments, and remove waste and debris.	SM	227.77
	Green Roofs - Sedum		
2195AA	ROOF:RENEW/INSTALL FIXED TYPE GREEN ROOF SYSTEM Roof:Renew or install fixed green roofing system, including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay three layer high performance felt roofing with plain finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc, apply growing sedum proprietary matting and medium to top layer, and remove waste and debris.	SM	194.59
2195AB	ROOF:RENEW/INSTALL MOBILE TYPE GREEN ROOF SYSTEM Roof:Renew or install mobile green roofing system, including strip and remove existing covering and prepare sub-base to receive new felt roofing, supply and lay three layer high performance felt roofing with plain finish to top layer including all kerbs, upstands, downstands, drips, angles, dressing into outlets, around pipes etc,supply and fix growing sedum proprietary demountable planting trays to top layer, and remove waste and debris.	SM	201.47
2195AC	ROOF:OVERHAUL FIXED GREEN ROOFING SYSTEM Roof:Overhaul fixed green roofing to flat roof area, including removing dead plants and other debris, supply and plant new sedum as necessary, water and feed as required, clear associated gutters, and remove waste and debris.	SM	23.40
2195AD	ROOF:OVERHAUL MOBILE GREEN ROOFING SYSTEM Roof:Overhaul mobile green roofing to flat roof area, including removing dead plants, broken trays and other debris, supply and plant new sedum or new planting trays as necessary, water and feed as required, clear associated gutters, and remove waste and debris.	SM	28.08
	Sundry Works		
	Flat Roof Safety and Access Systems		
2200AA	PROMENADE:LIFT AND REBED SINGLE TILE Paving:Lift any size existing pcc or grc promenade tile to flat roof and rebed existing flag on 25mm bed of cement mortar (1:4) and point up joints.	NO	13.90

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ITEM	DESCRIPTION	UNIT	RATE
2200AB	PROMENADE:LIFT AND REBED TILES Paving:Lift any size existing pcc or grc promenade tiles to flat roof rebed existing flags on 25mm bed of cement mortar (1:4) and point up joints.	SM	49.54
2200AC	PROMENADE:RENEW STANDARD PCC OR GRC TILES Paving:Lift remnants of existing precast or glass reinforced concrete promenade tiles from flat roof, remove from site to approved tip, and lay standard size precast or glass reinforced concrete promenade tiles on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	SM	78.18
2200AD	PROMENADE:RENEW STANDARD PCC OR GRC TILE Paving:Lift remnants of existing precast or glass reinforced concrete promenade tiles from flat roof, and lay new standard size precast or glass reinforced concrete promenade tile on 25mm bed of cement mortar (1:4), point up joints including any additional cutting and fitting to suit, remove waste and debris.	NO	17.06
2200AP	PROMENADE:SUPPLY AND LAY STANDARD PCC OR GRC TILE Promenade:Supply and lay 300 x300mm precast or glass reinforced concrete promenade tiles bonded in PUR adhesive on asphalt roof , including any additional cutting and fitting to suit, remove waste and debris	NO	48.09
2200AQ	PROMENADE:SUPPLY AND LAY SPARTAN PEDESTRIAN TILE Promenade:Supply and lay Spartan or other equal and approved pedestian tile bonded in hot bitumen on asphalt roof, including any additional cutting and fitting to suit, remove waste and debris	NO	39.17
2200AE	FALL:RENEW OR INSTALL FALL PROTECTION WIRE SYSTEM Fall:Renew or install 'Mansafe' type wire fall protection system to the perimeter of flat roof and similar situations, including removing the remains of any existing system and disposal, and installing intermediate, end and angle roof anchors, securely fixed to roof structure and including all safety lines, wires and strops (measured per metre of wire).	LM	165.00
2200AF	FALL:OVERHAUL AND MAINTAIN FALL PROTECTION SYSTEM Fall:Maintain and overhaul 'Mansafe' type wire fall protection system, including checking, cleaning and testing (measured per metre of wire).	LM	12.50
2200AG	WALKWAY:RENEW OR INSTALL PROPRIETARY ROOF WALKWAY Walkway:Renew or install proprietary roof walkway, balustrade and safety line system to flat roof and similar situations, including removing the remains of any existing system and disposal, and installing walkway, securely fixed to roof structure including all safety lines, wires and strops.	LM	70.83
2200AH	WALKWAY:OVERHAUL AND MAINTAIN ROOF WALKWAY Walkway:Maintain and overhaul proprietary roof walkway, balustrade and safety line system, including checking, cleaning and testing.	LM	10.00
2200BA	LADDER:OVERHAUL AND MAINTAIN FIXED LADDER Ladder:Maintain and overhaul proprietary fixed ladder, landings and platforms including checking, cleaning and testing.	IT	20.62
2200CA	ACCESS LADDER:INSTALL CAT TYPE 3M Access Ladder:Supply and install new galvanised CAT type access ladder 3000mm in height, securely fixed to the existing brick or concrete wall in accordance with the manufacturer's technical data sheet and attached to the free standing handrail, make good, and remove waste and debris	IT	590.33

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ITEM	DESCRIPTION	UNIT	RATE
2200CB	ACCESS LADDER:INSTALL CAT TYPE 5M Access Ladder:Supply and install new galvanised CAT type access ladder 5000mm in height, securely fixed to the existing brick or concrete wall in accordance with the manufacturer's technical data sheet and attached to the free standing handrail, make good, and remove waste and debris	IT	970.73
2200DA	ROOF:REMOVE HANDRAIL Roof:Carefully remove the existing handrail and stanchions fixed to the roof deck, make good deck in preperation for receiving new coverings, remove waste and debris.	LM	17.79
2200DB	ROOF:PROVIDE NEW FREESTANDING HANDRAIL SYSTEM Roof:Supply and install new freestanding handrail system, with stanchion feet set on a sacrificial layer of cap sheet loose laid beneath, all to be installed in accordance with the manufacturer's technical data sheet, remove waste and debris.	LM	141.94
2200PA	FLAT ROOF:INSTALL PAVING SLAB ON CAP SHEET Flat Roof:Supply and install 450x450x50mm concrete paving slab set on a sacrificial layer of loose laid cap sheet, make good, remove waste and debris	NO	14.36
2200PB	FLAT ROOF:INSTALL PAVING SLABS ON SUPPORT PADS Flat Roof:Supply and install 450x450x50mm concrete paving slabs on support pads, all labours, make good, remove waste and debris.	SM	39.55
2200PC	FLAT ROOF:RELAY PAVING SLABS Flat Roof:Relay existing 450x450x50mm concrete paving slabs on support pads, all labours, make good, remove waste and debris.	SM	28.59
	Loft Insulation		
2270AB	INSULATION:OVERLAY EXISTING Insulation:Gain access to loft area, moving/replacing contents within loft area in order to undertake work, overlay existing insulation with upto 100mm thick insulation quilt to achieve required thickness to meet Client's Standard.	SM	8.84
2270AA	INSULATION:LAY UPTO 270MM THICK QUILT Insulation:Supply and lay new upto 270mm thick insulation quilt to loft area including gain access and moving/replacing contents within loft area in order to undertake work.	SM	16.91
2270AC	INSULATION:LAY 300MM THICK QUILT Insulation:Supply and lay new 300mm thick insulation quilt to loft area including gain access and moving/replacing contents within loft area in order to undertake work.	SM	15.03
2270BA	INSULATION:INSTALL 50MM THERMAL SHEATHING Insulation:Supply and install 50mm Celotex GA4000 or other equal and approved thermal sheathing 400mm wide between roof rafters, take off roof slates or tiles and carefully stack for reuse, take off roof battens and roofing felt, refix roof felt and battens, relay roof slates or tiles, rebed hips, ridges, verges etc, make good all works disturbed.	SM	58.41

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ITEM	DESCRIPTION	UNIT	RATE
2270BB	INSULATION:INSTALL 75MM THERMAL SHEETING Insulation:Supply and install 75mm Celotex GA4000 or other equal and approved thermal sheeting 400mm wide between roof rafters, take off roof slates or tiles and carefully stack for reuse, take off roof battens and roofing felt, refix roof felt and battens, relay roof slates or tiles, rebed hips, ridges, verges etc, make good all works disturbed.	SM	63.10
	Roof, Balcony, Walkway Insulation		
2291AA	ROOF INSULATION:RENEW 25MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 25mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229 and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	14.30
2291AB	ROOF INSULATION:RENEW 30MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 30mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229 and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	19.11
2291AC	ROOF INSULATION:RENEW 40MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 40mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229 and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	22.24
2291AD	ROOF INSULATION:RENEW 50MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 50mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	23.77
2291AE	ROOF INSULATION:RENEW 60MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 60mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	30.71

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ITEM	DESCRIPTION	UNIT	RATE
2291AF	ROOF INSULATION:RENEW 70MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 70mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	32.98
2291AG	ROOF INSULATION:RENEW 75MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 75mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	33.75
2291AH	ROOF INSULATION:RENEW 80MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 80mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	36.09
2291AJ	ROOF INSULATION:RENEW 90MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 90mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	37.64
2291AK	ROOF INSULATION:RENEW 100MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 100mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	39.16
2291AL	ROOF INSULATION:RENEW 120MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 120mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	48.17

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ITEM	DESCRIPTION	UNIT	RATE
2291AM	ROOF INSULATION:RENEW 130MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 130mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	52.05
2291AN	ROOF INSULATION:RENEW 140MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 140mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	55.17
2291AP	ROOF INSULATION:RENEW 150MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 150mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	56.96
2291AQ	ROOF INSULATION:RENEW 200MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 200mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	81.99
2291AR	ROOF INSULATION:RENEW 250MM PIR INSULATION Roof Insulation:Renew or supply and install, including strip and remove existing insulation and prepare sub-base to receive new 250mm thick warm deck foil faced polyurethane/PIR foam insulation board to BS 4841-3 designed in accordance with BS 6229, flat board or tapered system and fixed in accordance with the manufacturer's technical data sheet to flat roofs, balcony's and walkways, including all upstands, downstands, dress around outlets, pipes etc., and remove waste and debris.	SM	100.61
	Roof Boarding		
2290AA	ROOF BOARDING:RENEW WOODWOOL SLABS Roof Boarding:Renew 50mm woodwool slab finished with cement slurry screed roof boarding, including denail rafters or joists, remove waste and debris, punch in nails and level to existing and make good.	SM	50.44
2290AB	ROOF BOARDING:RENEW IN 19MM PLYWOOD Roof Boarding:Renew 19mm WPB quality plywood roof boarding including denail rafters or joists, tape joints of plywood with loose knit taping strip, remove waste and debris, punch in nails and level to existing and make good.	SM	60.69

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ITEM	DESCRIPTION	UNIT	RATE
2290AC	ROOF BOARDING:RENEW IN 18MM MARINE PLYWOOD Roof Boarding:Renew 18mm marine plywood roof boarding including denail rafters or joists, tape joints of plywood with loose knit taping strip, punch in nails and level to existing, make good, and remove waste and debris.	SM	62.09
2290AD	ROOF BOARDING:RENEW IN 18MM CHIPBOARD Roof Boarding:Renew 18mm V313 grade chipboard roof boarding including denail rafters or joists, tape joints of chipboard with loose knit taping strip, remove waste and debris, punch in nails and level to existing and make good.	SM	36.24
2290AF	ROOF BOARDING:RENEW WOODWOOL WITH PLYWOOD Roof Boarding:Remove 50mm pre-screeded woodwool slabs, de-nail and clean off joists or purlins and install 18mm WBP plywood on treated timber battens securely fixed with the appropriate fixings, tape joints of plywood roof boarding with loose laid taping strip, make good, remove waste and debris.	SM	69.46
2290AG	ROOF BOARDING:RENEW T&G BOARDING WITH PLYWOOD Roof Boarding:Remove existing plain edge timber boarding, de-nailing and cleaning joists or purlins, and install 18mm WBP plywood, securely fixed with the appropriate fixings, tape joints of plywood roof boarding with loose laid taping strip, make good, remove waste and debris.	SM	53.45
2290BA	ROOF BOARDING:RENEW TIMBER FIRRINGS Roof Boarding:Renew ne 50x50mm tapered softwood firrings to roof joists and remove waste and debris.	LM	6.34
	Sheet Metal Roofing		
	Lead Roof Coverings and Flashings - Code 4		
2310AA	SLATE:RENEW LEAD TO PIPE Slate:Remove existing lead or proprietary slate to ne 150mm diameter pipe and replace with 500x500mm lead slate with 200mm high collar to ne 150mm diameter pipe including all labours and remove waste and debris.	NO	114.50
2310AB	SLATE:RENEW PROPRIETARY TO PIPE Slate:Remove existing lead or proprietary slate to ne 150mm diameter pipe and replace with proprietary slate with ne 200mm high collar to ne 150mm diameter pipe including all labours and remove waste and debris.	NO	99.39
2310AC	FLASHING:RENEW LEAD COVER NE 150MM Flashing:Renew lead cover flashing ne 150mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	43.77
2310AJ	FLASHING:RENEW LEAD COVER NE 300MM Flashing:Renew lead cover flashing over 150mm ne 300mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	63.90
2310AK	FLASHING:RENEW LEAD COVER NE 450MM Flashing:Renew lead cover flashing over 300mm and ne 450mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	84.23

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ITEM	DESCRIPTION	UNIT	RATE
2310AE	FLASHING:RENEW LEAD STEPPED NE 300MM Flashing:Renew lead stepped flashing ne 300mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	93.34
2310AL	FLASHING:RENEW LEAD STEPPED NE 450MM Flashing:Renew lead stepped flashing over 300mm and ne 450mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	121.23
2310AF	FLASHING:RENEW LEAD APRON NE 300MM Flashing:Renew lead apron flashing ne 300mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	85.79
2310AG	FLASHING:RENEW LEAD APRON NE 450MM Flashing:Renew lead apron flashing over 300mm and ne 450mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	113.68
2310BA	FLASHING:TAKE OFF AND REFIX LEAD Flashing:Take off lead flashing, set aside, hack out pointing, clean out groove of brickwork, refix flashing and wedge with lead and repoint in mastic.	LM	26.99
2310BB	FLASHING:RAKE OUT AND REPOINT LEAD Flashing:Rake out pointing of lead flashing and repoint in mastic.	LM	10.04
2310JA	FLASHING:RENEW VENTILATED LEAD APRON NE 300MM Flashing:Renew lead apron flashing ne 300mm girth including top edge abutment ventilation system, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	119.76
2310JB	FLASHING:RENEW VENTILATED LEAD APRON NE 450MM Flashing:Renew lead apron flashing over 300mm and ne 450mm girth including up edge ventilation system, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	148.78
2310AH	FIREWALL:RENEW LEAD FLASHINGS TO COPINGS Firewall:Remove existing coping stones to firewall and remove waste and debris, remove existing flashings to both sides of firewall and renew with new lead flashings including all dressing etc., supply and fix new pcc coping stones to suit, bedded and pointed in cement mortar (1:3) and point flashing in mastic.	LM	113.06
2310CA	GUTTER:RENEW LEAD CHIMNEY LINING NE 450MM GIRTH Gutter:Renew lead chimney gutter lining ne 450mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	124.16
2310CB	PARAPET:RENEW LEAD GUTTER LINING NE 500MM GIRTH Gutter:Renew lead parapet gutter lining ne 500mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	113.36
2310CF	PARAPET:RENEW GUTTER LINING INC UNDERLAY NE 500MM Gutter:Renew lead parapet gutter lining ne 500mm girth including underlay, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	109.49

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ITEM	DESCRIPTION	UNIT	RATE
2310CE	VALLEY:RENEW LEAD GUTTER NE 450MM GIRTH Valley:Renew lead valley gutter ne 450mm girth, remove and refix roof tiles or slates and battens as required, including all necessary labours and remove waste and debris.	LM	96.66
2310CC	VALLEY:RENEW LEAD GUTTER NE 900MM GIRTH Valley:Renew lead valley gutter over 450mm and ne 900mm girth, remove and refix roof tiles or slates and battens as required, including all necessary labours and remove waste and debris.	LM	145.01
2310CD	VALLEY:RENEW LEAD GUTTER AND BOARDS NE 900MM GIRTH Valley:Renew lead valley gutter ne 900mm girth, complete with valley boards and tilting fillets, remove and refix roof tiles or slates as required, including all necessary labours and remove waste and debris.	LM	223.13
2310CH	VALLEY:RENEW LEAD GUTTER AND BOARDS 500MM WIDE Valley:Renew lead valley gutter 500mm wide, complete with valley boards and tilting fillets, remove and refix roof tiles or slates as required, including all necessary labours and remove waste and debris.	LM	114.86
2310CM	BOX GUTTER:RENEW LINING INC UNDERLAY NE 1000MM Box Gutter:Renew lead box gutter lining ne 1000mm girth including underlay complete with t Penne joints and upstands, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	129.14
2310DA	SOAKER:RENEW OR REFIX LEAD Soaker:Renew or refix lead soaker ne 250x330mm, including all necessary labours and remove waste and debris.	NO	20.36
2310HA	SADDLE:RENEW LEAD NE 500MM X 500MM Saddle:Renew or supply new lead saddle ne 500x500mm, cut and dressed to shape, all necessary labours and remove waste and debris.	NO	65.88
2310HB	SADDLE:REFIX LEAD NE 500MM X 500MM Saddle:Refix lead saddle ne 500x500mm, cut and dressed to shape, all necessary labours and remove waste and debris.	NO	21.11
2310EA	ROOF:RENEW LEAD ROOF COVERING Roof:Renew lead roof covering including remove old lead, cut, fit and dress new roof covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	216.20
2310EB	PORCH:RENEW LEAD COVERING TO PORCH Porch:Renew lead covering to porch including remove old lead, cut, fit and dress new porch covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	231.30
2310EC	DORMERS:RENEW LEAD TO DORMERS Dormers:Renew lead covering to dormers including remove old lead, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	242.63

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ITEM	DESCRIPTION	UNIT	RATE
2310FA	BOW/BAY:RENEW LEAD FLAT ROOF NE 3.0SM Bow/Bay:Renew lead covering to flat bow/bay roof ne 3.00sm (measured on plan) including remove old lead, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections, dressing to upstands and kerbs, clean out and reform grooves and wedge upstands with lead and repoint in mastic, cut and dress lead around rainwater outlets and remove waste and debris.	IT	546.57
2310FB	BOW/BAY:RENEW LEAD SLOPING ROOF NE 3.0SM Bow/Bay:Renew lead covering to sloping bow/bay roof ne 3.00sm (measured on slope) including remove old lead, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections, dressing to upstands and kerbs, clean out/reform grooves and wedge upstands with lead and repoint in mastic, cut and dress lead around rainwater outlets and remove waste and debris.	IT	618.31
2310GA	CANOPY:RENEW LEAD FLAT ROOF Canopy:Renew lead covering to canopies (measured on plan) including remove old lead, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections, dressing to upstands and kerbs, clean out/reform grooves and wedge upstands with lead and repoint in mastic, cut and dress lead around rainwater outlets.	SM	212.50
2310HH	SADDLE:RENEW LEAD NE 500MM X 500MM - LEADBURNED Saddle:Renew or supply new lead saddle ne 500x500mm, leadburned cut and dressed to shape, all necessary labours and remove waste and debris.	NO	72.36
2310HK	SADDLE:RENEW LEAD 650MM X 650MM - LEADBURNED Saddle:Renew or supply new lead saddle 650x650mm to valley gutter, leadburned cut and dressed to shape, all necessary labours and remove waste and debris.	NO	81.59
2310KA	CHUTE:RENEW LEAD 150MM x 250MM Chute:Renew lead chute to parapet gutter 150mmm wide x 250mm high, clean out grooves of brickork, wedge with lead and repoint inmastic, including all labours, and remove waste and debris.	NO	56.35
2310KB	CHUTE:RENEW LEAD CHUTE TO PARAPET GUTTER Chute:Renew flanged Code 4 lead chute to parapet gutter ne 1000mm girth including underlay, lead dressed into external hopperhead and ears turned back, clean out groove of brickwork, wedge with lead and repoint in mastic, clean and prime flange and bond between underlay and cap sheet of new waterproofing, including all labours and remove waste and debris.	IT	96.44
2310LA	PIPE COLLAR:RENEW LEAD AND PVC COLLAR Pipe Collar:Supply and install flanged code 4 lead sleeve to pipes upto 100mm providing a minimum 150mm upstand above the new finished roof level, supply and solvent weld PVC weathering collar to plastic soil vent pipe over the top of the lead sleeve, clean and prime flange and bonded between underlay and cap sheet of new waterproofing including all labours and remove waste and debris.	NO	89.01
2310NA	SLEEVE:RENEW LEAD TO PIPE Sleeve:Remove existing lead or proprietary slate to ne 100mm diameter pipe and replace with 500x500mm lead slate with 150mm high collar above new finished waterproofing including all labours and remove waste and debris.	NO	74.47

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ITEM	DESCRIPTION	UNIT	RATE
2310NB	SLEEVE:RENEW LEAD TO NE 50MM PIPE BONDED Sleeve:Remove existing lead or proprietary slate to ne 50mm diameter pipe and replace with 500x500mm lead slate with 150mm high collar turned down into top of pipe, including all labours, clean and prime flange and bond between underlay and cap sheet of new waterproofing and remove waste and debris.	NO	78.36
2310NC	SLEEVE:RENEW LEAD TO NE 100MM PIPE BONDED Sleeve:Remove existing lead or proprietary slate to ne 100mm diameter pipe and replace with 500x500mm lead slate with 150mm high collar including all labours, clean and prime flange and bond between underlay and cap sheet of new waterproofing and remove waste and debris.	NO	86.17
	Lead Roof Coverings - Ridge and Hip Rolls etc		
2310TA	RIDGE ROLL:RENEW CODE 5 LEAD COVERED Ridge Roll:Renew existing ridge roll with code 5 lead covered ridge roll to match existing, dress to roof covering, all labours, and remove waste and debris.	LM	74.14
2310TB	HIP ROLL:RENEW CODE 4 LEAD COVERED Hip Roll:Renew existing ridge roll with code 4 lead covered hip roll to match existing, dress to roof covering, all labours, and remove waste and debris.	LM	74.14
2310WA	HIPS:FORM CUT AND MITRES CODE 3 SOAKERS Hips:Form cut and mitred hip on roof covering with wide cut slates , interleaved with and including Code 3 lead soakers nailed to battens at top edge, all labours, and remove waste and debris	LM	36.35
	Lead Roof Coverings and Flashings - Code 5		
2310XA	ROOF:RENEW CODE 5LEAD ROOF COVERING Roof:Renew Code 5 lead roof covering including remove old lead, cut, fit and dress new roof covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	178.58
2310XC	DORMERS:RENEW CODE 5 LEAD TO DORMERS Dormers:Renew Code 5 lead covering to dormers including remove old lead, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	196.32
	Zincwork		
2311AA	SLATE:RENEW ZINC TO PIPE Slate:Remove existing zinc or proprietary slate to ne 150mm diameter pipe and replace with 500x500mm zinc slate with 200mm high collar to ne 150mm diameter pipe including all labours and remove waste and debris.	NO	113.95
2311AB	SLATE:RENEW PROPRIETARY ZINC TO PIPE Slate:Remove existing zinc or proprietary slate to ne 150mm diameter pipe and replace with proprietary slate with ne 200mm high collar to ne 150mm diameter pipe including all labours and remove waste and debris.	NO	87.52
2311AC	FLASHING:RENEW ZINC COVER NE 150MM Flashing:Renew zinc cover flashing ne 150mm girth, clean out groove of brickwork, wedge with zinc and repoint in mastic, including all necessary labours and remove waste and debris.	LM	42.67

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ITEM	DESCRIPTION	UNIT	RATE
2311AD	FLASHING:RENEW ZINC APRON NE 300MM Flashing:Renew zinc apron flashing ne 300mm girth, clean out groove of brickwork, wedge with zinc and repoint in mastic, including all necessary labours and remove waste and debris.	LM	76.39
2311BA	FLASHING:TAKE OFF AND REFIX ZINC Flashing:Take off zinc flashing, set aside, hack out pointing, clean out groove of brickwork, refix flashing and wedge with zinc and repoint in mastic.	LM	30.12
2311BE	FLASHING:RAKE OUT AND REPOINT ZINC Flashing:Rake out pointing of zinc flashing and repoint in mastic.	LM	18.79
2311AE	FIREWALL:RENEW ZINC FLASHINGS TO COPINGS Firewall:Remove existing coping stones to firewall and clear away, remove existing flashings to both sides of firewall and renew with new zinc flashings including all dressing etc., supply and fix new PCC coping stones to suit, bedded and pointed in mortar (1:3), and point flashing in mastic.	LM	112.97
2311CA	GUTTER:RENEW ZINC CHIMNEY LINING NE 450MM GIRTH Gutter:Renew zinc chimney gutter lining ne 450mm girth, clean out groove of brickwork, wedge with zinc and repoint in mortar (1:3), including all necessary labours and remove waste and debris.	LM	77.32
2311BB	VALLEY:RENEW ZINC GUTTER LINING NE 800MM GIRTH Valley:Renew zinc valley gutter ne 800mm girth, remove and refix roof tiles or slates and battens as required, including all necessary labours and remove waste and debris.	LM	104.69
2311BC	VALLEY:RENEW ZINC GUTTER AND BOARDS Valley:Renew zinc valley gutter ne 800mm girth, complete with valley boards and tilting fillets, remove and refix roof tiles or slates as required, including all necessary labours and remove waste and debris.	LM	184.29
2311BD	VALLEY:REPAIR LEAK TO ZINC WORK Valley:Repair leak in zinc valley with wiped joint or soldered on patch, remove and refix tiles and or slates as necessary (measured per valley).	IT	32.25
2311DA	SOAKER:RENEW OR REFIX ZINC Soaker:Renew zinc soaker ne 250x330mm, clean out joint of brickwork, wedge with zinc and repoint in mastic, including all necessary labours and remove waste and debris.	NO	18.18
2311EA	ROOF:RENEW ZINC ROOF COVERING Roof:Renew zinc roof covering including remove old zinc, cut, fit and dress new roof covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	156.93
2311EB	PORCH:RENEW ZINC COVERING TO PORCH Porch:Renew zinc covering to porch including remove old zinc, cut, fit and dress new porch covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	172.03
2311EC	DORMERS:RENEW ZINC TO DORMERS Dormers:Renew zinc covering to dormers including remove old zinc, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	183.36

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ITEM	DESCRIPTION	UNIT	RATE
2311ED	CANOPY:RENEW ZINC FLAT ROOF Canopy:Renew zinc covering to canopies (measured on plan) including remove old zinc, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections, dressing to upstands and kerbs, clean out/reform grooves and wedge upstands with zinc and repoint in mastic, cut and dress zinc around rainwater outlets.	SM	190.02
	Copperwork		
2312AA	SLATE:RENEW COPPER SLATE Slate:Remove existing copper or proprietary slate to ne 150mm diameter pipe and replace with 500x500mm copper slate with 200mm high collar to ne 150mm diameter pipe including all labours and remove waste and debris.	NO	194.27
2312AB	SLATE:RENEW PROPRIETARY COPPER Slate:Remove existing copper or proprietary slate to ne 150mm diameter pipe and replace with proprietary slate with ne 200mm high collar to ne 150mm diameter pipe including all labours and remove waste and debris.	NO	167.84
2312AC	FLASHING:RENEW COPPER COVER NE 150MM Flashing:Renew copper cover flashing ne 150mm girth, clean out groove of brickwork, wedge with copper and repoint in mastic, including all necessary labours and remove waste and debris.	LM	124.86
2312AD	FLASHING:RENEW COPPER APRON NE 300MM Flashing:Renew copper apron flashing ne 300mm girth, clean out groove of brickwork, wedge with copper and repoint in mastic, including all necessary labours and remove waste and debris.	LM	240.72
2312BA	FLASHING:TAKE OFF AND REFIX COPPER Flashing:Take off copper flashing, set aside, hack out pointing, clean out groove of brickwork, refix flashing and wedge with copper and repoint in mastic.	LM	30.12
2312BB	FLASHING:RAKE OUT AND REPOINT COPPER Flashing:Rake out pointing of copper flashing and repoint in mastic.	LM	18.79
2312AG	FIREWALL:RENEW COPPER FLASHINGS TO COPINGS Firewall:Remove existing coping stones to firewall and clear away, remove existing flashings to both sides of firewall and renew with new copper flashings including all dressing etc., supply and fix new PCC coping stones to suit, bedded and pointed in mortar (1:3), and point flashing in mastic.	LM	420.24
2312CA	GUTTER:RENEW COPPER CHIMNEY LINING NE 450MM GIRTH Gutter:Renew copper chimney gutter lining ne 450mm girth, clean out groove of brickwork, wedge with copper and repoint in mastic, including all necessary labours and remove waste and debris.	LM	345.38
2312CB	VALLEY:RENEW COPPER GUTTER LINING NE 800MM GIRTH Valley:Renew copper valley gutter ne 800mm girth, remove and refix roof tiles or slates and battens as required, including all necessary labours and remove waste and debris.	LM	542.95
2312CC	VALLEY:RENEW COPPER GUTTER AND BOARDS Valley:Renew copper valley gutter ne 800mm girth, complete with valley boards and tilting fillets, remove and refix roof tiles or slates as required, including all necessary labours and remove waste and debris.	LM	622.55

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ITEM	DESCRIPTION	UNIT	RATE
2312CD	VALLEY:REPAIR LEAK TO COPPER WORK Valley:Repair leak in copper valley with wiped joint or soldered on patch, remove and refix tiles and or slates as necessary (measured per valley).	IT	32.25
2312DA	SOAKER:RENEW OR REFIX COPPER Soaker:Renew copper soaker ne 250x330mm, clean out joint of brickwork, wedge with copper and repoint in mastic, including all necessary labours and remove waste and debris.	NO	63.65
2312EA	ROOF:RENEW COPPER ROOF COVERING Roof:Renew copper roof covering including remove old copper, cut, fit and dress new roof covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	704.75
2312EB	PORCH:RENEW COPPER COVERING TO PORCH Porch:Renew copper covering to porch including remove old copper, cut, fit and dress new porch covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	719.85
2312EC	DORMERS:RENEW COPPER TO DORMERS Dormers:Renew copper covering to dormers including remove old copper, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections and all labours and remove waste and debris.	SM	731.18
2312ED	CANOPY:RENEW COPPER FLAT ROOF Canopy:Renew copper covering to canopies (measured on plan) including remove old copper, cut, fit and dress new covering including all nailing and caps, drips, welted edges, bossed ends and intersections, dressing to upstands and kerbs, clean out/reform grooves and wedge upstands with copper and repoint in mastic, cut and dress copper around rainwater outlets.	SM	737.83
	Sundry Works		
	Ubiflex Flashings etc		
2313AA	FLASHING:RENEW UBIFLEX COVER NE 150MM Flashing:Renew Ubiflex B3 lead alternative flashing or other equal and approved cover flashing 150mm girth, clean out groove of brickwork, apply high tack sealant, fix flashing with metal flashing fixing clips, and repoint in gap seal, including all necessary labours and remove waste and debris.	LM	28.14
2313AB	FLASHING:RENEW UBIFLEX COVER NE 200MM Flashing:Renew Ubiflex B3 lead alternative flashing or other equal and approved cover flashing 200mm girth, clean out groove of brickwork, apply high tack sealant, fix flashing with metal flashing fixing clips, and repoint in gap seal, including all necessary labours and remove waste and debris.	LM	34.76
2313AC	FLASHING:RENEW UBIFLEX COVER 250MM Flashing:Renew Ubiflex B3 lead alternative flashing or other equal and approved cover flashing 250mm girth, clean out groove of brickwork, apply high tack sealant, fix flashing with metal flashing fixing clips, and repoint in gap seal, including all necessary labours and remove waste and debris.	LM	41.02

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ITEM	DESCRIPTION	UNIT	RATE
2313AD	FLASHING:RENEW UBIFLEX COVER 300MM Flashing:Renew Ubiflex B3 lead alternative flashing or other equal and approved cover flashing 300mm girth, clean out groove of brickwork, apply high tack sealant, fix flashing with metal flashing fixing clips, and repoint in gap seal, including all necessary labours and remove waste and debris.	LM	46.68
2313AE	FLASHING:RENEW UBIFLEX COVER 400MM Flashing:Renew Ubiflex B3 lead alternative flashing or other equal and approved cover flashing 400mm girth, clean out groove of brickwork, apply high tack sealant, fix flashing with metal flashing fixing clips, and repoint in gap seal, including all necessary labours and remove waste and debris.	LM	56.27
2313AF	FLASHING:RENEW UBIFLEX COVER NE 500MM Flashing:Renew Ubiflex B3 lead alternative flashing or other equal and approved cover flashing 500mm girth, clean out groove of brickwork, apply high tack sealant, fix flashing with metal flashing fixing clips, and repoint in gap seal, including all necessary labours and remove waste and debris.	LM	65.88
2313AH	FLASHING:RENEW UBIFLEX APRON NE 300MM Flashing:Renew Ubiflex B3 lead alternative apron flashing ne 300mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	24.64
2313AJ	FLASHING:RENEW UBIFLEX APRON NE 450MM Flashing:Renew Ubiflex B3 lead alternative apron flashing over 300mm and ne 450mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	34.99
2313AL	FLASHING:RENEW UBIFLEX STEPPED NE 300MM Flashing:Renew Ubiflex B3 lead alternative stepped flashing ne 300mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	18.87
2313AM	FLASHING:RENEW UBIFLEX STEPPED NE 450MM Flashing:Renew Ubiflex B3 lead alternative stepped flashing over 300mm and ne 450mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic including all necessary labours and remove waste and debris.	LM	27.86
2313BA	GUTTER:RENEW UBIFLEX CHIMNEY LINING NE 450MM GIRTH Gutter:Renew Ubiflex B3 lead alternative chimney gutter lining not exceeding 450mm girth, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	42.66
2313BC	PARAPET:RENEW UBIFLEX GUTTER LINING UNDERLAY 500MM Gutter:Renew Ubiflex B3 lead alternative parapet gutter lining not exceeding 500mm girth including underlay, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	45.32
2313BE	SECRET GUTTER:RENEW UBIFLEX LINING UNDERLAY 400MM Secret Gutter:Renew Ubiflex B3 lead alternative secret gutter lining ne 400mm girth including underlay, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	39.15

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ITEM	DESCRIPTION	UNIT	RATE
2313BG	BOX GUTTER:RENEW UBIFLEX LINING UNDERLAY 1000MM Box Gutter:RenewUbiflex B3 lead alternative box gutter lining ne 1000mm girth including underlay complete with t Penne joints and upstands, clean out groove of brickwork, wedge with lead and repoint in mastic, including all necessary labours and remove waste and debris.	LM	71.27
2313CA	VALLEY:RENEW UBIFLEX GUTTER AND BOARDS 500MM WIDE Valley:Renew Ubiflex B3 lead alternative valley gutter 500mm wide, complete with valley boards and tilting fillets, remove and refix roof tiles or slates as required, including all necessary labours and remove waste and debris.	LM	58.52
2313DA	SADDLE:RENEW UBIFLEX NE 500MM X 500MM - LEADBURNED Saddle:Renew or supply new Ubiflex B3 lead alternative saddle ne 500x500mm, leadburned cut and dressed to shape, all necessary labours and remove waste and debris.	NO	30.31
2313DB	SADDLE:RENEW UBIFLEX 650MM X 650MM - LEADBURNED Saddle:Renew or supply new Ubiflex B3 lead alternative saddle 650x650mm to valley gutter, leadburned cut and dressed to shape, all necessary labours and remove waste and debris.	NO	39.92
2313EA	CHUTE:RENEW UBIFLEX CHUTE TO PARAPET GUTTER Chute:Renew flanged Ubiflex B3 lead alternative chute to parapet gutter ne 1000mm girth including underlay, lead dressed into external hopperhead and ears turned back, clean out groove of brickwork, wedge with lead and repoint in mastic, clean and prime flange and bond between underlay and cap sheet of new waterproofing, including all labours and remove waste and debris.	IT	69.62
2313JA	PIPE COLLAR:RENEW UBIFLEX AND PVC COLLAR Pipe Collar:Supply and install Ubiflex B3 lead alternative sleeve to pipes upto 100mm providing a minimum 150mm upstand above the new finished roof level, supply and solvent weld PVC weathering collar to plastic soil vent pipe over the top of the lead sleeve, clean and prime flange and bonded between underlay and cap sheet of new waterproofing including all labours and remove waste and debris.	NO	97.61
2313TA	RIDGE ROLL:RENEW UBIFLEX COVERED Ridge Roll:Renew existing ridge roll with Ubiflex B3 lead alternative covered ridge roll to match existing, dress to roof covering, all labours, and remove waste and debris.	LM	37.25
2313TB	HIP ROLL:RENEW UBIFLEX COVERED hip Roll:Renew existing ridge roll with Ubiflex B3 lead alternative covered hip roll to match existing, dress to roof covering, all labours, and remove waste and debris.	LM	37.25
2313WA	HIPS:FORM CUT AND MITRES UBIFLEX SOAKERS Hips:Form cut and mitred hip on roof covering with wide cut slates , interleaved with and including Ubiflex B3 lead alternative soakers nailed to battens at top edge, all labours, and remove waste and debris	LM	32.32

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ITEM	DESCRIPTION	UNIT	RATE
	Roofing - Photographic Surveys		
2999AA	PHOTO SURVEY:UNDERTAKE WITH TELESCOPIC CAMERA Roof Survey:Undertake complete aerial photographic roof, chimney and external envelope survey with a commercial camera drone, including all hire charges and supply of operator and observer, all licences and approvals, provide digital record to Client's Representative.	HR	120.00
2999AC	PHOTO SURVEY:UNDERTAKE WITH COMMERCIAL DRONE Roof Survey:Undertake complete aerial photographic roof, chimney and external envelope survey with a commercial telescopic camera, including all van with integral mast and camera equipment hire charges, operator, all licences and approvals, provide digital record to Client's Representative.	HR	115.00
	Roofing - Miscellaneous		
	Roofing - Client Inspection		
2999AD	CLIENT INSPECTION:ROOF STRUCTURE Client Inspection:Undertake client inspection and testing etc. on roof structure including opening up and report to Client Representative (any repairs required to be ordered must be instructed by Client Representative). Not to be claimed in conjunction with associated works.	IT	13.31

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ITEM	DESCRIPTION	UNIT	RATE
	CARPENTRY AND JOINERY		
	Floors, Roofs and Partitions		
	Floor Members		
3011AB	JOIST:RENEW NE 100MM DEEP TO FLOOR Joist:Renew with pressure impregnated sawn softwood floor joist ne 100mm deep to match existing, cut out and clear away existing, cut new joist to length and fix including all packings, cleats, hangers, noggins, solid strutting etc., apply preservative to cut ends and cut out and make good brickwork as necessary and remove waste and debris.	LM	12.86
3011AC	JOIST:RENEW SECTION NE 225MM DEEP TO FLOOR Joist:Renew section with pressure impregnated sawn softwood floor joist ne 225mm deep to match existing and ne 1.00m long, including all hangers, packings, cleats, apply preservative to cut ends and cut out and make good brickwork, drill and bolt new section to existing joists.	IT	36.00
3011AD	JOIST:RENEW NE 225MM DEEP TO FLOOR Joist:Renew with pressure impregnated sawn softwood floor joist or trimmer joist ne 225mm deep to match existing cut out and clear away existing, cut new joist to length and fix including all packings, cleats, hangers, noggins, solid strutting etc., apply preservative to cut ends and cut out and make good brickwork as necessary and remove waste and debris.	LM	24.19
3011AE	JOIST:LEVEL JOIST WITH PACKINGS Joist:Level joist by inserting packings including take up floorboards and refix, make good any finishes disturbed, remove and refix any carpets and furniture (measured per joist), (not to be claimed in conjunction with joist renewal).	NO	34.73
3012AB	FLOOR:STRIP OUT FLOOR AND SLEEPERS Floor:Strip out defective timber floor complete with any redundant service installation attached or passing through floor, demolish sleeper walls down to sub-floor level, make good all works disturbed, remove waste and debris and prepare to receive new solid floor (new floor measured separately).	SM	22.67
3012AC	FLOOR:RENEW GROUND FLOOR COMPLETE Floor:Strip out existing floor and sleeper walls, remove void debris, construct half brick sleeper walls in cement mortar (1:3) on concrete foundation including excavation and disposal and lay new softwood floor comprising 22mm square edge boards ne 50x125mm joists and ne 50x100mm wall plates including damp proof course, all in pretreated timber and remove waste and debris.	SM	179.52
3012DA	FLOOR:RENEW SOFTWOOD FLOOR COMPLETE Floor:Renew softwood floor comprising 22mm square edge boards, ne 50x125mm joists and ne 50x100mm wall plates including damp proof course, all in pretreated timber, complete with galvanised joist hangers, cut and primed in and remove waste and debris.	SM	97.75
3012DB	FLOOR:RENEW SOFTWOOD UPPER FLOOR COMPLETE Floor:Renew softwood upper floor comprising 22mm square edge boards ne 50x175mm joists and ne 50x100mm wall plates including damp proof course, 25x50mm strutting, all in pretreated timber, complete with galvanised joist hangers, cut and primed in, including trimming to openings and remove waste and debris.	SM	102.40

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ITEM	DESCRIPTION	UNIT	RATE
3012EA	FLOOR:CONSTRUCT SOFTWOOD FLOOR Floor:Construct softwood floor comprising 22mm square edge boards, ne 50x125mm joists and ne 50x100mm wall plates including damp proof course, in pretreated timber, complete with galvanised joist hangers, cut and primed in and remove waste and debris.	SM	82.22
3012EB	FLOOR:CONSTRUCT SOFTWOOD UPPER FLOOR Floor:Construct softwood upper floor comprising 22mm square edge boards, ne 50x175mm joists and ne 50x100mm wall plates including damp proof course, 25x50mm strutting, all in pretreated timber, including trimming to openings in pretreated timber, complete with galvanised joists hangers, cut and primed in and remove waste and debris.	SM	86.88
	Wall or Partitions		
3013AA	PARTITION:ERECT TIMBER STUD AND PLASTERBOARD BF Partition:Supply and erect or renew stud partition comprising ne 50x100mm sole and head plate, noggins and studs and any additional support timber as necessary for fixing of sanitary appliances, kitchen etc., fixed with nails or plugged and screwed to walls, pack out and scribe, 12.5mm taper edged plasterboard scrim jointed and all labours to both faces.	SM	85.15
3013AB	PARTITION:ERECT TIMBER STUD PLASTERBOARD SKIM BF Partition:Supply and erect or renew stud partition comprising ne 50x100mm sole and head plate, noggins and studs and any additional support timber as necessary for fixing of sanitary appliances, kitchen etc., fixed with nails or plugged and screwed to walls, pack out and scribe, 12.5mm butt jointed plasterboard and 3mm plaster skim coat and all labours to both faces.	SM	91.02
3013AC	PARTITION:INSTALL INSULATION INFILL NE 100MM Partition:Supply and install insulation infill ne 100mm thick to stud partition.	SM	5.01
3013AD	PARTITION:INSTALL SOUND INFILL 75M Partition:Supply and install sound insulation infill 75mm thick to stud partition.	SM	19.64
3013BA	PARTITION:ERECT METAL STUD AND PLASTERBOARD BF Partition:Supply and erect or renew proprietary metal stud partition comprising sole and head plate, noggins and studs and any additional support members as necessary for fixing of sanitary appliances, kitchen etc., fixed with nails or plugged and screwed to walls, pack out and scribe, 12.5mm taper edged plasterboard scrim jointed and all labours to both faces.	SM	53.76
3013BB	PARTITION:METAL STUD PLASTERBOARD SKIM BF Partition:Supply and erect or renew proprietary metal stud partition comprising sole and head plate, noggins and studs and any additional support members as necessary for fixing of sanitary appliances, kitchen etc., fixed with nails or plugged and screwed to walls, pack out and scribe, 12.5mm butt jointed plasterboard and 3mm plaster skim coat and all labours to both faces.	SM	59.75
3013CA	PARTITION:FILL IN OPENING IN TIMBER STUDDING Partition:Fill in existing opening in stud partition with ne 50x100mm sole and head plate, noggins and studs fixed with nails or plugged and screwed to walls, pack out and scribe, 12.5mm taper edged plasterboard scrim jointed and all labours and provide skirting to match existing to both faces.	SM	99.11

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ITEM	DESCRIPTION	UNIT	RATE
3013CB	PARTITION:FORM OPENING IN TIMBER STUDDING Partition:Cut and form opening in existing stud partition plastered both sides, frame up opening with 50x100mm head plate, noggins and studs fixed with nails or plugged and screwed to walls, pack out and scribe, make good plasterboard and 3mm plaster skim coat, extend flooring through opening on bearers, make good all works disturbed and remove waste and debris.	IT	122.00
3013CC	PARTITION:EXTEND OPENING IN TIMBER STUDDING Partition:Take out existing door lining, cut and form extended opening ne 1.00sm in existing stud partition plastered both sides, square up opening jambs and head with 50x100mm sawn softwood, make good plasterboard and 3mm plaster skim coat, extend flooring through opening on bearers, make good all works disturbed and remove waste and debris.	IT	54.35
3013CD	PARTITION:DEMOLISH Partition:Demolish existing softwood framed, plasterboard or other sheet finishing to both sides partition, disconnect any electrical cabling, switches, sockets in partition, disconnect any sanitary fittings etc. attached to partition, make good all finishes disturbed, remove waste and debris.	SM	18.42
	Wall Plates		
3015AA	PLATE:RENEW 75X100MM WALL PLATE Plate:Renew pressure impregnated sawn softwood wall plate ne 75x100mm, bedded in cement mortar (1:3) and apply preservative to cut ends and remove waste and debris.	LM	15.10
3015AB	PLATE:RENEW 75X100MM WALL PLATE AND DPC Plate:Renew pressure impregnated sawn softwood wall plate ne 75x100mm, bedded in cement mortar (1:3) and apply preservative to cut ends on and including polypropylene damp proof course 138mm girth and remove waste and debris.	LM	16.67
	Roof Members		
3017AA	RAFTER:RENEW NE 175MM RAFTER JOIST OR TRUSS MEMBER Rafter:Renew with pressure impregnated sawn softwood rafter/roof joist or truss member, ne 175mm deep to match existing in roof space, cut new rafter or roof joist to length, apply preservative to cut ends, cut out and make good to brickwork as necessary and all hangers, drilling and bolting with connectors to existing rafters or joists and remove waste and debris.	LM	15.17
3017AB	RAFTER:RENEW NE 250MM RAFTER JOIST OR TRUSS MEMBER Rafter:Renew with pressure impregnated sawn softwood rafter/roof joist or truss member, ne 250mm deep to match existing in roof space, cut new rafter or roof joist to length, apply preservative to cut ends, cut out and make good to brickwork as necessary and all hangers, drilling and bolting with connectors to existing rafters or joists and remove waste and debris.	LM	19.71
3017BA	COLLAR/STRUT:RENEW NE 175MM THICK Collar/Strut:Renew with pressure impregnated sawn softwood collar or strut, ne 175mm thick to match existing in roof space, cut new collar to length, apply preservative to cut ends, and cut out and make good brickwork as necessary and all hangers, drilling and bolting with connectors to existing roof timbers and remove waste and debris.	LM	19.60

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ITEM	DESCRIPTION	UNIT	RATE
3017CA	FLAT:CONVERT TO PITCHED Flat:Convert flat roof to extension to pitched roof, trim back front edge of main roof for 125x75mm wall plate fixed with anchor bolts, 50x75mm rafters at 450mm centres to match main roof pitch, 100mm insulation quilt laid on existing flat roof, 50x75mm and 75x100mm gable and fire stop framing, 12.7mm plasterboard both sides of fire stop framing, PVCu cladding with all necessary trims, couplers etc. to gable end framing, 100mm fibreglass laid on rafters. (roof covering, fascia, soffit, rainwater gutter, flashings all measured separately) (measured on flat area of roof being converted), and remove waste and debris.	SM	231.64
3017DA	FLAT:RENEW TO BAY/PORCH Flat:Renew flat roof construction to bay or porch, strip existing decking, roof joists, wall plates etc, renew in pretreated softwood to match existing including renewing fascia, soffit boards etc, renew roof decking in 18mm WBP plywood, renew all drips, kerbs, upstands and welting strips, make good to all finishes (roof covering, rainwater gutters, flashings measured separately), and remove waste and debris.	SM	165.81
	Joist Hangers		
3019AA	HANGER:RENEW GALVANISED JOIST HANGER Hanger:Renew galvanised joist hanger, cut out, bed in mortar and make good brickwork, renew in conjunction with joist repairs.	NO	6.03
3019AB	HANGER:CUT OUT AND INSERT JOIST HANGER Hanger:Cut out and insert galvanised steel joist hanger to correct floor alignment, bed in mortar, pin, make good brickwork, renew in conjunction with floor or joist repairs.	IT	9.57
	Structural Repairs		
3020AA	TIMBER STRUCTURAL MEMBER:STRENGTHEN/REPAIR Timber Structural Member:Carry out repair/reinforcing of timber structural member ne 250mm x 250mm with 12mm carbon steel plate ne 200mm fixed with and including plate connector/stainless steel bolts at 300 centres, and remove waste and debris.	LM	204.19
3020AB	TIMBER STRUCTURAL MEMBER:STAINLESS STEEL REPAIR Timber Structural Member:Cut out defective timber to timber structural member ne 250mm x 250mm and splice timber repair, supply and fix 12mm stainless steel plate ne 200mm to reinforce repair, fixed with and including plate connector/stainless steel bolts at 300 centres, and remove waste and debris.	LM	291.17
	Fascias, Soffits and Bargeboards		
	Fascias, Soffits and Bargeboards - Timber		
3030AA	FASCIA:RENEW IN SOFTWOOD NE 300MM Fascia/Barge:Renew fascia or barge with preservative treated softwood, ne 300mm wide, fixed to roof timbers, apply preservative to cut ends, including for any shaping to junction with bargeboard, remove and refix rainwater goods and any cabling, adjust roof tiles and felt, renewal of any support battens and all mitred joints and decorate to match existing and remove waste and debris.	LM	59.72

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ITEM	DESCRIPTION	UNIT	RATE
3030BA	FASCIA:RENEW IN WBP PLYWOOD NE 300MM Fascia/Barge:Renew fascia or barge with WPB external quality plywood, ne 300mm wide fixed to roof timbers, apply preservative to cut ends, including for any shaping to junction with bargeboard remove and refix rainwater goods and any cabling, adjust roof tiles and felt, renewal of any support battens and all mitred joints and decorate to match existing and remove waste and debris.	LM	62.23
3030AB	FASCIA:RENEW IN SHIPLAP BOARDING NE 300MM Fascia/Barge:Renew fascia or barge with 19mm treated softwood shiplap boarding, ne 300mm wide fixed to roof timbers, apply preservative to cut ends, remove/refix rainwater goods and any cabling, adjust roof tiles and felt, renewal of any support battens and all mitred joints and prepare for redecoration.	LM	21.38
3030DC	SOFFIT:RENEW IN SOFTWOOD NE 300MM Soffit:Renew soffit board with treated softwood ne 300mm wide including renew noggins as necessary fixed to roof timbers and refix cables and decorate to match existing and remove waste and debris.	LM	47.42
3030DA	SOFFIT:RENEW IN SOFTWOOD NE 450MM Soffit:Renew soffit board with treated softwood over 300mm and ne 450mm wide including renew noggins as necessary fixed to roof timbers and refix cables and decorate to match existing and remove waste and debris.	LM	60.74
3030DB	SOFFIT:RENEW IN SOFTWOOD WITH VENT Soffit:Renew soffit board with treated softwood ne 450mm wide including ventilation strip, renew noggins as necessary fixed to roof timbers and refix cables and prepare for redecoration.	LM	67.95
3030EE	SOFFIT:RENEW IN PLYWOOD NE 300MM Soffit:Renew soffit board with WPB plywood ne 300mm wide including renew noggins as necessary fixed to roof timbers and refix cables and decorate to match existing and remove waste and debris.	LM	50.39
3030EA	SOFFIT:RENEW IN PLYWOOD NE 450MM Soffit:Renew soffit board with WPB plywood over 300mm and ne 450mm wide including renew noggins as necessary fixed to roof timbers and refix cables and decorate to match existing and remove waste and debris.	LM	63.18
3030EB	SOFFIT:RENEW IN PLYWOOD WITH VENT Soffit:Renew soffit board with WPB plywood ne 450mm wide including ventilation strip, renew noggins as necessary fixed to roof timbers and refix cables and prepare for redecoration.	LM	70.39
3030FC	SOFFIT:RENEW IN MASTERBOARD NE 300MM Soffit:Renew soffit board with Masterboard ne 300mm wide including renew noggins as necessary fixed to roof timbers and refix cables and decorate to match existing and remove waste and debris.	LM	69.71
3030FA	SOFFIT:RENEW IN MASTERBOARD NE 450MM Soffit:Renew soffit board with Masterboard over 300mm and ne 450mm wide including renew noggins as necessary fixed to roof timbers and refix cables and decorate to match existing and remove waste and debris.	LM	93.31
3030EC	SOFFIT:RENEW IN SHIPLAP BOARDING NE 450MM Soffit:Renew soffit board with 19mm treated softwood shiplap boarding ne 450mm wide including renew noggins as necessary fixed to roof timbers and refix cables and prepare for redecoration.	LM	38.42

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ITEM	DESCRIPTION	UNIT	RATE
3030ED	SOFFIT:RENEW IN SHIPLAP BOARDING VENT Soffit:Renew soffit board with 19mm treated softwood shiplap boarding ne 450mm wide including ventilation strip, renew noggins as necessary fixed to roof timbers and refix cables and prepare for redecoration.	LM	70.82
3030FB	SOFFIT:RENEW IN MASTERBOARD WITH VENT Soffit:Renew soffit board with Masterboard ne 450mm wide including ventilation strip, renew noggins as necessary fixed to roof timbers and refix cables and prepare for redecoration.	LM	101.98
3030HA	FASCIA/SOFFIT/BARGE:REFIX Fascia/Soffit/Barge:Refix any size fascia, soffit or bargeboard to existing roof timbers including remove and refix rainwater goods and cabling as necessary, renewal of support battens, all cutting and packing and make good decorations.	LM	46.77
3030IA	BOXED END:RENEW TO FASCIA AND SOFFIT Boxed End:Renew boxed end to fascia and soffit including renewing as required timber supports, new WPB plywood soffit, fascia etc. and all cutting and shaping and jointing to existing fascias, soffits etc., and decorate to match existing and remove waste and debris.	NO	79.06
3030JA	VENT:INSTALL IN FASCIA/SOFFIT Vent:Install 225x75mm or 225x150mm aluminium vent in any type of fascia or soffit, cut opening, including any additional noggins etc.	NO	22.02
	Fascias, Soffits and Bargeboards - Aluminium		
3032AA	FASCIA:RENEW IN ALUMINIUM NE 300MM Fascia/Barge:Renew fascia or bargeboard with proprietary powder coated aluminium ne 300mm wide fixed to roof timbers, remove and refix rainwater goods and any cabling, remove existing board, adjust roof tiles and felt, renewal of any support battens and all joints, including all cutting and packing to ensure line and level and remove waste and debris.	LM	59.11
3032BA	SOFFIT:RENEW IN ALUMINIUM WITH VENT Soffit:Renew soffit board with powder coated aluminium ne 450mm wide including ventilation strip, remove existing, renew noggins as necessary and fix new board to roof timbers and refix cables.	LM	54.77
	Fascias, Soffits and Bargeboards - PVCu		
3030CA	FASCIA:RENEW IN PVCU NE 300MM Fascia/Barge:Renew fascia or bargeboard with proprietary PVCu board ne 300mm wide fixed to roof timbers, remove and refix rainwater goods and any cabling, remove existing board, adjust roof tiles and felt, renewal of any support battens and all joints, including all cutting and packing to ensure line and level and remove waste and debris.	LM	49.75
3030CC	SOFFIT:RENEW IN PVCU NE 150MM Soffit:Renew soffit board with PVCu board ne 150mm wide including remove existing, renew noggins as necessary and fix new board to roof timbers and refix cables and remove waste and debris.	LM	27.73
3030CD	SOFFIT:RENEW IN PVCU NE 300MM Soffit:Renew soffit board with PVCu board over 150mm and ne 300mm wide including remove existing, renew noggins as necessary and fix new board to roof timbers and refix cables and remove waste and debris.	LM	36.27

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ITEM	DESCRIPTION	UNIT	RATE
3030GA	SOFFIT:RENEW IN PVCU NE 450MM Soffit:Renew soffit board with PVCu board over 300mm and ne 450mm wide including remove existing, renew noggins as necessary and fix new board to roof timbers and refix cables and remove waste and debris.	LM	44.97
3030GB	SOFFIT:RENEW IN PVCU WITH VENT Soffit:Renew soffit board with PVCu board ne 450mm wide including ventilation strip, remove existing, renew noggins as necessary and fix new board to roof timbers and refix cables.	LM	58.36
3030GG	SOFFIT:PROVIDE PVCU VENT STRIP Soffit:Supply and install PVCu ventilation strip to eaves soffit in conjunction with soffit renewal, remove waste and debris.	LM	13.81
3030GC	BOXED END:RENEW IN PVCU TO FASCIA AND SOFFIT Boxed End:Renew boxed end to fascia and soffit including renewing as required timber supports, new proprietary PVCu board soffit, fascia etc. and all cutting and shaping and jointing to existing fascias, soffits etc. and remove waste and debris.	NO	76.80
	Fascias, Soffits and Bargeboards - PVC Shiplap		
3030CB	FASCIA:RENEW IN PVC SHIPLAP NE 300MM Fascia/Barge:Renew fascia or barge with proprietary PVC shiplap board ne 300mm wide fixed to roof timbers, remove/refix rainwater goods and any cabling, remove existing board, adjust roof tiles and felt, renewal of any support battens and all joints, including all cutting and packing to ensure line and level.	LM	20.18
3030GD	SOFFIT:RENEW IN PVC SHIPLAP NE 450MM Soffit:Renew soffit board with PVC shiplap board ne 450mm wide including remove existing, renew noggins as necessary and fix new board to roof timbers and refix cables.	LM	36.95
3030GE	SOFFIT:RENEW IN PVC SHIPLAP VENT Soffit:Renew soffit board with PVC shiplap board ne 450mm wide including ventilation strip, remove existing, renew noggins as necessary and fix new board to roof timbers and refix cables.	LM	69.35
3030GF	BOXED END:RENEW IN PVC SHIPLAP TO FASCIA + SOFFIT Boxed End:Renew boxed end to fascia and soffit including renewing as required timber supports, new proprietary PVC shiplap board soffit, fascia etc., and all cutting and shaping and jointing to existing fascias, soffits etc.	NO	67.74
	Rainwater Gutters - Timber		
3031XX	GUTTER:REALIGN TIMBER GUTTER Gutter:Take down any timber gutter, remove and refix brackets to fascia and refix gutter to brackets including all angles, outlets, stop ends and remake all joints and remove waste and debris.	LM	27.11

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ITEM	DESCRIPTION	UNIT	RATE
	Flooring		
	Flooring - Rigid Sheet - WPB Plywood		
3051AA	FLOORING:RENEW IN 19MM PLYWOOD Flooring:Renew any flooring with 19mm WBP plywood including denail joists, remove waste and debris, punch in nails, level to existing and make good including additional noggins and support battens as required.	SM	54.51
3051AB	FLOORING:RENEW IN 6MM PLYWOOD Flooring:Renew any flooring with 6mm WBP plywood including denail joists, remove waste and debris, punch in nails, level to existing and make good including additional noggins and support battens as required.	SM	27.65
	Flooring - Rigid Sheet - Flooring Grade Chipboard		
3053AA	FLOORING:RENEW IN 19MM CHIPBOARD Flooring:Renew any flooring with 19mm flooring grade V313 waterproof chipboard including denail joists, remove waste and debris, punch in nails, level to existing and make good including additional noggins and support battens as necessary.	SM	33.84
3053AB	FLOORING:RENEW IN INSULATED CHIPBOARD Flooring:Renew any flooring with flooring grade V313 waterproof insulating chipboard including denail joists, remove waste and debris, punch in nails and level to existing and make good including additional noggins and support battens necessary.	SM	43.27
3053BA	FLOORING:19MM CHIPBOARD IN ROOF SPACE Flooring:Overboard within roof space with 19mm flooring grade V313 waterproof chipboard including additional noggins and support battens as necessary.	SM	36.05
	Flooring - Rigid Sheet - Hardboard		
3055AA	FLOORING:SUPPLY AND LAY 3.2MM HARDBOARD Flooring:Supply and lay 3.2mm flooring grade hardboard nailed to existing floorboard at 150mm centres with wired nails and level as necessary.	SM	10.44
3055AB	FLOORING:SUPPLY AND LAY 4MM HARDBOARD Flooring:Supply and lay 4mm flooring grade hardboard nailed to existing floorboard at 150mm centres with wired nails and level as necessary, remove waste and debris.	SM	11.03
	Flooring - Timber Board		
3057AA	FLOORBOARD:RENEW ANY TYPE OVER 1.0SM Floorboard:Renew to match existing any flooring with 19mm tongued and grooved or square edged flooring in area over 1.00sm including denail joists, remove waste and debris, punch in nails, level to existing and make good including any extra support noggins required.	SM	52.19
3057AB	FLOORBOARD:RENEW SINGLE Floorboard:Renew to match existing any single isolated floorboarding with 19mm tongued and grooved or square edged flooring, including denail joists, remove waste and debris, punch in nails, level to existing and make good including any extra support noggins required.	LM	8.29

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ITEM	DESCRIPTION	UNIT	RATE
3057BA	FLOORBOARDS:REMOVE AND REFIX AREA Floorboard:Remove and later refix any area of boards, including denail joists, remove waste and debris, punch in nails, level to existing and make good including any extra support noggins required.	SM	19.20
3057BB	FLOORBOARD:REMOVE AND REFIX SINGLE BOARD Floorboard:Remove and later refix any boards, including denail joists and remove waste and debris, punch in nails, level to existing and make good including any extra support noggins required.	LM	4.73
3057CA	FLOORBOARD:SCREW DOWN PER ROOM Floorboard:Screw down any width loose floorboards in any room including providing fixing batten to side of joist where end of board is unsupported (Per Room).	IT	11.75
3057DA	FLOORING:PRESERVATIVE APPLY TWO COATS Flooring:Prepare and brush apply two coats of approved preservative to general surfaces of flooring.	SM	7.35
	Wood Block Floors		
3060AA	FLOORING:RENEW WOOD BLOCK Floor:Renew wood block floor in patches including take up existing and clear away. Lay new 25mm thick flooring with tongued and grooved joints fixed with adhesive and laid to herring bone pattern including make good at junction with existing finishes.	SM	119.10
	External Cladding		
	Cladding - Timber Weatherboarding - Shiplap		
3071AA	CLADDING:RENEW 19MM SHIPLAP - VERTICALLY ALIGNED Cladding:Remove existing cladding and renew with 19mm pressure impregnated shiplap boarding in areas including all labours, fixed to framing, including renew defective support battens and provide any extra battens required and prepare for redecoration, and remove waste and debris.	SM	46.89
3071AB	CLADDING:RENEW 19MM SHIPLAP - HORIZONTALLY ALIGNED Cladding:Remove existing cladding and renew with 19mm pressure impregnated shiplap boarding, horizontally aligned, in areas including all labours, fixed to framing, including renew defective support battens and provide any extra battens required and prepare for redecoration, and remove waste and debris.	SM	46.89
3071AC	CLADDING:RENEW 19MM SHIPLAP NE 2.0SM Cladding:Remove existing defective shiplap boarding and renew with 19mm pressure impregnated shiplap boarding in areas ne 2.00sm including all labours, fixed to existing framework including renew defective support battens and provide any extra battens required and decorate to match existing and remove waste and debris.	IT	103.93
3071AD	CLADDING:RENEW 19MM SHIPLAP OVER 2.0SM Cladding:Remove existing cladding and renew with 19mm pressure impregnated shiplap boarding in areas over 2.00sm including all labours, fixed to existing framework including renew defective support battens and provide any extra battens required and decorate to match existing and remove waste and debris.	SM	59.79

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ITEM	DESCRIPTION	UNIT	RATE
	Cladding Timber Weatherboarding - Feather Edge		
3073AA	CLADDING:RENEW FEATHER EDGE Cladding:Renew 19mm pressure impregnated feather edge boarding to match existing including all labours, fixed to existing framework including renew defective support battens and provide any extra battens required and prepare for redecoration, and remove waste and debris.	SM	27.46
3073BA	CLADDING:REFIX LOOSE SHIPLAP FEATHER EDGE OR TGV Cladding:Refix loose timber shiplap, feather edge or tongued, grooved and V jointed boarding to existing framework including renewal of any support battens required and make good decorations.	SM	10.33
3073BC	CLADDING:RENEW FEATHER EDGE NE 2.0SM Cladding:Remove existing defective feather edge boarding and renew with 19mm pressure impregnated feather edge boarding in areas ne 2.00sm including all labours, fixed to existing framework including renew defective support battens and provide any extra battens required and decorate to match existing and remove waste and debris.	IT	64.41
3073BD	CLADDING:RENEW FEATHER EDGE OVER 2.0SM Cladding:Remove existing cladding and renew with 19mm pressure impregnated feather edge boarding to match existing in areas over 2.00sm including all labours, fixed to existing framework including renew defective support battens and provide any extra battens required and decorate to match existing and remove waste and debris.	SM	34.68
	Cladding - Timber Weatherboarding - Softwood TGV		
3075AA	CLADDING:RENEW TGV JOINT Cladding:Renew 19mm tongued, grooved and V-jointed pressure impregnated softwood boarding, including all labours, fixed to existing framework, renew defective support battens and provide extra battens required and prepare for redecoration, and remove waste and debris.	SM	43.24
3075AB	CLADDING:RENEW TGV JOINT NE 2.0SM Cladding:Remove existing defective tongued, grooved and V jointed boarding and renew with 19mm pressure impregnated tongued, grooved and V jointed boarding in areas ne 2.00sm including all labours, fixed to existing framework, renew defective support battens and provide extra battens required and decorate to match existing and remove waste and debris.	IT	95.86
3075AC	CLADDING:RENEW TGV JOINT OVER 2.0SM Cladding:Remove existing boarding and renew with 19m tongued, grooved and V jointed pressure impregnated softwood boarding, including all labours, in areas over 2.00sm fixed to existing framework, renew defective support battens and provide extra battens required and decorate to match existing and remove waste and debris.	SM	56.86
	Cladding - Plastic Profiled Sheet - Shiplap		
3077AA	CLADDING:RENEW PVC SHIPLAP Cladding:Renew cladding with cellular cored PVC shiplap boarding, including all trims, channels and jointing, fixed to existing framework including renew defective support battens and provision of extra battens as necessary, and remove waste and debris.	SM	47.19

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ITEM	DESCRIPTION	UNIT	RATE
3077AB	CLADDING:RENEW PVC SHIPLAP AND BREATHER MEMBRANE Cladding:Renew cladding with cellular cored PVC shiplap boarding, including all trims, channels and jointing, fixed to existing framework including renew all support battens and provision of extra battens as necessary and replace breather membrane, and remove waste and debris.	SM	62.55
3077AC	CLADDING:RENEW PVC SHIPLAP NE 2.0SM Cladding:Remove existing defective PVC shiplap cladding and renew with cellular cored PVC shiplap boarding in areas ne 2.00sm including all trims, channels and jointing, fixed to existing framework including renew defective support battens and provide any extra battens required and remove waste and debris.	IT	92.15
3077AD	CLADDING:RENEW PVC SHIPLAP OVER 2.0SM Cladding:Remove existing boarding and framing and renew any cladding with cellular cored PVC shiplap boarding, in areas over 2.00sm including all trims, channels and jointing, fixed to new treated softwood framework battens plugged to new insulated render background and remove waste and debris.	SM	51.08
3077BA	CLADDING:REFIX LOOSE PVC SHIPLAP OR TGV Cladding:Refix loose PVC shiplap or tongued, grooved and V jointed cladding to existing framework including renewal of support battens required and all trims, channels and jointing.	SM	11.80
	Cladding - Plastic Profiled Sheet - TGV		
3078AA	CLADDING:RENEW PVC TGV JOINT Cladding:Renew cladding with cellular cored PVC T,G and 'V' jointed boarding, including all trims, channels and jointing, fixed to existing framework including renew defective support battens and provision of extra battens as necessary, and remove waste and debris.	SM	53.84
	Windows		
	Casement - Standard Softwood Double Glazed		
3101AA	WINDOW:RENEW STANDARD SOFTWOOD CASEMENT 1 LIGHT Window:Renew timber window with standard double glazed softwood casement window with softwood cill, including ne 1 No. opening light, fixed lights, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	370.86
3101AC	WINDOW:RENEW STANDARD SOFTWOOD CASEMENT 2 LIGHT Window:Renew timber window with standard double glazed softwood casement window with softwood cill, including ne 2 No. opening light, fixed lights, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	419.83

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ITEM	DESCRIPTION	UNIT	RATE
3101AE	WINDOW:RENEW STANDARD SOFTWOOD CASEMENT 3 LIGHT Window:Renew timber window with standard double glazed softwood casement window with softwood cill, including ne 3 No. opening light, fixed lights, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	511.36
3101AG	WINDOW:RENEW STANDARD SOFTWOOD CASEMENT 4 LIGHT Window:Renew timber window with standard double glazed softwood casement window with softwood cill, including ne 4 No. opening light, fixed lights, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes anddecorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	536.20
3101XB	WINDOW:RENEW SOFTWOOD STANDARD CASEMENT Window:Renew timber window with standard double glazed softwood casement window with softwood cill, including fixed and opening lights to match existing, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	571.59
3101XD	WINDOW:RENEW WITH STANDARD HP CASEMENT Window:Renew timber window with standard high performance softwood casement window with softwood cill, including fixed and opening lights to match existing, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	662.36
	Casement -Prefinished Standard Softwood Dbl Glazed		
3102AA	WINDOW:RENEW PREFINISHED SOFTWOOD CASEMENT 1 LIGHT Window:Renew timber window with prefinished standard double glazed softwood casement window with softwood cill, including ne 1 No. opening light, fixed lights, factory applied finishes, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and remove waste and debris.	SM	388.08

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ITEM	DESCRIPTION	UNIT	RATE
3102AB	WINDOW:RENEW PREFINISHED SOFTWOOD CASEMENT 2 LIGHT Window:Renew timber window with prefinished standard double glazed softwood casement window with softwood cill, including ne 2 No. opening lights, fixed lights, factory applied finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and remove waste and debris.	SM	443.97
3102AC	WINDOW:RENEW PREFINISHED SOFTWOOD CASEMENT 3 LIGHT Window:Renew timber window with prefinished standard double glazed softwood casement window with softwood cill, including ne 3 No. opening lights, fixed lights, factory applied finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and remove waste and debris.	SM	550.26
3102AD	WINDOW:RENEW PREFINISHED SOFTWOOD CASEMENT 4 LIGHT Window:Renew timber window with prefinished standard double glazed softwood casement window with softwood cill including ne 4 No. opening lights, fixed lights, factory applied finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and remove waste and debris.	SM	579.01
	Casement - Purpose Made Softwood Double Glazed		
3103AA	WINDOW:RENEW PURPOSE SOFTWOOD CASEMENT 1 LIGHT Window:Renew timber window with purpose made double glazed softwood casement window with softwood cill including ne 1 No. opening light, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	564.24
3103AC	WINDOW:RENEW PURPOSE SOFTWOOD CASEMENT 2 LIGHT Window:Renew timber window with purpose made double glazed softwood casement window with softwood cill including ne 2 No. opening light, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	654.74
3103AE	WINDOW:RENEW PURPOSE SOFTWOOD CASEMENT 3 LIGHT Window:Renew timber window with purpose made double glazed softwood casement window with softwood cill including ne 3 No. opening light, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	484.03

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ITEM	DESCRIPTION	UNIT	RATE
3103AG	WINDOW:RENEW PURPOSE SOFTWOOD CASEMENT 4 LIGHT Window:Renew timber window with purpose made glazed softwood casement window with softwood cill including ne 4 No. opening light, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	437.62
3103XB	WINDOW:RENEW PURPOSE MADE SOFTWOOD CASEMENT Window:Renew timber window with purpose made double glazed softwood casement window with softwood cill including fixed and opening lights to match existing, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	573.37
3103XD	WINDOW:RENEW PURPOSE MADE SOFTWOOD HP CASEMENT Window:Renew timber window with purpose made high performance double glazed softwood casement window with softwood cill, including fixed and opening lights to match existing, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	664.14
	Windows - Fully Reversible - Prefinished Softwood		
3103BA	WINDOW:PREFINISHED SOFTWOOD REVERSIBLE 1 LIGHT Window:Renew timber window with pre-finished fully reversible softwood casement window with softwood cill, including ne 1 No. opening light, fixed lights, factory applied finishes, compressible weatherstripping, with top swing hotel hinges or fully reversible hinges, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	SM	613.67
3103BB	WINDOW:PREFINISHED SOFTWOOD REVERSIBLE 2 LIGHT Window:Renew timber window with pre-finished fully reversible softwood casement window with softwood cill, including ne 2 No. opening light, fixed lights, factory applied finishes, compressible weatherstripping, with top swing hotel hinges or fully reversible hinges, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	SM	675.30

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ITEM	DESCRIPTION	UNIT	RATE
3103BC	WINDOW:PREFINISHED SOFTWOOD REVERSIBLE 3 LIGHT Window:Renew timber window with pre-finished fully reversible softwood casement window with softwood cill, including ne 3 No. opening light, fixed lights, factory applied finishes, compressible weatherstripping, with top swing hotel hinges or fully reversible hinges, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	SM	792.90
3103BD	WINDOW:PREFINISHED SOFTWOOD REVERSIBLE 4 LIGHT Window:Renew timber window with pre-finished fully reversible softwood casement window with softwood cill, including ne 4 No. opening light, fixed lights, factory applied finishes, compressible weatherstripping, with top swing hotel hinges or fully reversible hinges, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	SM	862.00
	Box Sash - Purpose Made Softwood Double Glazed		
3105AC	WINDOW:RENEW SOFTWOOD BOX SASH Window:Renew window with purpose made double glazed softwood double hung cased box frame and sashes complete with 2 sashes, factory applied base stain or primer finish, compressible weatherstripping, glazing beads, ironmongery, remove existing and fix new into prepared opening, bed in mortar, point with sealant, and make good all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	1078.95
3105AE	WINDOW:RENEW SOFTWOOD BOX SASH LEGACY OR HERITAGE Window:Renew window with purpose made legacy vacuum double glazed softwood double hung cased box frame and sashes complete with 2 sashes, factory applied base stain or primer finish, compressible weatherstripping, glazing beads, ironmongery, remove existing and fix new into prepared opening, bed in mortar, point with sealant, and make good all finishes and decorate to match existing internally and prepare for redecoration externally complete with softwood cover and remove waste and debris.	SM	1348.72
	Horizontal Pivot Hung - Purpose Made Softwood		
3107XB	WINDOW:RENEW SOFTWOOD HORIZONTAL PIVOT Window:Renew window with purpose made double glazed softwood horizontal pivot hung window complete, factory applied base stain or primer finish, compressible weatherstripping, glazing beads, ironmongery, fix frame to prepared opening, bed in mortar and point with sealant, make good all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	763.02

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ITEM	DESCRIPTION	UNIT	RATE
	Casement - Standard Hardwood Double Glazed		
3111AB	WINDOW:RENEW STANDARD HARDWOOD CASEMENT 1 LIGHT Window:Renew timber window with standard double glazed hardwood casement window with hardwood cill, including ne 1 No. opening light, fixed lights, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	522.17
3111AD	WINDOW:RENEW STANDARD HARDWOOD CASEMENT 2 LIGHT Window:Renew timber window with standard double glazed hardwood casement window with hardwood cill, including ne 2 No. opening light, fixed lights, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	738.79
3111AE	WINDOW:RENEW STANDARD HARDWOOD CASEMENT 3 LIGHT Window:Renew timber window with standard double glazed hardwood casement window with hardwood cill, including ne 3 No. opening light, fixed lights, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	766.60
3111AG	WINDOW:RENEW STANDARD HARDWOOD CASEMENT 4 LIGHT Window:Renew timber window with standard double glazed hardwood casement window with hardwood cill, including ne 4 No. opening light, fixed lights, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	935.92
3111XB	WINDOW:RENEW STANDARD HW CASEMENT Window:Renew timber window with standard hardwood casement window with hardwood cill, including fixed and opening lights to match existing, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens. Remove existing frame and fix in prepared opening, bed in mortar and point with sealant, double glazed and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	996.91

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ITEM	DESCRIPTION	UNIT	RATE
3111XD	WINDOW:STANDARD HP HW CASEMENT Window:Renew timber window with standard high performance hardwood casement window with hardwood cill, including fixed and opening lights to match existing, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens. Remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	1198.78
	Casement - Purpose Made Hardwood Double Glazed		
3113AA	WINDOW:RENEW PURPOSE HARDWOOD CASEMENT 1 LIGHT Window:Renew timber window with purpose made double glazed hardwood casement window with hardwood cill including ne 1 No. opening light, fixed lights, factory applied base stain, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	845.42
3113AC	WINDOW:RENEW PURPOSE HARDWOOD CASEMENT 2 LIGHT Window:Renew timber window with purpose made double glazed hardwood casement window with hardwood cill including ne 2 No. opening lights, fixed lights, factory applied base stain, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	1002.88
3113AE	WINDOW:RENEW PURPOSE HARDWOOD CASEMENT 3 LIGHT Window:Renew timber window with purpose made double glazed hardwood casement window with hardwood cill including ne 3 No. opening light, fixed lights, factory applied base stain, compressible weatherstripping, ironmongery including locking handles, glazing beads, preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	1036.82
3113AG	WINDOW:RENEW PURPOSE HARDWOOD CASEMENT 4 LIGHT Window:Renew timber window with purpose made double glazed hardwood casement window with hardwood cill including ne 4 No. opening light, fixed lights, factory applied base stain, compressible weatherstripping, ironmongery including locking handles, glazing beads, preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good to all finishes, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	SM	1288.83

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ITEM	DESCRIPTION	UNIT	RATE
3113XB	WINDOW:RENEW PURPOSE MADE HW CASEMENT Window:Renew timber window with purpose made double glazed hardwood casement window with hardwood cill including fixed and opening lights to match existing, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	998.26
3113XD	WINDOW:RENEW PURPOSE MADE HP HW CASEMENT Window:Renew timber window with purpose made high performance double glazed hardwood casement window with hardwood cill, including fixed and opening lights to match existing, factory applied base stain primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for and including trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	1206.77
	Box Sash - Purpose Made Hardwood Double Glazed		
3115AA	WINDOW:RENEW HARDWOOD BOX SASH Window:Renew window with purpose made hardwood double hung cased box frame and sashes complete with 2 sashes, complete with factory applied base stain, compressible weatherstripping, glazing beads, ironmongery, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	1248.85
	Horizontal Pivot Hung - Purpose Made Hardwood		
3117AB	WINDOW:RENEW HARDWOOD HORIZONTAL PIVOT Window:Renew window with purpose made hardwood horizontal pivot hung window complete with factory applied base stain, compressible weatherstripping, glazing beads, ironmongery, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	861.68
	Feature - Softwood		
3120AB	WINDOW:RENEW SOFTWOOD FEATURE Window:Renew timber window with standard double glazed softwood feature window ne 5.00sm overall with combination of fixed and opening lights and panels, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, make good to all finishes and decorate to match existing internally and externally and remove waste and debris.	SM	1098.97

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ITEM	DESCRIPTION	UNIT	RATE
3121AH	WINDOW:RENEW PREFINISHED SOFTWOOD FEATURE Window:Renew timber window with prefinished standard double glazed softwood feature window ne 5.00sm overall with combination of fixed and opening lights and panels, factory applied finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good to all finishes and remove waste and debris.	SM	1160.56
	Feature - Hardwood		
3130AB	WINDOW:RENEW HARDWOOD FEATURE Window:Renew timber window with standard hardwood feature window ne 5.00sm overall with combination of fixed and opening lights and panels, factory applied base stain finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, and make good to all finishes, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	SM	1094.47
	Horizontal Pivot Hung - Purpose Made PVCu		
3135XA	WINDOW:RENEW WITH PVCU PIVOT Window:Renew any type window with purpose made PVCu factory glazed horizontal pivot hung window complete with cill, double glazed internally with 28mm thick hermetically sealed units, complete with thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles, child restrictors, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	666.91
	Windows - Casement - Purpose Made PVCu		
3136AA	WINDOW:RENEW WITH PVCU CASEMENT 1 LIGHT Window:Renew any type window with purpose made PVCu factory glazed casement window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 1 No. opening light, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles, child restrictors, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	252.59
3136AC	WINDOW:RENEW WITH PVCU CASEMENT 2 LIGHT Window:Renew any type window with purpose made PVCu factory glazed casement window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 2 No. opening lights, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles, child restrictors, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	299.29

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ITEM	DESCRIPTION	UNIT	RATE
3136AF	WINDOW:RENEW WITH PVCU CASEMENT 3 LIGHT Window:Renew any type window with purpose made PVCu factory glazed casement window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 3 No. opening lights, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles, child restrictors, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	337.04
3136AH	WINDOW:RENEW WITH PVCU CASEMENT 4 LIGHT Window:Renew any type window with purpose made PVCu factory glazed casement window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 4 No. opening lights, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles, child restrictors, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	375.63
3136XA	WINDOW:RENEW WITH PVCU CASEMENT PVCU Window:Renew any type window with purpose made PVCu factory glazed casement window with cill, with fixed and opening lights to match existing, double glazed internally with 28mm thick hermetically sealed units, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles, child restrictors, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	291.10
	Windows - Tilt and Turn - Purpose Made PVCu		
3137AA	WINDOW:RENEW WITH PVCU TILT TURN 1 LIGHT Window:Renew any type window with purpose made PVCu factory glazed tilt/turn window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 1 No. opening light, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel tilt and turn gear, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	520.79
3137AC	WINDOW:RENEW WITH PVCU TILT TURN 2 LIGHT Window:Renew any type window with purpose made PVCu factory glazed tilt/turn window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 2 No. opening light, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel tilt and turn gear, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	760.61

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ITEM	DESCRIPTION	UNIT	RATE
3137AF	WINDOW:RENEW WITH PVCU TILT TURN 3 LIGHT Window:Renew any type window with purpose made PVCu factory glazed tilt/turn window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 3 No. opening light, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel tilt and turn gear, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	623.05
3137AH	WINDOW:RENEW WITH PVCU TILT TURN 4 LIGHT Window:Renew any type window with purpose made PVCu factory glazed tilt/turn window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 4 No. opening light, fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel tilt and turn gear, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	671.32
	Windows - Fully Reversible - Purpose Made PVCu		
3138BA	WINDOW:PURPOSE MADE PVCU FULLY REVERSIBLE 1 LIGHT Window:Renew any type window with purpose made PVCu factory glazed fully revervisible window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 1 No. opening light, thermal breaks, compressible weatherstripping, ironmongery including stainless steel top swing hotel hinges or fully reversible hinges, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes, internally and externally, complete with PVCu cover mouldings, slips or trims and remove waste and debris.	SM	436.62
3138BB	WINDOW:PURPOSE MADE PVCU FULLY REVERSIBLE 2 LIGHT Window:Renew any type window with purpose made PVCu factory glazed fully revervisible window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 2 No. opening lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel top swing hotel hinges or fully reversible hinges, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes, internally and externally, complete with PVCu cover mouldings, slips or trims and remove waste and debris.	SM	499.06
3138BC	WINDOW:PURPOSE MADE PVCU FULLY REVERSIBLE 3 LIGHT Window:Renew any type window with purpose made PVCu factory glazed fully revervisible window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 3 No. opening lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel top swing hotel hinges or fully reversible hinges, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes, internally and externally, complete with PVCu cover mouldings, slips or trims and remove waste and debris.	SM	617.67

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ITEM	DESCRIPTION	UNIT	RATE
3138BD	WINDOW:PURPOSE MADE PVCU FULLY REVERSIBLE 4 LIGHT Window:Renew any type window with purpose made PVCu factory glazed fully revervisible window with cill, double glazed internally with 28mm thick hermetically sealed units, including ne 4 No. opening lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel top swing hotel hinges or fully reversible hinges, espagnolette locking system with locking handles, glazing beads, trickle ventilators including screens, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes, internally and externally, complete with PVCu cover mouldings, slips or trims and remove waste and debris.	SM	688.22
	Frames - Combination - PVCu		
3416AA	FRAME:RENEW PVCU COMBINATION UNIT - OPENING LIGHTS Frame:Renew window/door frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including opening lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	306.38
3416BA	FRAME:RENEW PVCU COMBINATION UNIT Frame:Renew screen/door frame/screen unit with PVCu factory glazed combination unit, thermal breaks, compressible weatherstripping, ironmongery etc., fixed lights double glazed with hermetically sealed units, remove existing frame and fix new in prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris (remove/rehang existing door or renew door to be ordered separately).	SM	308.03
3416CA	FRAME:RENEW PVCU STOREY HEIGHT FRAME - 1 OPG LIGHT Frame:Renew storey height window frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 1 opening light, glazed fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	288.27
3416CB	FRAME:RENEW PVCU STOREY HEIGHT FRAME - 2 OPG LIGHT Frame:Renew storey height window frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 2 opening lights, glazed fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle. ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	325.27

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ITEM	DESCRIPTION	UNIT	RATE
3416CC	FRAME:RENEW PVCU STOREY HEIGHT FRAME - 3 OPG LIGHT Frame:Renew storey height window frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 3 opening lights, glazed fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	322.73
3416CD	FRAME:RENEW PVCU STOREY HEIGHT FRAME - 4 OPG LIGHT Frame:Renew storey height window frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 4 opening lights, glazed fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	378.96
3416DA	FRAME:RENEW PVCU STOREY HT DOOR FRAME -1 OPG LIGHT Frame:Renew storey height window/door frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 1 opening light, glazed fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris. (Door measured separately.).	SM	286.42
3416DB	FRAME:RENEW PVCU STOREY HT DOOR FRAME- 2 OPG LIGHT Frame:Renew storey height window/door frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 2 opening lights, glazed fixed lights, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris. (Door measured separately.).	SM	294.92
3416EA	FRAME:RENEW PVCU STOREY HT INSUL FRAME-1 OPG LIGHT Frame:Renew storey height window frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 1 opening light, glazed fixed lights, insulated PVCu panels to 40% of unit area, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	327.08

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ITEM	DESCRIPTION	UNIT	RATE
3416EB	FRAME:RENEW PVCU STOREY HT INSUL FRAME-2 OPG LIGHT Frame:Renew storey height window frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 2 opening lights, glazed fixed lights, insulated PVCu panels to 40% of unit area, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	364.07
3416FA	FRAME:RENEW PVCU ST HT INSUL DOORFRAME-1 OPG LIGHT Frame:Renew storey height window/door frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 1 opening light, glazed fixed lights, insulated PVCu panels to 30% of unit area, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris. (Door measured separately.).	SM	338.53
3416FB	FRAME:RENEW PVCU ST HT INSUL DOORFRAME-2 OPG LIGHT Frame:Renew storey height window/door frame unit with PVCu factory glazed unit, double glazed internally with 28mm hermetically sealed unit including 2 opening lights, glazed fixed lights, insulated PVCu panels to 30% of unit area, thermal breaks, compressible weatherstripping, ironmongery including stainless steel friction hinges, espagnolette locking mechanism with locking handles and child restrictors, glazing beads, trickle, ventilators including screens, remove existing and fix new in prepared opening, using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris. (Door measured separately.).	SM	340.39
3416GA	FRAME:RENEW PVCU ST HT 30%INSUL UNIT- FIXED LIGHTS Frame:Renew storey height unit with PVCu factory glazed combination unit, thermal breaks, fixed lights 70% double glazed with 28mm hermetically sealed units and 30% insulated PVCu panels remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	357.40
3416GB	FRAME:RENEW PVCU ST HT 40%INSUL UNIT- FIXED LIGHTS Frame:Renew storey height unit with PVCu factory glazed combination unit, thermal breaks, fixed lights 60% double glazed with 28mm hermetically sealed units and 40% insulated PVCu panels remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	359.34
3416GC	FRAME:RENEW PVCU ST HT 50%INSUL UNIT- FIXED LIGHTS Frame:Renew storey height unit with PVCu factory glazed combination unit, thermal breaks, fixed lights 50% double glazed with 28mm hermetically sealed units and 50% insulated PVCu panels, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	359.07

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ITEM	DESCRIPTION	UNIT	RATE
	Frames - Combination - Softwood		
3413AC	FRAME:RENEW SOFTWOOD COMBINATION UNIT Frame:Renew window/door frame unit with standard softwood unit including ne 2 No. opening lights, factory applied base stain or primer finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good to all finishes and decorate to match existing internally and prepare for redecoration externally and remove waste and debris (remove/rehang existing door or renew door to be ordered separately).	SM	615.76
3413AD	FRAME:RENEW PREFINISHED SOFTWOOD COMBINATION UNIT Frame:Renew window/door frame unit with prefinished standard softwood unit including ne 2 No. opening lights, fixed lights, factory applied finish, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good to all finishes and remove waste and debris (remove/rehang existing door or renew door to be ordered separately).	SM	621.56
3413BA	FRAME:RENEW SOFTWOOD FIXED LIGHT UNIT Frame:Renew fixed light/door frame unit with standard softwood unit including 2 No fixed lights, factory applied base stain or primer finish, compressible weatherstripping, glazing beads, frame with trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, glaze, make good to all finishes and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris. (remove/rehang existing door or renew door to be ordered separately).	SM	338.84
	Frames - Combination - Hardwood		
3415AA	FRAME:RENEW HARDWOOD COMBINATION UNIT Frame:Renew window/door frame unit with standard hardwood unit including ne 2 No. opening lights, fixed lights, factory applied base stain, compressible weatherstripping, ironmongery including locking handles, glazing beads, windows preslotted for trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, double glazed, make good to all finishes and decorate to match existing internally and externally and remove waste and debris (remove/rehang existing door or renew door to be ordered separately).	SM	698.78
3415BA	FRAME:RENEW HARDWOOD FIXED LIGHT UNIT Frame:Renew fixed light/door frame unit with standard hardwood unit including 2 No fixed lights, factory applied base stain or primer finish, compressible weatherstripping, glazing beads, frame with trickle ventilators including screens, remove existing frame and fix new in prepared opening, bed in mortar and point with sealant, glaze, make good to all finishes and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris. (remove/rehang existing door or renew door to be ordered separately).	SM	421.39

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ITEM	DESCRIPTION	UNIT	RATE
	Windows - Polyester Coated Steel		
3160AA	STEEL WINDOW:RENEW WITH POLYESTER COATED 1 LIGHT Steel Window:Renew with polyester powder coated steel casement window, 1 opening light, fixed lights, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	556.12
3160AB	STEEL WINDOW:RENEW WITH POLYESTER COATED 2 LIGHT Steel Window:Renew with polyester powder coated steel casement window, 2 opening lights, fixed lights, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	565.28
3160AC	STEEL WINDOW:RENEW WITH POLYESTER COATED 3 LIGHT Steel Window:Renew with polyester powder coated steel casement window, 3 opening lights, fixed lights, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	566.50
	Windows - Polyester Coated Aluminium		
3161AA	ALUMINIUM WDW:RENEW WITH POLYESTER COATED 1 LIGHT Window:Renew aluminium window, polyester powder coated casement window, 1 opening light, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	487.47
3161AB	ALUMINIUM WDW:RENEW WITH POLYESTER COATED 2 LIGHT Window:Renew aluminium window, polyester powder coated casement window, 2 opening lights, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	546.04
3161AC	ALUMINIUM WDW:RENEW WITH POLYESTER COATED 3 LIGHT Window:Renew aluminium window, polyester powder coated casement window, 3 opening lights, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	855.24
3161AD	FRAME:ALUMINIUM PPC COMBINATION UNIT Frame:Renew window/door frame unit with standard polyester powder coated aluminium unit including ne 2 No opening lights, compressible weatherstripping, ironmongery including locking handles, glazing beads, remove existing frame and fix new in prepared opening, point with sealant, double glazed, make good to all finishes and remove waste and debris. (remove/rehang existing door or renew door to be ordered separately).	SM	268.16

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ITEM	DESCRIPTION	UNIT	RATE
3161AE	FRAME:ALUMINIUM PPC FIXED LIGHT UNIT Frame:Renew fixed light/door frame unit with standard polyester powder coated aluminium unit including 2 No fixed lights, compressible weatherstripping, glazing beads, remove existing frame and fix new in prepared opening, point with sealant, glaze, make good to all finishes and remove waste and debris. (remove/rehang existing door or renew door to be ordered separately).	SM	543.39
3161BA	ALUMINIUM WDW:RENEW PCC SLIDING SASH SGL GLAZED Window:Renew window with polyester powder coated factory glazed double hung cased box frame, cill and sashes complete with 2 sashes, single glazed internally with 6mm clear or obscure sheet glass complete with beading, gaskets etc, thermal breaks, compressible weather-stripping, all ironmongery, trickle vents, remove existing and fix new into prepared opening, make good structure, point with silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	557.86
3161CA	ALUMINIUM WDW:RENEW PCC SLIDING SASH DBL GLAZED Window:Renew window with polyester powder coated factory glazed double hung cased box frame, cill and sashes complete with 2 sashes, double glazed internally with 28mm thick hermetically sealed Low E glass unit, thermal breaks, compressible weather-stripping, all ironmongery, trickle vents, remove existing and fix new into prepared opening, make good structure, point with silicone sealant, make good all finishes internally and externally and remove waste and debris.	SM	593.03
	Windows - Plastic Coated Timber		
3148AA	WINDOW:RENEW WITH PLASTIC COATED TIMBER 1 LIGHT Window:Renew plastic coated timber casement window, 1 opening light, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	941.16
3148AB	WINDOW:RENEW WITH PLASTIC COATED TIMBER 2 LIGHT Window:Renew plastic coated timber casement window, 2 opening lights, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	488.41
3148AC	WINDOW:RENEW WITH PLASTIC COATED TIMBER 3 LIGHT Window:Renew plastic coated timber casement window, 3 opening lights, weatherstripping, remove existing, fix new in prepared opening, point in sealant, double glazed internally with 28mm thick sealed Low E glass unit, all ironmongery, make good to structure and all finishings and decorations internally and externally.	SM	544.91
3148AD	FRAME:PLASTIC COATED COMBINATION UNIT Frame:Renew window/door frame unit with plastic coated timber unit including ne 2 No opening lights, compressible weatherstripping, ironmongery including locking handles, glazing beads, remove existing frame and fix new in prepared opening, point with sealant, double glazed, make good to all finishes, and remove waste and debris. (remove/rehang existing door or renew door to be ordered separately).	IT	671.81

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ITEM	DESCRIPTION	UNIT	RATE
3148AE	FRAME:PLASTIC COATED FIXED LIGHT UNIT Frame:Renew fixed light/door frame unit with plastic coated timber unit including 2 No fixed lights, compressible weatherstripping, glazing beads, remove existing frame and fix new in prepared opening, point with sealant, glaze, make good to all finishes, and remove waste and debris. (remove/rehang existing door or renew door to be ordered separately).	IT	625.01
	Glazing Variants		
3140AA	GLAZING:DISCOUNT FOR SINGLE GLAZING Glazing:Discount for provide and fix any combination of single glazing in lieu of double glazing to timber windows including all adjustments to frames, sashes and the like (measured per nett square metre glass area or fraction thereof).	SM	-36.50
3140AB	GLAZING:EXTRA FOR LAMINATED SAFETY BOTH Glazing:Extra cost for provide and fix laminated safety glass double glazed unit (both skins) in lieu of clear low E/float or low E/obscured pattern group 1 to renewed timber window sashes, casements and the like (measured per nett square metre glass area or fraction thereof).	SM	30.42
	Timber Window Repairs - Compounds		
3149AA	TIMBER:EPOXY REPAIR NE 10MM X OVER 300MM Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to joints, cracks, shakes, splits and the like, any width ne 10mm, any depth, exceeding 300mm long all preparatory work and making good, preparation for redecoration.	LM	55.19
3149AB	TIMBER:EPOXY REPAIR NE 10MM X NE 300MM Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to joints, cracks, shakes, splits and the like, any width ne 10mm, any depth, ne 300mm long all preparatory work and making good, preparation for redecoration.	NO	37.58
3149AC	TIMBER:EPOXY REPAIR NE 25MM:NE 600MM Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to plain surfaces and the like, any width ne 25mm, any depth, ne 600mm long all preparatory work and making good, preparation for redecoration.	NO	48.11
3149AD	TIMBER:EPOXY REPAIR NE 50MM X NE 300MM PLAIN Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to plain surfaces and the like, any width exceeding 25mm but ne 50mm, any depth, ne 300mm long all preparatory work and making good, preparation for redecoration.	NO	52.93
3149AI	TIMBER:EPOXY REPAIR NE 50MM X NE 300MM IRREGULAR Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to irregular surfaces, mouldings and the like, any width exceeding 25mm but ne 50mm, any depth, ne 300mm long all preparatory work and making good, preparation for redecoration.	NO	59.50

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ITEM	DESCRIPTION	UNIT	RATE
3149AE	TIMBER:EPOXY REPAIR NE 75MM X NE 300MM PLAIN Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to plain surfaces and the like, any width exceeding 50mm but ne 75mm, any depth ne 300mm long all preparatory work and making good, preparation for redecoration.	NO	70.48
3149AJ	TIMBER:EPOXY REPAIR NE 75MM X NE 300MM IRREGULAR Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to irregular surfaces, mouldings and the like, any width exceeding 50mm but ne 75mm, any depth, ne 300mm long all preparatory work and making good, preparation for redecoration.	NO	81.44
3149AK	TIMBER:EPOXY REPAIR NE 25MM X NE 300MM PLAIN Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to plain surfaces and the like, any width ne 25mm, any depth, ne 300mm long all preparatory work and making good, preparation for redecoration.	NO	44.15
3149AF	TIMBER:EPOXY REPAIR NE 25MM X NE 300MM IRREGULAR Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to irregular surfaces, mouldings and the like, any width ne 25mm, any depth, ne 300mm long all preparatory work and making good, preparation for redecoration.	NO	46.35
3149AG	TIMBER:EPOXY REPAIR NE 50MM:NE 600MM Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to irregular surfaces, mouldings and the like, any width exceeding 25mm but ne 50mm, any depth, ne 600mm long all preparatory work and making good, preparation for redecoration.	NO	64.33
3149AH	TIMBER:EPOXY REPAIR NE 75MM:NE 600MM Timber:Repair decayed external joinery timber, carefully cut away defective material, two part epoxy resin based filler/repair compound filling to irregular surfaces, mouldings and the like, any width exceeding 50mm but ne 75mm, any depth, ne 600mm long all preparatory work and making good, preparation for redecoration.	NO	89.32
	Windows - Timber - Repairs		
3150AA	WINDOW:EASE AND ADJUST INCLUDING REMOVE Window:Ease any size and type ofcasement, opening sash, pivot sash, sliding sash including remove and refix sash or casemement, beads etc., oil and adjust hinges and ironmongery as necessary, touch up decoration to match existing, test to ensure effective operation.	NO	19.16
3150LA	WINDOW:RENEW PREFINISHED SW CASEMENT DOUBLE GLAZED Window:Renew ne 900x600mm prefinished softwood casement with factory applied finish, consisting of any size or profile members to match existing and hanging on new pair of steel stormproof hinges, double glazed, remove and refix or renew window ironmongery and remove waste and debris.	SM	152.04

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ITEM	DESCRIPTION	UNIT	RATE
3150AB	WINDOW:RENEW NE 0.9X0.6M SW CASEMENT DOUBLE GLAZED Window:Renew ne 900x600mm casement with preservative treated softwood casement, consisting of any size or profile members to match existing and hanging on new pair of 50mm steel butt storm hinges, double glazed, remove and refix or renew window ironmongery as necessary and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	148.63
3150AX	WINDOW:RENEW NE 0.9X0.6M HW CASEMENT DOUBLE GLAZED Window:Renew ne 900x600mm casement with hardwood casement, factory applied base stain consisting of any size or profile members to match existing and hanging on new pair of 50mm steel butt storm hinges, double glazed, remove and refix or renew window ironmongery as necessary and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	144.77
3150AC	WINDOW:RENEW FIXED SASH NE 0.9X0.6M DOUBLE GLAZED Sash:Renew ne 900x600mm fixed sash with preservative treated softwood sash, consisting of any size or profile members to match existing and bedded in linseed oil putty and screw fixed to frame, double glazed and prepare to decorate and remove waste and debris.	NO	222.21
3150AY	WINDOW:RENEW FIXED PREFINISHED SASH DOUBLE GLAZED Sash:Renew ne 900x600mm prefinished softwood fixed sash with factory applied finish, consisting of any size or profile members to match existing and bedded in linseed oil putty and screw fixed to frame, double glazed, prepare to decorate and remove waste and debris.	NO	238.89
3150AD	WINDOW:RENEW PIVOT SASH DOUBLE GLAZED Window:Renew pivot sash with preservative treated softwood pivot, consisting of any size or profile to match existing framing and hanging on new pair of pivot hinges, double glazed, remove and refix or renew window ironmongery as necessary and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	417.16
3150AW	WINDOW:RENEW PREFINISHED PIVOT SASH DOUBLE GLAZED Window:Renew pivot sash with prefinished double glazed softwood pivot, consisting of any size or profile to match existing framing, factory applied finish and hanging on new pair of pivot hinges, remove and refix or renew window ironmongery as necessary and remove waste and debris.	SM	443.32
3150AE	WINDOW:RENEW SLIDING SASH DOUBLE GLAZED Window:Renew preservative treated double glazed softwood sliding sash to box sash window, any size or profile to match existing, complete with cords, ease and adjust, remove and refix or renew window ironmongery as necessary and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	286.93
3150AZ	GLAZING REPAIRS:EXTRA FOR LAMINATED SAFETY Glazing:Extra cost for provide and fix laminated safety glass double glazed unit in lieu of clear _low E/clear float or Clear low E/obscured pattern group 1 to renewed timber window sashes, casements and the like (measured per nett square metre glass area or fraction thereof).	SM	30.42
3150AF	WINDOW:RENEW SOFTWOOD PARTING OR STAFF BEAD Window:Renew softwood parting bead to box sash window complete and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	LM	11.90

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ITEM	DESCRIPTION	UNIT	RATE
3150AG	WINDOW:RENEW SET OF SASH CORDS Window:Renew set of pulley cords complete including remove and refix sliding sash pockets and beads and ease pulley (per sash).	IT	26.41
3150AH	WINDOW:RENEW PULLEY WHEEL TO BOX SASH Window:Renew sliding sash pulley wheel including remove and refix sash and renew cords if required, touch up decorations to match existing and remove waste and debris.	NO	32.96
3150AJ	WINDOW:RENEW SASH WEIGHT(S) TO BOX SASH Box Sash:Renew weight(s) to sliding sash including remove and refix sash and renew cords if required, touch up decorations to match existing and remove waste and debris.	NO	66.06
3150AK	WINDOW:RENEW SPIRAL BALANCES TO BOX SASH Balance:Renew any type and size of spiral balances to double hung sash unit including remove and refix sashes, beads, linings etc., renew balances, test and make good decorations to match existing and remove waste and debris.	IT	58.39
3150AL	WINDOW FRAME:CUT OUT SPLICE NEW SOFTWOOD SECTION Window Frame:Cut out and splice in new section treated softwood frame any size or profile to match existing, plugged to brick work and pointed with sealant, make good to plasterwork and decorate to match existing and remove waste and debris.	LM	50.99
3150AM	WINDOW CILL:CUT OUT SPLICE NEW HARDWOOD NE 300MM Window Cill:Cut out and splice in new section ne 300mm long any size or profile of preservative hardwood cill to match existing frame, plugged to brickwork, and pointed with sealant, make good plasterwork and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	IT	49.94
3150AN	WINDOW CILL:CUT OUT SPLICE NEW HARDWOOD OVER 300MM Window Cill:Cut out and splice in new section over 300mm long any size or profile of preservative hardwood cill to match existing frame, plugged to brickwork, and pointed with sealant, make good plasterwork and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	LM	89.93
3150AO	WINDOW FRAME:CUT OUT SPLICE EPOXY SOFTWOOD SECTION Window Frame:Cut out and splice in new section treated softwood frame any size or profile to match existing, new section to be bonded in place and pointed in using a two part epoxy adhesive/filler plugged to brick work, make good to plasterwork and decorate to match existing and remove waste and debris.	LM	66.62
3150AP	WINDOW:RENEW GLAZING BEAD Window:Renew with 14x20mm preservative treated softwood or hardwood glazing bead and prepare to redecorate and remove waste and debris.	LM	11.29
3150AQ	WINDOW:REFIX LOOSE GLAZING BEAD Window:Refix loose glazing bead and bed in sealant.	LM	5.36
3150AR	WINDOW:RENEW CILL NOSING Window:Renew front section of cill with any size or profile to match existing with screws and pellated and bed in sealant including cut out defective section and shape new to match existing, redecorate to match existing and remove waste and debris.	LM	43.91

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ITEM	DESCRIPTION	UNIT	RATE
3150AS	WINDOW:RENEW GLAZING BAR Window:Renew glazing bar, any size or profile to match existing, reglaze with existing glass, splice new section, remove/refix sashes as required, prepare to redecorate (refixing of glass is Provider's risk).	LM	43.03
3150AT	WINDOW:RENEW WEATHER MOULD Window:Renew weather or parrot mould, cut out old and fix new mould, redecorate to match existing and remove waste and debris.	LM	12.15
3150AU	WINDOW:REPAIR SASH RAIL OR STILE Window:Repair sash rail or stile any size or profile to match existing, reglaze with existing glass, splice new section, remove/refix fittings, redecorate to match existing (refixing of glass is Provider's risk).	LM	63.64
3150BA	WINDOW:OVERHAUL CASEMENT Window:Overhaul timber casement window, dismantle as necessary and subsequently reassemble including freeing, easing and adjusting casements to give correct operation, renew sealing gaskets, renew fixing screws, remove, refit or renew ironmongery as necessary, rake out and renew defective putty and mastic, touch up decorations externally and internally to match existing and remove waste and debris.	NO	46.02
3150CA	WINDOW:OVERHAUL SASH-CORDS Window:Overhaul timber sash window, renew staff and parting beads, take out sashes and later rehang on appropriate sized new undyed plaited nylon sash cords, renew pocket pieces, wedge and cramp loose sash frames, oil pulleys, ease and adjust sashes, remove, refit or renew ironmongery, rake out and renew defective putty and mastic, touch up decorations internally to match existing and prepare for redecoration externally, and remove waste and debris.	NO	55.85
3150CB	WINDOW:OVERHAUL SASH-BALANCES Window:Overhaul sash window, renew staff and parting beads, take out sashes and later rehang on spiral sash balances, renew pocket pieces, wedge and cramp loose sash frames, ease and adjust sashes, remove, refit or renew ironmongery, rake out and renew defective putty and mastic, touch up decorations internally to match existing and prepare for redecoration externally, and remove waste and debris.	NO	81.27
3150CC	WINDOW:OVERHAUL SASH Window:Overhaul timber sash window, renew staff and parting beads, take out sashes and later rehang on appropriate sized new undyed plaited nylon sash cords, renew pocket pieces, wedge and cramp loose sash frames, oil pulleys, ease and adjust sashes, remove, refit or renew ironmongery, rake out and renew defective putty and mastic, touch up decorations internally to match existing and prepare for redecoration externally and remove waste and debris.	NO	58.78
3150DA	WINDOW:RENEW MULTIPOINT KEEPER Window:Renew keeper to multipoint locking system to timber window, ease and adjust as necessary, touch up decorations and make good.	NO	20.24
3150DB	WINDOW:RENEW TRICKLE WINDOW VENTILATOR Window:Renew or supply and install two part trickle window ventilator screwed to timber window, including cutting suitable sized aperture in window frame to suit ventilation requirements touch up decorations and make good.	NO	17.81

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ITEM	DESCRIPTION	UNIT	RATE
3150DC	WINDOW:RENEW ACOUSTIC WINDOW VENTILATOR Window:Renew or supply and install two part acoustic window ventilator screwed to timber window, including cutting suitable sized aperture in window frame to suit ventilation requirements touch up decorations and make good.	NO	67.76
3150GA	CONSERVATION JOINT:50MM Conservation Joint:Cut out and renew 50mm conservation joint (the bridle or haunched mortise and tenon joints to the top and bottom sashes, the housing joint of the pulley stile, the joints to the inner and outer linings or any gaps between the window sill and the stone threshold).	IT	29.54
3150GB	CONSERVATION JOINT:100MM Conservation Joint:Cut out and renew 100mm conservation joint (the bridle or haunched mortise and tenon joints to the top and bottom sashes, the housing joint of the pulley stile, the joints to the inner and outer linings or any gaps between the window sill and the stone threshold).	IT	59.07
3150GC	CONSERVATION JOINT:200MM Conservation Joint:Cut out and renew 200mm conservation joint (the bridle or haunched mortise and tenon joints to the top and bottom sashes, the housing joint of the pulley stile, the joints to the inner and outer linings or any gaps between the window sill and the stone threshold).	IT	88.61
3150GD	WINDOW:RENEW PLYWOOD INSULATED PANEL Window:Renew external quality plywood faced both sides double insulated infill panel to window frame, including remove weatherseal, refix or renew beads, bedded in putty or silicone sealant, renew weatherseal and decorate to match existing and remove waste and debris.	SM	104.77
3150HA	EXPOSED END GRAIN:SEAL Exposed End Grain:Clean off exposed end of timber, apply proprietary end grain sealer.	IT	5.90
3150FA	ESCAPE WINDOW:FORM IN EXISTING WINDOW Escape Window:Form escape opening casement in existing window, remove glass, adjust frame to receive ne 900x600mm double glazed casement to match existing, all ironmongery, decorate to match existing internally and prepare for decoration externally.	IT	211.22
	Windows - Metal - Timber Sub-Frame		
3162AA	WINDOW:RENEW TIMBER SUB-FRAME TO METAL Window:Renew timber sub-frame and cill to any steel window, including take out existing metal window and set aside, remove sub- frame, prepare for and supply and fix preservative treated softwood frame and preservative treated hardwood cill to any size or profile to match existing suit window bedded in mortar and pointed with sealant refix steel window, make good to plasterwork and cill board and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	LM	38.15
	Windows - Metal - PVCu Sub-Frame		
3162CA	WINDOW:RENEW PVCU SUB-FRAME TO METAL Window:Renew with PVCu sub-frame and cill to any metal window, including take out existing metal window and set aside, remove sub-frame, prepare for and supply and fix proprietary PVCu sub-frame and cill to suit window bedded in mortar and pointed with sealant, refix metal window, make good to plasterwork and cillboard.	NO	153.95

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ITEM	DESCRIPTION	UNIT	RATE
	Windows - Metal - Repairs		
3164AB	WINDOW:EASE OIL BUTTS ADJUST ANY METAL Window:Ease and oil butts to metal window including force open if necessary, strip paint, file and grind edges, ease hinges to metal window, touch up decorations internally to match existing and prepare for redecoration externally.	NO	11.80
3164AC	WINDOW:RENEW WEATHER/DRAUGHT PROOFING METAL Window:Renew proprietary weather/draught proofing to any opening light to metal window and adjust window as necessary to ensure effective operation.	IT	24.66
3164BA	WINDOW:OVERHAUL METAL Window:Overhaul any type of metal window, dismantle as necessary and subsequently reassemble including freeing, easing, oiling and adjusting casements to give correct operation, including file and grind edges, renew fixing screws, remove, refit or renew ironmongery as necessary, rake out and renew defective putty and mastic, touch up decorations internally to match existing and remove waste and debris.	NO	46.02
	Windows - Aluminium - Repairs		
3172AA	WINDOW:EASE OIL BUTTS ADJUST ANY ALUMINIUM Window:Ease and oil butts to any type of aluminium window including renewing runners if necessary.	NO	11.04
3172BA	WINDOW:OVERHAUL ALUMINIUM Window:Overhaul any type of aluminium window, dismantle as necessary and subsequently reassemble including freeing, easing and adjusting casements to give correct operation, renew fixing screws, remove, refit or renew ironmongery as necessary, rake out and renew defective sealants and mastic, make good.	NO	46.02
3184AA	WINDOW/DOOR:RENEW ALUMINIUM INSULATED PANEL Window or Door:Renew external quality aluminium faced both sides double insulated infill panel to frame, including remove weatherseal, refix or renew beads, bedded in putty or silicone sealant, renew weatherseal and remove waste and debris.	SM	422.56
	Windows - PVCu - Repairs		
3181AA	WINDOW:RENEW FANLIGHT PVCU SASH Window:Renew any size and type of fanlight sash to PVCu window including double glazing and all ironmongery and make good.	NO	88.76
3181AB	WINDOW:RENEW SIDE HUNG PVCU SASH Window:Renew any size and type of sidehung sash to PVCu window including double glazing and all ironmongery and make good.	NO	172.42
3181AC	WINDOW:RENEW TRICKLE VENT TO PVCU Window:Renew or repair any trickle vent to PVCu window.	IT	15.30
3181AD	WINDOW:RENEW HANDLE TO PVCU Window:Renew any defective or broken handle to PVCu window including remove existing, check, lubricate operating mechanism, renew handle to match existing and test.	NO	14.98

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ITEM	DESCRIPTION	UNIT	RATE
3181AM	WINDOW:RENEW LOCKING HANDLE TO PVCU Window:Renew any defective or broken locking handle to PVCu window including remove existing, check, lubricate operating mechanism, renew handle to match existing and test.	NO	18.29
3181AE	WINDOW:RENEW HINGE TO PVCU Window:Renew any defective or broken hinge to PVCu window including remove existing and renew hinge to match existing and remove waste and debris.	NO	14.12
3181AF	WINDOW:RENEW ESPAGNOLETTE LOCK TO PVCU Window:Renew any defective or broken espagnolette locking mechanism to PVCu window including remove existing and renew to match existing and test.	IT	24.02
3181AG	WINDOW:RENEW SEALING GASKET TO PVCU Window:Renew sealing gasket to any opening light of PVCu window (per opening light).	IT	11.23
3181AH	WINDOW:CHECK LUBRICATE FITTINGS TO PVCU Window:Check operation of all fittings and operating mechanisms to PVCu window complete including lubricate and adjust as necessary.	IT	9.58
3181AI	WINDOW:EASE AND ADJUST PVCU SASH Window:Ease and adjust PVCu sash including realign as necessary.	IT	16.94
3181AJ	WINDOW:OVERHAUL TILT TURN MECHANISM TO PVCU Window:Check operation of tilt and turn mechanism to PVCu window including overhaul, lubricate and adjust as necessary.	NO	33.50
3181AK	WINDOW:RENEW TILT TURN MECHANISM TO PVCU Window:Renew any tilt and turn mechanism complete to PVCu window of any size to match existing, including remove existing, test and leave in proper working order and remove waste and debris.	NO	152.39
3181AL	WINDOW:CHILD RESTRICTOR TO PVCU Window:Renew or supply and fix new adjustable child proof restrictor/catch to any type of PVCu window including removing existing fitting.	NO	38.90
3181BA	WINDOW:OVERHAUL PVCU Window:Overhaul any type of PVCu window, dismantle as necessary and subsequently reassemble including freeing, easing and adjusting casements to give correct operation, renew fixing screws, remove, refit or renew ironmongery as necessary, check, lubricate operating mechanism, renew gaskets, make good and test.	NO	46.02
3181AN	WINDOW:RENEW GLAZING BEAD TO PVCU Window:Renew any type of defective PVCu glazing bead including remove existing bead, clean, prepare and supply and fit new bead to match existing including all cutting, mitres, sealing with silicone sealant as necessary.	LM	11.30
3181AP	WINDOW:RENEW OPENER GASKET TO PVCU Window:Renew gasket to any style of PVCu window opening light.	LM	4.50
3181AQ	WINDOW:RENEW FRICTION STAY TO PVCU Window:Renew any type of stay with stainless steel friction stay to PVCu window.	NO	15.24

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ITEM	DESCRIPTION	UNIT	RATE
3181AR	WINDOW:RENEW RESTRAINING WEDGES TO PVCU Window:Renew plastic restraining wedges to friction stay guide to PVCu window.	NO	4.99
3181AS	WINDOW:RENEW RESTRICTOR STAY TO PVCU Window:Renew restrictor stay to match existing to PVCu window.	NO	15.00
3181AT	WINDOW:RENEW LOCKING HANDLE TO PVCU LOCKING PLATE Window:Renew any type of window handle and striker plate with 'Securistyle Empress' locking plate to PVCu window.	NO	21.17
3181AW	WINDOW:RENEW DRIP MOULD BEAD TO PVCU Window:Renew drip mould bead to PVCu window and make good.	LM	6.59
3181AY	WINDOW:PROVIDE DRIP MOULD BEAD TO PVCU Window:Provide standard section PVCu drip mould bead, fix to PVCu window and make good.	LM	5.26
3181BB	WINDOW:PROVIDE 30MM EXTENSION FLANGE TO PVCU Window:Provide 30mm standard section PVCu extension flange, fix to PVCu window and make good.	LM	6.76
3181BC	WINDOW:PROVIDE 45MM EXTENSION FLANGE TO PVCU Window:Provide 45mm standard section PVCu extension flange, fix to PVCu window and make good.	LM	6.83
3181BD	WINDOW:PROVIDE 30MM BOX EXTENSION TO PVCU Window:Provide 30mm PVCu box extension piece, fix to PVCu window and make good.	LM	12.25
3181BE	WINDOW:PROVIDE 45MM BOX EXTENSION TO PVCU Window:Provide 45mm PVCu box extension piece fix to PVCu window and make good.	LM	13.23
3181BF	WINDOW:RENEW DRAIN CAPS TO PVCU Window:Renew any missing or broken drain caps to PVCu window (per window).	IT	1.80
3181BG	WINDOW:REPOINT SILICONE TO PVCU FRAME Window:Rake out, prepare and repoint with silicone mastic sealant complete around any external face of PVCu window frame.	LM	4.32
3181CA	WINDOW:RENEW QUADRANT FILLET TO PVCU Window:Renew cellular PVCu quadrant cover fillet fixed with approved adhesive or other approved concealed fixing method internally around windows make good plasterwork and decorations.	LM	8.25
3181DA	WINDOW:RENEW CILL TO PVCU Window:Renew standard section PVCu cill to PVCu window, remove existing cill, clean, prepare and supply and fit new cill to match existing including end caps, all cutting, mitres, sealing with silicone sealant as necessary and make good.	LM	35.48
3181EA	WINDOW:PROVIDE CILL TO PVCU Window:Provide standard section PVCu cill to PVCu window clean, prepare and supply and fit new cill including end caps all cutting, mitres, sealing with silicone sealant as necessary and make good.	LM	32.75

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ITEM	DESCRIPTION	UNIT	RATE
3183FA	WINDOW:RENEW PVCU SLIDING SASH SINGLE GLAZED Window:Renew window with purpose made PVCu factory glazed double hung cased box frame, cill and sashes complete with 2 sashes, single glazed internally with 6mm clear or obscure sheet glass complete with beading, gaskets etc, thermal breaks, compressible weather-stripping, all ironmongery, trickle vents, remove existing and fix new into prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes, internally and externally, complete with PVC-u cover mouldings, slips or trims and remove waste and debris.	SM	482.59
3183FB	WINDOW:RENEW PVCU SLIDING SASH DOUBLE GLAZED Window:Renew window with purpose made PVCu factory glazed double hung cased box frame, cill and sashes complete with 2 sashes, double glazed internally with 28mm thick hermetically sealed Low E glass units, thermal breaks, compressible weather-stripping, all ironmongery, trickle vents, remove existing and fix new into prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes, internally and externally, complete with PVC-u cover mouldings, slips or trims and remove waste and debris.	SM	513.11
3181FA	WINDOW:RENEW CILL ENDS TO PVCU Window:Renew any missing or broken cill ends to PVCu window (per window).	NO	3.91
	Windows PVCu - Overhaul		
3183AA	WINDOWS/DOORS:PVCU 1 BED HOUSE CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 1 bed house or maisonette, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	51.62
3183AB	WINDOWS/DOORS:PVCU 2 BED HOUSE CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 2 bed house or maisonette, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	64.17
3183AC	WINDOWS/DOORS:PVCU 3 BED HOUSE CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 3 bed house or maisonette, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	72.29

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ITEM	DESCRIPTION	UNIT	RATE
3183AD	WINDOWS/DOORS:PVCU 4 BED HOUSE CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 4 bed house or maisonette, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	82.62
3183AE	WINDOWS/DOORS:PVCU 5 BED HOUSE CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 5 bed house or maisonette, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	90.73
3183BA	WINDOWS/DOORS:PVCU 1 BED FLAT CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 1 bed flat or bungalow, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	40.71
3183BB	WINDOWS/DOORS:PVCU 2 BED FLAT CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 2 bed flat or bungalow, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	45.72
3183BC	WINDOWS/DOORS:PVCU 3 BED FLAT CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 3 bed flat or bungalow, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	60.49
3183BD	WINDOWS/DOORS:PVCU 4 BED FLAT CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 4 bed flat or bungalow, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	73.04

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ITEM	DESCRIPTION	UNIT	RATE
3183BE	WINDOWS/DOORS:PVCU 5 BED FLAT CHECK CLEAN Windows/doors:Check all PVCu windows and doors to 5 bed flat or bungalow, including freeing, easing, adjusting, realigning/rehanging opening sashes/casements and doors, checking operation of all fittings and operating mechanisms, lubricating and adjusting as necessary to give correct operation, replace any missing fixings, recording any other defects requiring repair/replacement and provide written report to Client Representative, clean all surfaces/profiles externally using proprietary cleaner, wash and dry off.	IT	76.72
	Security Grilles		
3185AC	WINDOW:OVERHAUL METAL GRILLE Window:Overhaul any type of metal window grille, dismantle as necessary and subsequently reassemble including removal and reinstallation of grill, touch up decorations to match existing, remove waste and debris.	NO	67.85
3185BB	WINDOW SECURITY GRILL:REMOVE RESIDENTS INTERNAL Window Security Grill:Remove residents own metal security grill from internal face of any window including dismantling, removal of reveal liner, cutting, make good to finishes and decorations, remove waste and debris	SM	25.01
3185CA	DOOR SECURITY GRILLE:REMOVE EXTERNAL Door Security Grille:Remove residents own external security grille from any door including dismantling, cutting, making good to structure, finishes and decorations, remove waste and debris.	NO	32.37
3185CB	DOOR SECURITY GRILLE:REMOVE INTERNAL Door Security Grille:Remove residents own internal security grille from any door including dismantling, cutting, making good to structure, finishes and decorations, supply and install PVCu reveal liner, remove waste and debris.	NO	35.29
	Window and Door Frames - Silicone Pointing		
3182AA	DOOR FRAME:RAKE OUT AND REPOINT SEALANT Door Frame:Rake out, prepare and repoint with silicone mastic sealant complete around any door frame of any size (per face).	IT	16.46
3182BA	WINDOW FRAME:RAKE OUT AND REPOINT Window Frame:Rake out, prepare and repoint with silicone mastic sealant complete around any window frame (per face).	IT	17.92
3182CA	WINDOW FRAME:SUPPLY AND FIX BEAD OR SEALANT Window Frame:Supply and fix suitable size PVCu quadrant or flexible PVC cover trim fixed with silicone mastic sealant to form a neat clean beaded surround, to jambs and head of any window frame, any location internally and ne 2 storeys externally, including raking out existing defective sealant, hacking back plaster or render as necessary, cleaning and notching new quadrant/trim around all obstructions (per face).	IT	37.77
	Windows - Roof		
3190AA	ROOF WINDOW:RENEW NE 0.78X0.98M Roof Window:Renew roof window complete size ne 0.78x0.98m with Velux aluminium clad externally roof window with factory fitted clear float double glazed sealed unit, all upstands, flashings and dressing of flashings, fixing to timber with screws and make good all finishings internally and roof coverings externally and remove waste and debris.	NO	814.30

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ITEM	DESCRIPTION	UNIT	RATE
3190AB	ROOF WINDOW:RENEW NE 1.14X1.18M Roof Window:Renew roof window complete size ne 1.14x1.18m with Velux aluminium clad externally roof window with factory fitted clear float double glazed sealed unit, all upstands, flashings and dressing of flashings, fixing to timber with screws and make good all finishings internally and roof coverings externally and remove waste and debris.	NO	1092.94
3190AC	ROOF WINDOW:RENEW NE 1.34X1.40M Roof Window:Renew roof window complete size ne 1.34x1.40m with Velux aluminium clad externally roof window with factory fitted clear float double glazed sealed unit, all upstands, flashings and dressing of flashings, fixing to timber with screws and make good all finishings internally and roof coverings externally and remove waste and debris.	NO	1251.41
3190MA	ROOF WINDOW:RENEW VELUX NE 0.60X1.00M Roof Window:Renew roof window complete size ne 0.60x1.00m with Velux aluminium clad externally roof window with factory fitted clear float double glazed sealed unit, all upstands, flashings and dressing of flashings, fixing to timber with screws and make good all finishings internally and roof coverings externally and remove waste and debris.	NO	629.32
3190MB	ROOF WINDOW:RENEW VELUX NE 1.60MX1.00M Roof Window:Renew roof window complete size ne 1.60m x 1.00m with Velux aluminium clad externally roof window with factory fitted clear float double glazed sealed unit, all upstands, flashings and dressing of flashings, fixing to timber with screws and make good all finishings internally and roof coverings externally and remove waste and debris.	NO	888.84
3190MC	ROOF WINDOW:FORM VELUX NE 0.60MX1.00M Roof Window:Form opening in existing pitched roof, trim around opening with pressure impregnated sawn softwood trimmers, and supply and install Velux aluminium clad externally roof window size ne 0.60m x 1.00m with factory fitted clear float double glazed sealed unit, all upstands, flashings and dressing of flashings, fixing to timber with screws and make good all finishings internally and roof coverings externally and remove waste and debris.	NO	771.25
3190MD	ROOF WINDOW:FORM VELUX NE 1.60MX1.00M Roof Window:Form opening in existing pitched roof, trim around opening with pressure impregnated sawn softwood trimmers, and supply and install Velux aluminium clad externally roof window size ne 1.60m x 1.00m with factory fitted clear float double glazed sealed unit, all upstands, flashings and dressing of flashings, fixing to timber with screws and make good all finishings internally and roof coverings externally and remove waste and debris.	NO	1061.82
	Windows - Roof - Repairs		
3191AA	ROOF WINDOW:REDRESS FLASHINGS Roof Window:Redress roof flashings around roof window and reseal to prevent water penetration.	NO	33.13
3191AB	ROOF WINDOW:OVERHAUL OPENING GEAR Roof Window:Overhaul opening gear to any type of roof window.	NO	51.16
3191AC	ROOF WINDOW:RENEW CONTROL CORDS Roof Window:Renew operating control cords to any roof window.	NO	51.21

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ITEM	DESCRIPTION	UNIT	RATE
3191AD	ROOF WINDOW:OVERHAUL Roof Window:Overhaul any type of roof window, dismantle as necessary and subsequently reassemble including freeing, easing and adjusting opening lights to give correct operation, renew fixing screws, overhaul opening gear, remove, refit or renew ironmongery as necessary, check and redress roof flashings, make good.	NO	58.06
	Curtain Walling		
3192AA	CURTAIN WALLING:RENEW GLAZED FIXED Curtain Walling:Renew any type of curtain walling with Sheerframe or other equal and approved curtain walling, take out existing curtain walling, clear away and renew walling complete with aluminium jambs, heads, mullions, cills, pressure plate etc., completed with UPVC cover caps, internally and externally, UPVC fixed lights, factory glazed 28mm hermetically sealed clear double glazed units, internally glazed, thermal breaks, UPVC quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	406.15
3192AB	CURTAIN WALLING:RENEW GLAZED OPENING Curtain Walling:Renew any type of curtain walling with Sheerframe or other equal and approved curtain walling, take out existing curtain walling, clear away and renew walling complete with aluminium jambs, heads, mullions, cills, pressure plate etc., completed with UPVC cover caps, internally and externally, UPVC fixed and opening lights, factory glazed 28mm hermetically sealed clear double glazed units, internally glazed, thermal breaks, UPVC quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	442.55
3192BA	CURTAIN WALLING:RENEW ALUMINIUM GLAZED FIXED Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with aluminium sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU or other approved material cover caps, internally and externally, PVCU fixed lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	522.75
3192BB	CURTAIN WALLING:RENEW ALUMINIUM GLAZED OPENING Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with aluminium sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU or other approved material cover caps as required cover caps as required, internally and externally, PVCU fixed and opening lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	562.75

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ITEM	DESCRIPTION	UNIT	RATE
3192CA	CURTAIN WALLING:RENEW LAMINATE TIMBER GLAZED FIXED Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with glued laminated timber sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU cover caps, internally and externally, PVCU fixed lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	737.20
3192CB	CURTAIN WALLING:RENEW TIMBER GLAZED OPENING Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with glued laminated timber sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU cover caps, internally and externally, PVCU fixed and opening lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	754.75
3192DA	CURTAIN WALLING:RENEW PVCU GLAZED FIXED Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with PVCU sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU cover caps, internally and externally, PVCU fixed lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	563.00
3192DB	CURTAIN WALLING:RENEW PVCU GLAZED OPENING Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with PVCU sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU cover caps, internally and externally, PVCU fixed and opening lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	594.75
3192EA	CURTAIN WALLING:RENEW STEEL GLAZED FIXED Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with steel sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU cover caps, internally and externally, PVCU fixed lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	576.40

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ITEM	DESCRIPTION	UNIT	RATE
3192EB	CURTAIN WALLING:RENEW STEEL GLAZED OPENING Curtain Walling:Renew any type of curtain walling with Euroclass A1 approved curtain walling, take out existing curtain walling, clear away and renew walling complete with steel sections, jambs, heads, mullions, cills, pressure plate etc., completed with PVCU or other approved material cover caps as required, internally and externally, PVCU fixed and opening lights, factory glazed 28mm hermetically sealed clear double glazed units or infill panels of any approved material, internally glazed, thermal breaks, PVCU quadrant bead trimmings, internally, pointing internally and externally with approved sealants, and make good all finishings internally and roof coverings externally, and remove waste and debris.	SM	613.90
	Louvre Vents -Softwood		
3195AA	VENT:PM TREATED SW FIXED LOUVRE VENT UNIT NE 1SM Vent:Renew fixed louvre vent unit ne 1sm, with purpose made treated softwood louvre vent, including insect mesh, remove existing vent and fix new in prepared opening, point with sealant, make good to all finishes and decorate to match existing internally and externally, and remove waste and debris.	IT	257.64
3195AB	VENT:PM TREATED SW FIXED LOUVRE VENT UNIT OVER 1SM Vent:Renew fixed louvre vent unit over 1sm, with purpose made treated softwood louvre vent, including insect mesh, remove existing vent and fix new in prepared opening, point with sealant, make good to all finishes and decorate to match existing internally and externally, and remove waste and debris.	SM	273.52
	Louvre Vents - Polyester Coated Galvanised Steel		
3195BA	VENT:PM PCG STEEL FIXED LOUVRE VENT UNIT NE 1SM Vent:Renew fixed louvre vent unit ne 1sm, with purpose made polyester coated galvanised steel louvre vent, including insect mesh, remove existing vent and fix new in prepared opening, point with sealant, make good to all finishes, and remove waste and debris.	IT	337.92
3195BB	VENT:PM PCG STEEL FIXED LOUVRE VENT UNIT OVER 1SM Vent:Renew fixed louvre vent unit over 1sm, with purpose made polyester coated galvanised steel louvre vent, including insect mesh, remove existing vent and fix new in prepared opening, point with sealant, make good to all finishes, and remove waste and debris.	SM	377.43
	Louvre Vents - Polyester Coated Aluminium		
3195CA	VENT:PM PC ALUMINIUM FIXED LOUVRE VENT UNIT NE 1SM Vent:Renew fixed louvre vent unit ne 1sm, with purpose made polyester coated aluminium louvre vent, including insect mesh, remove existing vent and fix new in prepared opening, point with sealant, make good to all finishes, and remove waste and debris.	IT	259.50
3195CB	VENT:PM PC ALUMINIUM FIXED LOUVRE VENT UNIT EX 1SM Vent:Renew fixed louvre vent unit over 1sm, with purpose made polyester coated aluminium louvre vent, including insect mesh, remove existing vent and fix new in prepared opening, point with sealant, make good to all finishes and remove waste and debris.	SM	332.20

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ITEM	DESCRIPTION	UNIT	RATE
	External Doors		
	Ext Panelled or Glazed - Hardwood - Standard		
3211AA	DOOR:RENEW HW PANELLED OR GLAZED BACK DOOR Door:Renew back door with any size 44mm hardwood panelled, glazed or part glazed door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, hardwood weathermould, adjust stops and ease rebates, cut out and make good to frame to suit new position of hinges, weathermould and lock, rebate door bottom as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	779.69
3211BA	DOOR:RENEW HW PANELLED OR GLAZED FRONT DOOR Door:Renew front door with any size 44mm hardwood panelled, glazed or part glazed door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, cylinder latch and pull, security restraint device, letter plate including cutting mortice in door to suit, numerals, hardwood weathermould, adjust stops, ease rebates, cut out and make good to frame to suit new position of butts, weathermould, lock and latch, rebate door bottom as necessary and fit new waterbar if required, double glazed and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	911.87
3211BB	DOORSET:RENEW HW PANELLED OR GLAZED BACK DOOR Doorset:Renew back door and frame with any size 44mm hardwood panelled, glazed or part glazed door prepared for glazing, hang on 1.5 pair butts to and including new hardwood frame, all hardwood with factory applied finish, take out existing door and frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, hang door, ease and adjust, make good all works disturbed including refix or renew any internal beads, architraves etc., fix new mortice lock, furniture, keep, pair of bolts, hardwood weathermould, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	1081.05
3211BC	DOORSET:RENEW HW PANELLED OR GLAZED FRONT DOOR Doorset:Renew front door and frame with any size 44mm hardwood panelled, glazed or part glazed door prepared for glazing, hang on 1.5 pair butts, to and including new hardwood frame, all hardwood with factory applied finish, take out existing door and frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, hang door, ease and adjust, make good all works disturbed including refix or renew any internal beads, architraves etc., fix new mortice lock, furniture, keep, pair of bolts, cylinder latch and pull, security restraint device, letter plate including cutting mortice in door to suit, numerals, hardwood weathermould, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	1352.58
3211CA	DOOR:RENEW HW PANELLED OR GLAZED UNEQUAL PAIR Door:Renew unequal pair of doors with similar size ne 3.00sm 50mm hardwood panelled, glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, and lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	1306.64

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ITEM	DESCRIPTION	UNIT	RATE
3211CB	DOOR:RENEW HW PANELLED OR GLAZED STANDARD PAIR Door:Renew equal pair of doors with similar size ne 4.00sm 50mm hardwood panelled, glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position hinges, lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	1245.64
	Ext Panelled or Glazed - Hardwood - Purpose Made		
3213AA	DOOR:RENEW PM HW PANELLED OR GLAZED BACK DOOR Door:Renew back door with any size 44mm hardwood panelled, glazed or part glazed purpose made door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, hardwood weathermould, adjust stops and ease rebates, cut out and make good to frame to suit new position of hinges, weathermould and rebate door bottom as necessary and fit new water bar if required, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	967.66
3213BA	DOOR:RENEW PM HW PANELLED OR GLAZED FRONT DOOR Door:Renew front door with any size 44mm hardwood panelled, glazed or part glazed purpose made door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, cylinder latch and pull, security restraint device, letter plate including cutting mortice in door to suit, numerals, hardwood weathermould, adjust stops, ease rebates, cut out and make good to frame to suit new position of butts, weathermould, lock and latch, rebate door bottom as necessary and fit new waterbar if required, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	1239.18
3213CA	DOOR:RENEW PM HW PANEL GLAZED UNEQUAL PAIR NE3SM Door:Renew unequal pair of doors with similar size ne 3.00sm 50mm thick hardwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for prepare for redecoration externally, and remove waste and debris.	PR	2418.52
3213CB	DOOR:RENEW PM HW PANEL GLAZED EQUAL PAIR NE4SM Door:Renew equal pair of doors with similar size ne 4.00sm over 50mm thick hardwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2934.85
3213CC	DOOR:RENEW PM HW PANEL GL UNEQUAL PAIR OVER 3SM Door:Renew unequal pair of doors with similar size over 3.00sm 50mm thick hardwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2419.27

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ITEM	DESCRIPTION	UNIT	RATE
3213CD	DOOR:RENEW PM HW PANEL GLAZED EQUAL PAIR OVER 4SM Door:Renew equal pair of doors with similar size over 4.00sm 50mm thick hardwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2423.70
3213CE	DOOR:RENEW PM HW PANEL GL UNEQU PAIR OVER 50MM 3SM Door:Renew unequal pair of doors with similar size over 3.00sm over 50mm thick hardwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2931.17
3213CF	DOOR:RENEW PM HW PANEL GL EQUAL PAIR OVER 50MM 4SM Door:Renew equal pair of doors with similar size over 4.00sm over 50mm hardwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2935.60
	External Framed Glazed - Hardwood - Purpose Made		
3214AA	DOOR:RENEW PM HW FRAMED GLAZED DOOR Door:Renew any door with any size 44mm hardwood framed glazed or multi-pane glazed door, purpose made, prepared for glazing, hang on 1.5 pair butts, fix new mortice lock and furniture, keep, pair of bolts, hardwood weathermould, adjust stops and ease rebates, cut out and make good to frame to suit new position of butts, weathermould and lock, rebate door bottom as necessary and fit new waterbar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	1294.08
3214AB	DOOR:RENEW PM HW FRAMED GLAZED UNEQUAL PAIR NE 3SM Door:Renew unequal pair of doors with similar size ne 3.00sm 50mm thick hardwood purpose made framed glazed or multi-pane glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for prepare for redecoration externally, and remove waste and debris.	PR	2526.37

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ITEM	DESCRIPTION	UNIT	RATE
3214AC	DOOR:RENEW PM HW FRAMED GLAZED EQUAL PAIR NE 4SM Door:Renew equal pair of doors with similar size ne 4.00sm over 50mm thick hardwood purpose made framed glazed or multi-pane glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	3411.45
3214AD	DOOR:RENEW PM HW FRAMED GL UNEQUAL PAIR OVER 3SM Door:Renew unequal pair of doors with similar size over 3.00sm 50mm thick hardwood purpose made framed glazed or multi-pane glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2527.12
3214AE	DOOR:RENEW PM HW FRAMED GLAZED EQUAL PAIR OVER 4SM Door:Renew equal pair of doors with similar size over 4.00sm 50mm thick hardwood purpose made framed glazed or multi-pane glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	3411.45
3214AF	DOOR:RENEW PM HW FRAMED GL DOOR -FXD SCRN NE 4SM Door:Renew external door and fixed side screen with similar size over 3.00sm over 50mm thick hardwood purpose made framed glazed or multi-pane glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2026.15
3214AG	DOOR:RENEW PM HW FRAMED GL DOOR -FXD SCRN OVER 4SM Door:Renew external door and fixed side screen with similar size over 4.00sm over 50mm hardwood purpose made framed glazed or multi-pane glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	2617.00

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ITEM	DESCRIPTION	UNIT	RATE
	Ext Panelled or Glazed - Softwood - Standard		
3215AA	DOOR:RENEW SW PANELLED OR GLAZED BACK DOOR Door:Renew back door with any size 44mm softwood panelled, glazed or part glazed door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, softwood weathermould, adjust stops and ease rebates, cut out and make good to frame to suit new position of hinges, weathermould and lock, rebate door bottom as necessary and fit new water bar if required, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	451.68
3215BA	DOOR:RENEW SW PANELLED OR GLAZED FRONT DOOR Door:Renew front door with any size 44mm softwood panelled, glazed or part glazed door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, cylinder latch and pull, security restraint device, letter plate including cutting mortice in door to suit, numerals, softwood weathermould, adjust stops, ease rebates, cut out and make good to frame to suit new position of butts, weathermould, lock and latch, rebate door bottom as necessary and fit new waterbar if required, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	718.76
3215CA	DOOR:RENEW SW PANELLED OR GLAZED UNEQUAL PAIR Door:Renew unequal pair of doors with similar size ne 3.00sm 44mm softwood panelled, glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges, and lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	1039.81
3215DA	DOOR:RENEW SW PANELLED OR GLAZED EQUAL PAIR Door:Renew equal pair of doors with similar size ne 4.00sm 44mm softwood standard panelled, glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates, cut out and make good frame to suit new position of hinges and lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	PR	1198.61
	Ext Panelled or Glazed - Softwood - Purpose Made		
3217AA	DOOR:RENEW PM SW PANELLED OR GLAZED BACK DOOR Door:Renew back door with any size 44mm softwood panelled, glazed or part glazed purpose made door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, softwood weathermould, adjust stops and ease rebates, cut out and make good to frame to suit new position of hinges, weathermould and rebate door bottom as necessary and fit new water bar if required, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	771.04

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ITEM	DESCRIPTION	UNIT	RATE
3217BA	DOOR:RENEW PM SW PANELLED OR GLAZED FRONT DOOR Door:Renew front door with any size 44mm softwood panelled, glazed or part glazed purpose made door prepared for glazing, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, cylinder latch and pull, security restraint device, letter plate including cutting mortice in door to suit, numerals, softwood weathermould, adjust stops, ease rebates, cut out and make good to frame to suit new position of butts, weathermould, lock and latch, rebate door bottom as necessary and fit new waterbar if required, laminated safety glass double glazed and decorate to match existing and remove waste and debris.	NO	1033.69
3217CA	DOOR:RENEW PM SW PANELLED OR GLAZED UNEQUAL PAIR Door:Renew unequal pair of doors with similar size ne 3.00sm 44mm softwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates cut out and make good frame to suit new position of hinges, and lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match internally and prepare for redecoration externally, and remove waste and debris.	PR	1058.70
3217CB	DOOR:RENEW PM SW PANNELED OR GLAZED EQUAL PAIR Door:Renew equal pair of doors with similar size ne 4.00sm 44mm softwood purpose made panelled glazed or part glazed doors, prepared for glazing, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates cut out and make good frame to suit new position of hinges, and lock, rebate door bottoms as necessary and fit new water bar if required, double glazed and decorate to match internally and prepare for redecoration externally, and remove waste and debris.	PR	1063.13
	External Louvre Door - Softwood - Purpose Made		
3218AA	DOOR:RENEW PM SW LOUVRE DOOR Door:Renew door with any size 44mm softwood purpose made louvre door complete with insect mesh, hang on 1.5 pair butts, fix new mortice lock, furniture, keep, pair of bolts, softwood weathermould, adjust stops and ease rebates, cut out and make good to frame to suit new position of hinges, weathermould and rebate door bottom as necessary and fit new water bar if required, and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	843.64
3218AB	DOOR:RENEW PM SW LOUVRE UNEQUAL PAIR OF DOORS Door:Renew unequal pair of doors with similar size ne 3.00sm 44mm softwood purpose made louvre doors complete with insect mesh, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates cut out and make good frame to suit new position of hinges, and lock, rebate door bottoms as necessary and fit new water bar if required, and decorate to match internally and prepare for redecoration externally, and remove waste and debris.	PR	1720.06
3218AC	DOOR:RENEW PM SW LOUVRE EQUAL PAIR OF DOORS Door:Renew equal pair of doors with similar size ne 4.00sm 44mm softwood purpose made louvre doors complete with insect mesh, each hung on 1.5 pair hinges, fix new mortice security lock and furniture, keep, 2 pairs of bolts, adjust stops and ease rebates cut out and make good frame to suit new position of hinges, and lock, rebate door bottoms as necessary and fit new water bar if required, and decorate to match internally and prepare for redecoration externally, and remove waste and debris.	PR	1845.35

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ITEM	DESCRIPTION	UNIT	RATE
	External - High Performance		
3221AA	DOOR:HIGH PERFORMANCE COMPOSITE BACK DOOR Door:Renew back door with any size proprietary composite high performance door or similar prefinished and preglazed with laminated safety glass, hang on 1.5 pair butts, including multipoint lock, door furniture, proprietary weathermould, weatherseals, adjust stops and ease rebates, cut out and make good to existing frame to suit new position of hinges, weathermould and lock, rebate door bottom as necessary and fit new water bar if required, touch up decorations to match existing and remove waste and debris.	NO	777.10
3221AB	DOOR:HIGH PERFORMANCE COMPOSITE FRONT DOOR Door:Renew front door with any size proprietary composite high performance door or similar prefinished and preglazed with laminated safety glass, hang on 1.5 pair butts, including multipoint lock, door furniture, security restraint device, proprietary letter plate, numerals, proprietary weathermould, weather seals adjust stops and ease rebates, cut out and make good to existing frame to suit new position of butts, weathermould, lock and lock, rebate door bottom as necessary and fit new new waterbar if required, touch up decorations to match existing and remove waste and debris.	NO	846.31
3221CA	DOORSET:HIGH PERFORMANCE COMPOSITE FD30 BACK Doorset:Renew back door with any size panelled, glazed or partially glazed or similar proprietary composite high performance 1/2 hour fire resitance door, prefinished, preglazed with laminated safety glass, prehung to and including proprietary door frame and cill, weatherseals, acoustic, intumescent and smoke seals, including new multipoint lock, door closer, door furniture, proprietary weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	1499.22
3221CB	DOORSET:HIGH PERFORMANCE COMPOSITE FD30 FRONT Doorset:Renew front door with any size panelled, glazed or partially glazed or similar proprietary composite high performance 1/2 hour fire resistance door, prefinished, preglazed, with laminated safety glass, prehung to and including proprietary door frame and cill, weatherseals, acoustic, intumescent and smoke seals,including new multipoint lock, door closer, door furniture, keeps, pair of bolts, security restraint device, proprietary letter plate, numerals, proprietary weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	1568.43
3221CC	DOORSET:HIGH PERFORMANCE COMPOSITE LBS Doorset:Renew door with any size proprietary composite high performance ledged, braced and boarded door or similar prefinished, prehung to and including proprietary door frame and cill, weatherseals, acoustic, intumescent and smoke seals, including new multipoint lock, door furniture, keeps, proprietary weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	760.02

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ITEM	DESCRIPTION	UNIT	RATE
	Doorsets - FD30S		
3222AA	DOORSET:FD30S DOORSET Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary composite steel with CFC free rigid foam insulation core or GRP with CFC free rigid phenolic foam insulation composite high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	1412.26
3222AB	DOORSET:FD30S DOORSET FANLIGHT NE 0.50SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary composite steel with CFC free rigid foam insulation core or GRP with CFC free rigid phenolic foam insulation composite high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 0.50sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	1737.23
3222AC	DOORSET:FD30S DOORSET FANLIGHT NE1.00SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary composite steel with CFC free rigid foam insulation core or GRP with CFC free rigid phenolic foam insulation composite high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight over 0.50 and ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	2140.79
3222AD	DOORSET:FD30S DOORSET SIDELIGHT NE 1.00SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary composite steel with CFC free rigid foam insulation core or GRP with CFC free rigid phenolic foam insulation composite high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	2321.26

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ITEM	DESCRIPTION	UNIT	RATE
3222AE	DOORSET:FD30S DOORSET SIDELIGHT OVER 1.00SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary composite steel with CFC free rigid foam insulation core or GRP with CFC free rigid phenolic foam insulation composite high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	2906.17
3222AF	DOORSET:FD30S DOORSET FANLIGHT SIDELIGHT NE 1SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary composite steel with CFC free rigid foam insulation core or GRP with CFC free rigid phenolic foam insulation composite high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight not execcеding 0.50sm and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	3245.67
3222AG	DOORSET:FD30S DOORSET FANLIGHT SIDELIGHT OVER 1SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary composite steel with CFC free rigid foam insulation core or GRP with CFC free rigid phenolic foam insulation composite high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 1.00sm and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	3668.43
	Doorsets - Steel - FD30S		
3222BA	DOORSET:FD30S STEEL DOORSET Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary steel with CFC free rigid foam insulation core high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	1305.46

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ITEM	DESCRIPTION	UNIT	RATE
3222BB	DOORSET:FD30S STEEL DOORSET FANLIGHT NE 0.50SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary steel with CFC free rigid foam insulation core high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 0.50sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals make good and remove waste and debris.	NO	1616.95
3222BC	DOORSET:FD30S STEEL DOORSET FANLIGHT NE1.00SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary steel with CFC free rigid foam insulation core high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight over 0.50 and ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals make good and remove waste and debris.	NO	1742.52
3222BD	DOORSET:FD30S STEEL DOORSET SIDELIGHT NE 1.00SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary steel with CFC free rigid foam insulation high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	2106.44
3222BE	DOORSET:FD30S STEEL DOORSET SIDELIGHT OVER 1.00SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary steel with CFC free rigid foam insulation core high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	2430.66
3222BF	DOORSET:FD30S STEEL DOORSET FAN + SIDELIGHT <1SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary steel with CFC free rigid foam insulation core high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 0.50sm and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	2756.93

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ITEM	DESCRIPTION	UNIT	RATE
3222BG	DOORSET:FD30S STEEL DOORSET FAN + SIDELIGHT >1SM Doorset:Renew any external or communal door with any size panelled, glazed or partially glazed or similar proprietary steel with CFC free rigid foam insulation core high performance FD30S doorset, prefinished, preglazed, with fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 1.00sm and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	3186.28
	Doorsets - Timber - FD30S		
3223AA	DOORSET:FD30S TIMBER DOORSET Doorset:Renew any external entrance door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance FD30S doorset,, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weather-seals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	1305.46
3223AB	DOORSET:FD30S TIMBER DOORSET FANLIGHT NE 0.50SM Doorset:Renew any external entrance door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance FD30S doorset,, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 0.50sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weather-seals, acoustic, intumescent and smoke seals make good and remove waste and debris.	NO	1616.95
3223AC	DOORSET:FD30S TIMBER DOORSET FANLIGHT NE1.00SM Doorset:Renew any external entrance door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance FD30S doorset,, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight over 0.50 and ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals make good and remove waste and debris.	NO	1742.52

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ITEM	DESCRIPTION	UNIT	RATE
3223AD	DOORSET:FD30S TIMBER DOORSET SIDELIGHT NE 1.00SM Doorset:Renew any external entrance door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance FD30S doorset,, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	2106.44
3223AE	DOORSET:FD30S TIMBER DOORSET SIDELIGHT OVER 1.00SM Doorset:Renew any external entrance door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance FD30S doorset,, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	2430.66
3223AF	DOORSET:FD30S TIMB DOORSET FANLIGHT SIDELIGHT <1SM Doorset:Renew any external entrance door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance FD30S doorset,, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 0.50sm and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	2756.93
3223AG	DOORSET:FD30S TIMB DOORSET FANLIGHT SIDELIGHT >1SM Doorset:Renew any external entrance door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance FD30S doorset, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 1.00sm and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	3186.28
3223AJ	DOORSET:FD30S TIMBER STORE DOORSET Doorset:Renew any store door and frame with any size proprietary factory painted or veneered timber high performance FD30S doorset, and prehung to and including factory applied coated hardwood door frame, including new locking assembly with thumb-turn handle, overhead door closing mechanism, and fire door signage, fix frame and threshold to structure, seal around frame and threshold, complete with all acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	1305.46

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ITEM	DESCRIPTION	UNIT	RATE
	Doorsets - Jeldwen - FD30S		
3226BC	JELDWEN:RENEW PAIR INT FD60 FLUSH PLANT ROOM Jeldwen:Renew pair any size ne 4sm one hour Jeld-Wen FD60S flush firecheck internal plant room doors, each hung on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closers, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	IT	1141.45
3226BE	JELDWEN:RENEW INT FD30 FLUSH PLANT ROOM Jeldwen:Renew any size ne 2sm one hour Jeld-Wen FD30S flush firecheck internal plant room doors, each hung on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closers, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	524.93
3226BF	JELDWEN:RENEW ASYMETRIC PR 1/2HR FD30G GLAZED INT Jeldwen:Renew with pair of half-hour FD30G asymmetrically glazed fire check flush doors having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing doors and hinges, remove and refit door stops as necessary, fit and hang each door on 1.50 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, glass, make good and prepare doors for decoration and make good decorations to frame, and remove waste and debris.	IT	767.15
	Doorsets - Gerda - FD30S		
3226CA	GERDA DOORSET:RENEW CONTEMPORARY FD30S GLAZE FRONT Gerda Doorset:Renew door and frame with any size Gerda Contemporary Burchard glazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	1885.79
3226CB	GERDA DOORSET:RENEW CONTEMPORARY FD30S FRONT Gerda Doorset:Renew door and frame with any size Gerda Contemporary Burchard unglazed FD30S front entrance doorset prefinished, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	2456.47
3226CC	GERDA DOORSET:RENEW FD60S COMMUNAL SINGLE Gerda Doorset:Renew door and frame with standard size Gerda Security or equal self-finished one hour preglazed door [FDS Plus] and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	NO	1957.34

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ITEM	DESCRIPTION	UNIT	RATE
3226CD	GERDA DOORSET:RENEW FD60S COMMUNAL FAN/SIDELIGHT Gerda Doorset:Renew door and screen with standard size Gerda Security or equal self-finished one hour preglazed door [FDS Plus] fanlight, sidelight and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	NO	3940.19
3226CE	GERDA DOORSET:RENEW PAIR FD60S COMM FAN/SIDELIGHT Gerda Doorset:Renew pair of doors and screen with standard size Gerda Security or equal self-finished one hour preglazed doors [FDS Plus] fanlight, sidelight and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	IT	5600.79
3226CF	GERDA DOORSET:RENEW FD60S SERVICE CUPBOARD Gerda Doorset:Renew store door and frame with standard size Gerda Security or equal self-finished one hour unglazed service cupboard door and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	NO	2031.24
3226CG	GERDA DOORSET:RENEW FD30S SAFER HOMES FRONT Gerda Doorset:Renew door and frame with any size Gerda Safer Homes unglazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	1779.36
3226CH	GERDA DOORSET:RENEW FD30S SAFER HOMES GLAZED Gerda Doorset:Renew door and frame with any size Gerda Safer Homes glazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	2459.83
3226CJ	GERDA DOORSET:RENEW FD30S SAFER HOMES SIDE + FAN Gerda Doorset:Renew door and screen with any size Gerda Safer Homes unglazed FD30S front entrance doorset prefinished, prehung with 1.5 pairs of butts to and including frame with preglazed with laminated safety glass fanlight and sidelight, cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	4443.21
3226CL	GERDA DOORSET:INST CONTEMPORARY FD30S GLAZED FRONT Gerda Door:Supply and Fit any size Gerda Contemporary Burchard glazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	1885.79

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ITEM	DESCRIPTION	UNIT	RATE
3226CM	GERDA DOORSET:INST CONTEMPORARY FD30S FRONT Gerda Doorset:Supply and Fit any size Gerda Contemporary Burchard unglazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	2456.47
3226CN	GERDA DOORSET:INST FD60S COMMUNAL SINGLE Gerda Doorset:Renew standard size Gerda Security or equal self-finished one hour preglazed doors [FDS Plus] and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	NO	1957.34
3226CP	GERDA DOORSET:INST FD60S COMMUNAL FAN/SIDELIGHT Gerda Doorset:Renew standard size Gerda Security or equal self-finished one hour preglazed doors [FDS Plus] fanlight, sidelight and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	NO	3940.19
3226CQ	GERDA DOORSET:INST PAIR FD60S COMM FAN/SIDELIGHT Gerda Doorset:Renew pair standard size Gerda Security or equal self-finished one hour preglazed doors [FDS Plus] fanlight, sidelight and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	IT	5600.79
3226CR	GERDA DOORSET:INST FD60S SERVICE CUPBOARD Gerda Doorset:Renew standard size Gerda Security or equal self-finished one hour unglazed service cupboard door and frame, stainless steel hinges, push/kick plates etc, seals, concealed door closers, signage, take out existing doors and frame, fit new frame and doorset, make good and remove waste and debris.	NO	2057.85
3226CS	GERDA DOORSET:INST FD30S SAFER HOMES FRONT Gerda Door:Supply and Fit any size Gerda Safer Homes unglazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	1792.66
3226CT	GERDA DOORSET:INST FD30S SAFER HOMES GLAZED Gerda Door:Supply and Fit any size Gerda Safer Homes glazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame and cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	2464.27

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ITEM	DESCRIPTION	UNIT	RATE
3226CV	GERDA DOORSET:INST FD30S SAFER HOMES SIDE + FAN Gerda Door:Supply and Fit any size Gerda Safer Homes unglazed FD30S front entrance doorset prefinished preglazed with laminated safety glass, prehung with 1.5 pairs of butts to and including frame with glazed fan light and side light, cill, weather seals, acoustic, intumescent and smoke seals including new multipoint lock, door closer, door furniture, security restraint device letter plate, numerals, and weathermould, fix frame and cill to structure, seal around frame and cill, make good and remove waste and debris.	NO	4438.77
	Rear Doorsets - Timber - Non Fire Rated		
3224AA	REAR DOORSET: TIMBER Rear Doorset:Renew any rear door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance doorset, pre-glazed, with 6.4mm laminated safety glass and prehung to and including factory applied coated hardwood door frame, including new multipoint lock, door furniture, keeps, self-closer, fix frame and threshold to structure, seal around frame and threshold, complete with all weather-seals, make good and remove waste and debris.	NO	994.03
3224AB	REAR DOORSET: TIMBER FANLIGHT NE 0.50SM Rear Doorset:Renew any rear door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance doorset, pre-glazed, with 6.4mm laminated safety glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 0.50sm, including new multipoint lock, door furniture, keeps, self-closer, fix frame and threshold to structure, seal around frame and threshold, complete with all weather-seals, make good and remove waste and debris.	NO	1050.75
3224AC	REAR DOORSET: TIMBER FANLIGHT NE1.00SM Rear Doorset:Renew any rear door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance doorset, pre-glazed, with 6.4mm laminated safety glass and prehung to and including factory applied coated hardwood door frame and fanlight over 0.50 and ne 1.00sm, including new multipoint lock, door furniture, keeps, self-closer, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, make good and remove waste and debris.	NO	1229.65
3224AD	REAR DOORSET: TIMBER SIDELIGHT NE 1.00SM Rear Doorset:Renew any rear door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance doorset, pre-glazed, with 6.4mm laminated safety glass and prehung to and including factory applied coated hardwood door frame and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, self-closer, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, make good and remove waste and debris.	NO	1367.25
3224AE	REAR DOORSET: TIMBER SIDELIGHT OVER 1.00SM Rear Doorset:Renew any rear door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance doorset, pre-glazed, with 6.4mm laminated safety glass and prehung to and including factory applied coated hardwood door frame and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, self-closer, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, make good and remove waste and debris.	NO	1606.78

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ITEM	DESCRIPTION	UNIT	RATE
3224AF	REAR DOORSET: TIMB FANLIGHT SIDELIGHT <1SM Rear Doorset:Renew any rear door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance doorset, pre-glazed, with 6.4mm laminated safety glass and prehung to and including factory applied coated hardwood door frame and fanlight not exceeding 0.50sm and sidelight ne 1.00sm, including new multipoint lock, door furniture, keeps, self-closer, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, make good and remove waste and debris.	NO	1598.15
3224AG	REAR DOORSET: TIMB FANLIGHT SIDELIGHT >1SM Rear Doorset:Renew any rear door and frame with any size panelled, glazed or partially glazed or similar proprietary factory painted or veneered timber high performance doorset, pre-glazed, with 6.4mm laminated safety glass and prehung to and including factory applied coated hardwood door frame and fanlight ne 1.00sm and sidelight exceeding 1.00sm, including new multipoint lock, door furniture, keeps, self-closer, proprietary drop down door threshold, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseals, make good and remove waste and debris.	NO	1881.19
3224AJ	REAR DOORSET: TIMBER STORE Rear Doorset:Renew any store door and frame with any size proprietary factory painted or veneered timber high performance doorset, and prehung to and including factory applied coated hardwood door frame, including new locking assembly with thumb-turn handle, overhead door closing mechanism, fix frame and threshold to structure, seal around frame and threshold, complete with all weatherseal, make good and remove waste and debris.	NO	810.51
	External - Firecheck Flush		
3231AE	DOOR:RENEW FLUSH EXTERNAL Door:Renew communal door with any size external quality flush door and hang on 1.5 pair butts, fix new mortice dead lock, furniture and keep, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required complete with all weatherseals, decorate to match existing and remove waste and debris.	NO	311.33
3231AF	DOOR:RENEW FLUSH GLAZED EXTERNAL Door:Renew communal door with any size external quality flush door with glazed 6.8mm laminated safety glass panel and hang on 1.5 pair butts, fix new mortice dead lock, furniture and keep, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required complete with all weatherseals, decorate to match existing and remove waste and debris.	NO	376.46

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ITEM	DESCRIPTION	UNIT	RATE
3231AA	DOOR:RENEW FD30 FLUSH FRONT DOOR Door:Renew front door with any size 0.50hr flush firecheck door and hang on 1.5 pair butts, fix new mortice lock, furniture and keep, pair bolts, cylinder latch and pull, door closer, security restraint device, fire rated letter plate including cutting/adapting mortice in door to suit, numerals, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock and latch, rebate door bottom as necessary and fit new waterbar if required complete with all weatherseals, acoustic, intumescent and smoke seals, and decorate to match existing and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	506.90
3231AB	DOOR:RENEW FD60 FLUSH FRONT DOOR Door:Renew front door with any size 1.00hr flush firecheck door and hang on 1.5 pair butts, fix new mortice lock, furniture and keep, pair bolts, cylinder latch and pull, security restraint device letter plate including cutting/adapting mortice in door to suit, numerals, fix new weathermould, adjust stops, ease rebates, fix intumescent strips, seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock and latch, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for decoration externally and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	675.78
3231AC	DOOR:RENEW FLUSH DOOR T90 Door:Renew door with any size ne 2.00sm flush firecheck door T90 and hang on 1.5 pair hinges, fix new mortice lock, furniture and keep, pair bolts, adjust stops, ease rebates, fix intumescent strips, seals etc, cut out, make good to frame to suit new position of hinges, lock, rebate door bottom as necessary and fit new waterbar if required, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	2482.87
3231AD	DOOR:RENEW FLUSH DOOR T120 Door:Renew door with any size ne 2.00sm flush firecheck door T120 and hang on 1.5 pair hinges, fix new mortice lock, furniture and keep, pair bolts, adjust stops, ease rebates, fix intumescent strips, seals etc, cut out, make good to frame to suit new position of hinges, lock, rebate door bottom as necessary and fit new waterbar if required, decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	2423.22
3231BA	DOOR:RENEW FD30 FLUSH COMMUNAL DOOR Door:Renew communal door with any size half hour FD30 flush firecheck door and hang on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closer, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	355.78

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ITEM	DESCRIPTION	UNIT	RATE
3231BB	DOOR:RENEW FD60 FLUSH COMMUNAL DOOR Door:Renew communal door with any size one hour FD60 flush firecheck door and hang on 1.5 pair butts, fix new firecheck door and hang on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closer, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	497.36
	External Matchboard - Softwood		
3281AA	DOOR:RENEW L AND B DOOR Door:Renew external door with any size 40mm thick single softwood matchboard ledged and braced door with 169x20mm ledges and 106x20mm braces covered on face with 20mm tongued, grooved and v jointed boarding, including remove existing door and hinges, remove and refit door stop as necessary, fit and hang new door on one pair of hinges, make good frame, complete with all ironmongery and decorate to match existing and remove waste and debris.	NO	227.78
3281AB	DOOR:RENEW PAIR L AND B DOORS Door:Renew external doors with 45mm thick pair of softwood matchboard ledged and braced doors with 169x20mm ledges and 106x20mm braces covered on face with 20mm tongued, grooved and v-jointed boarding, including remove existing doors and hinges, remove and refit door stop as necessary, fit and hang each new doors on one pair of hinges, make good frame, complete with all ironmongery and prepare for redecoration, and remove waste and debris.	NO	357.35
3281BA	DOOR:RENEW FL AND B DOOR Door:Renew external door with any size 40mm thick single softwood matchboard framed, ledged and braced door with 169x20mm ledges and 106x20mm braces covered on face with 20mm tongued, grooved and v jointed boarding, including remove existing door and hinges, remove and refit door stop as necessary, fit and hang new door on one pair of hinges, make good frame, complete with all ironmongery and prepare for redecoration and remove waste and debris.	NO	260.00
3281BB	DOOR:RENEW PAIR FRAMED L AND B DOORS Door:Renew external door with 45mm thick pair of softwood matchboard framed, ledged and braced doors with 169x20mm ledges and 106x20mm braces covered on face with 20mm tongued, grooved and v-jointed boarding, including remove existing doors and hinges, remove and refit door stop as necessary, fit and hang each new door on one pair of hinges, make good frame, complete with all ironmongery and prepare for redecoration, and remove waste and debris.	NO	404.05
3281CA	DOOR:EASE/ADJUST INCLUDING REMOVE Door:Ease and adjust pair of doors, each hung on pair of tee hinges, including remove and rehang doors, make good to frame and touch up decorations.	NO	57.61

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ITEM	DESCRIPTION	UNIT	RATE
	External - PVCu Residential Type		
3235AA	DOORSET:RENEW PVCU PANELLED GLAZED DOOR AND FRAME Doorset:Renew any type door and frame with any size PVCu panelled/half glazed door, double glazed internally with 20mm thick, hermetically sealed unit, PVCu frame, prehung, complete with multipoint locking system, handles, threshold and integral weather seals, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally, and remove waste and debris.	NO	476.99
3235AB	DOORSET:RENEW PVCU 2 PANEL DOOR AND FRAME Doorset:Renew any type door and frame with any size PVCu two panel/half glazed door, double glazed internally with hermetically sealed unit, PVCu frame, prehung, complete with multipoint locking system, handles, threshold and integral weather seals, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally.	NO	516.43
3235BA	DOOR:RENEW PVCU PANELLED GLAZED DOOR Door:Renew any door with any size PVCu panelled/half glazed door, double glazed internally with hermetically sealed unit hanging to existing PVCu frame on new hinges, complete with multipoint locking system, handles, threshold and integral weather seals, remove existing door and clear away, make good all finishes internally and externally.	NO	384.54
3235BB	DOOR:RENEW PVCU 2 PANEL DOOR Door:Renew any door with any size PVCu two panel/half glazed door, double glazed internally with hermetically sealed unit, hanging to existing PVCu frame on new hinges, complete with multipoint locking system, handles, threshold and integral weather seals, and remove waste and debris, make good all finishes internally and externally.	NO	396.24
3235CA	DOOR:RENEW PVCU TILT AND TURN FRENCH DOOR Door:Renew any type door and frame with pair of any size ne 5.00sm PVCu french tilt/turn door, double glazed internally 20mm thick, hermetically sealed unit, PVCu frame, prehung, complete with multipoint locking system, handles, threshold and integral weather seals, remove existing and fix new to prepared opening using cleats or screw bolts, seal around externally with flexible foam strip and silicone sealant, make good all finishes internally and externally.	IT	1175.26
	External - High Performance PVCu Residential Type		
3236DA	SIDELIGHT:HIGH PERFORMANCE FIRE RATED PVCU Sidelight:Renew with fire rated pre-finished pre-glazed sidelight to match door frame, PVC jointing bars to match proprietary door frames, fixed to structure and to door frame, seal around frame and cill, make good and remove waste and debris.	SM	171.91
3237AC	FANLIGHT:HIGH PERFORMANCE FIRE RATED PVCU Fanlight:Renew with fire rated pre-finished pre-glazed fanlight to match door frame, PVC jointing bars to match proprietary door frames, fixed to structure and to door frame, seal around frame and cill, make good and remove waste and debris.	SM	98.69

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ITEM	DESCRIPTION	UNIT	RATE
	External - Plastic Coated Timber		
3237AA	DOOR:PLASTIC COATED TIMBER DOOR Door:Renew any door with any size panelled, glazed or partially glazed or similar proprietary plastic coated timber door, prefinished and preglazed, hang on 1.5 pair butts, fix new mortice lock, door furniture, keeps, pair of bolts, proprietary weathermould, adjust stops and ease rebates, cut out and make good to frame to suit new position of hinges, weathermould and lock, rebate door bottom as necessary and fit new water bar if required, and remove waste and debris.	NO	705.13
	External - Extra for Colour		
3237BA	DOORSET:EXTRA/OVER FOR COLOUR TO DOOR Doorset:Extra over for any thermoplastic/PVCU door to have a factory finished colour applied other than white.	IT	75.34
	External - Entrance Fire Doorsets		
3238AA	ENT FIRE DOORSET:RENEW SOLID FD30 NO FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 solid door style doorset (Safer Homes Range 30) with hardwood frame, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	1508.75
3238AB	ENT FIRE DOORSET:RENEW SOLID FD30 SOLID FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 solid door style doorset (Safer Homes Range 30) with hardwood frame and fanlight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, solid fanlight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	1877.85

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ITEM	DESCRIPTION	UNIT	RATE
3238AC	ENT FIRE DOORSET:RENEW SOLID FD30 GLAZED FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 solid door style doorset (Safer Homes Range 30) with hardwood frame and fanlight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A fanlight panel stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	1940.68
3238AD	ENT FIRE DOORSET:RENEW SOLID FD30 GLAZED SIDELIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 solid door style doorset with (Safer Homes Range 30) with hardwood frame and two panel (upper glazed, lower solid) sidelight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A upper sidelight panel, lower solid sidelight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2373.84
3238AE	ENT FIRE DOORSET:RENEW SOLID FD30 GL FAN+SIDELIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 solid door style doorset with (Safer Homes Range 30) with hardwood frame and two panel (upper glazed, lower solid) sidelight and glazed fanlight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A fanlight and upper sidelight panel, lower solid sidelight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handleset to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2805.77

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ITEM	DESCRIPTION	UNIT	RATE
3238BA	ENT FIRE DOORSET:RENEW ONE GLAZED FD30 NO FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G1 (one glass panel) doorset (Safer Homes Range 30-G1), door glazed with one fire multishield P1A EV multidirectional laminated double glazed unit certified to EN356 P1A glazed panel, with hardwood frame, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	1976.75
3238BB	ENT FIRE DOORSET:RENEW 1 GLAZD FD30 SOLID FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G1 (one glass panel) doorset (Safer Homes Range 30-G1), door glazed with one fire multishield P1A EV multidirectional laminated double glazed unit certified to EN356 P1A glazed panel, with hardwood frame and fanlight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, solid fanlight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2357.40
3238BC	ENT FIRE DOORSET:RENEW 1 GLAZED FD30 GL FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G1 (one glass panel) doorset (Safer Homes Range 30-G1), door glazed with one fire multishield P1A EV multidirectional laminated double glazed unit certified to EN356 P1A glazed panel, with hardwood frame, and fanlight complete with cill if required doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A fanlight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2408.66

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ITEM	DESCRIPTION	UNIT	RATE
3238BD	ENT FIRE DOORSET:RENEW 1 GLAZED FD30 GL SIDELIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G1 (one glass panel) doorset (Safer Homes Range 30-G1), door glazed with one fire multishield P1A EV multidirectional laminated double glazed unit certified to EN356 P1A glazed panel, with hardwood frame and two panel (upper glazed, lower solid) sidelight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A upper sidelight panel, lower solid sidelight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2841.81
3238BE	ENT FIRE DOORSET:RENEW 1 GLAZED FD30 FAN+SIDELIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G1 (one glass panel) doorset (Safer Homes Range 30-G1), door glazed with one fire multishield P1A EV multidirectional laminated double glazed unit certified to EN356 P1A glazed panel, with hardwood frame and two panel (upper glazed, lower solid) sidelight and glazed fanlight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A fanlight and upper sidelight panel, lower solid sidelight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2924.91
3239AA	ENT FIRE DOORSET:RENEW TWO GLAZED FD30 NO FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G2 (two glass panel) doorset (Safer Homes Range 30-G2), door glazed with two fire multishield P1A EV multidirectional laminated double glazed units certified to EN356 P1A glazed panel, with hardwood frame, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handleset to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2335.32

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ITEM	DESCRIPTION	UNIT	RATE
3239AB	ENT FIRE DOORSET:RENEW 2 GLAZD FD30 SOLID FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G2 (two glass panel) doorset (Safer Homes Range 30-G2), door glazed with two fire multishield P1A EV multidirectional laminated double glazed units certified to EN356 P1A glazed panel, with hardwood frame and fanlight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, solid fanlight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2704.16
3239AC	ENT FIRE DOORSET:RENEW 2 GLAZED FD30 GL SIDELIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G2 (two glass panel) doorset (Safer Homes Range 30-G2), door glazed with two fire multishield P1A EV multidirectional laminated double glazed units certified to EN356 P1A glazed panel, with hardwood frame and two panel (upper glazed, lower solid) sidelight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A upper sidelight panel, lower solid sidelight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2851.32
3239AD	ENT FIRE DOORSET:RENEW 2 GLAZED FD30 GL FANLIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G2 (two glass panel) doorset (Safer Homes Range 30-G2) door glazed with two fire multishield P1A EV multidirectional laminated double glazed units certified to EN356 P1A glazed panel, with hardwood frame, and fanlight complete with cill if required doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A fanlight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	2766.97

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ITEM	DESCRIPTION	UNIT	RATE
3239AE	ENT FIRE DOORSET:RENEW 2 GLAZED FD30 FAN+SIDELIGHT Entrance Fire Doorset:Renew existing door and frame with standard size Gerda Security or equal and approved self-finished engineered FD30 glazed door style G2 (two glass panel) doorset (Safer Homes Range 30-G2), door glazed with two fire multishield P1A EV multidirectional laminated double glazed units certified to EN356 P1A glazed panel, with hardwood frame and two panel (upper glazed, lower solid) sidelight and glazed fanlight, complete with cill if required, doorset tested to EN1634-1 for fire and to EN1634-3 for smoke, to BS6375/1, 2 and 3 for weathering and durability, doorset to ENISO 10071 for thermal insulation, doorset to PAS24 for security and Secure by design, all to BMTRADA, laminated double glazed unit certified to EN356 P1A fanlight and upper sidelight panel, lower solid sidelight panel, stainless steel hinges, seals, surface mounted cam action door closer, smooth action multipoint locking system with handle set to external and thumbturn to internal face, fire rated satin chrome letterplate, satin chrome door chain or door limiter, door viewer and numerals, and door knocker, take out existing door and frame, fit new doorset in accordance with manufacturer's technical data sheet, independent installation inspection, make good and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	3632.05
	External - Repairs - Timber		
3241AB	DOOR:EASE AND ADJUST INCLUDING REMOVE Door:Ease and adjust door, hung on upto 1.5 pairs of butt hinges, including remove and rehang door and make good to butt recesses to frame and touch up decorations.	NO	20.61
3241AC	DOOR:REFIX LOOSE GLAZING BEADS Door:Refix loose glazing beads to door including bedding and sealing with sealant (per door).	NO	8.57
3241AD	DOOR:RENEW PLYWOOD PANEL Door:Renew 9mm external quality plywood panel size 610x610mm to door or frame, including remove weatherseal, refix or renew beads, bedded in putty or silicone sealant, renew weatherseal and decorate to match existing and remove waste and debris.	NO	33.92
3241AN	DOOR:REFIX PLYWOOD PANEL Door:Remove and refix external quality plywood panel to door or frame, including remove weatherseal, refix or renew beads, bedded in putty or silicone sealant, renew weatherseal and touch up decorations to match existing and remove waste and debris.	SM	26.44
3241BA	DOOR:RENEW WEATHERBOARD Door:Remove existing and supply and fix preservative treated redwood weatherboard to door, bedded and pointed in sealant, cut out base of door frame to accommodate weatherboard and decorate to match existing and remove waste and debris.	NO	21.47
3241AE	DOOR:PATCH OR REPAIR DOOR STILE Door:Patch, repair hanging or closing stile of softwood door including cut out and splice in new timber upto 600mm long, decorate to match existing and remove waste and debris.	NO	26.20

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ITEM	DESCRIPTION	UNIT	RATE
3241AF	DOOR:RENEW SOFTWOOD DOOR STILE Door:Renew closing stile to softwood door, remove glass or plywood panels and beads and set aside, take down door and remove hinges, remove ironmongery and set aside, cut out defective stile to top, bottom rails, refix glass or plywood panels and beads, refix ironmongery, ease and adjust door, decorate to match existing and remove waste and debris.	IT	75.26
3241AG	DOOR:SUPPLY AND FIX WEATHERBOARD Door:Supply and fix preservative treated redwood weatherboard to door, bedded and pointed in sealant, cut out base of door frame to accommodate weatherboard and decorate to match existing and remove waste and debris.	NO	16.16
3241AH	DOOR:PROVIDE HARDWOOD RAIN DEFLECTOR Door:Supply and fix 50x19mm hardwood bevelled rain deflector with neoprene or rubber flexible pad at bottom, bedded in sealant and screwed to face of door.	NO	17.02
3241AJ	DOOR:RENEW HARDWOOD GLAZING BEADS Door:Renew with preservative treated hardwood rebated splayed and twice rounded glazing beads of any size and of any profile including mitres and ends to door, bedding and pointing with sealant and decorate to match existing and remove waste and debris.	LM	12.97
3241AK	DOOR:RENEW HARDWOOD DOOR STILE Door:Renew closing stile to hardwood door, remove glass or plywood panels and beads and set aside, take down door and remove hinges, remove ironmongery and set aside, cut out defective stile to top, middle and bottom rails, refix glass or plywood panels and beads, refix ironmongery, ease and adjust door, decorate to match existing and remove waste and debris.	IT	119.23
3241AL	DOOR:RENEW BOARD TO LEDGED AND BRACED DOOR Door:Renew 114x25mm preservative treated softwood tongued and grooved board to ledged and braced door and decorate to match existing and remove waste and debris.	IT	28.38
3241AM	DOOR:RENEW LEDGE OR BRACE TO DOOR Door:Renew 105x20mm preservative treated softwood ledge or brace to ledged and braced door, decorate to match existing and remove waste and debris.	IT	15.62
3241DA	DOOR:OVERHAUL EXTERNAL COMPLETE Door:Overhaul external door and frame complete, remove all iron- mongery, piece out door, frame and architraves where ironmongery removed make good any damage, defects to timber, resecure architraves if loose, rehang door on 1.5 pair of butt hinges, ease and adjust, touch up decorations to match existing and remove waste and debris.	NO	91.54
3241DB	DOOR:OVERHAUL EXTERNAL COMPLETE FANLIGHT Door:Overhaul external door and frame with fanlight complete, remove all ironmongery, piece out door, frame, and architraves where ironmongery removed make good any damage, defects to timber, resecure glazing beads, architraves if loose, rehang door on 1.5 pair of butt hinges, ease and adjust, reglaze fanlight as necessary to BS 6262, touch up decorations to match existing and remove waste and debris.	NO	113.76

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ITEM	DESCRIPTION	UNIT	RATE
	External - Repairs - PVCu/Composite		
3251AA	DOOR:RENEW ANY BUTT HINGE TO PVCU/COMPOSITE Door:Renew any butt hinge to PVCu or composite door.	NO	16.44
3251AB	DOOR:OVERHAUL MULTIPOINT LOCK TO PVCU/COMPOSITE Door:Overhaul and lubricate multipoint locking system to PVCu or composite door.	IT	14.01
3251AC	DOOR:ADJUST LOCK TO PVCU/COMPOSITE Door:Carefully remove existing PVCu or composite door lock, ease and adjust door in order to ensure correct working, refix existing lock.	NO	29.54
3251AF	DOOR:RENEW LOCK CYLINDER TO PVCU/COMPOSITE Door:Renew any type of lock cylinder to PVCu or composite door including drilling out old cylinder, replacing with new matching cylinder complete with 2 No. keys, make good, test and leave in proper working order and remove waste and debris.	NO	39.32
3251AG	DOOR:RENEW LOCK CATCH OR KEEP TO PVCU/COMPOSITE Door:Renew any door catch or keep to PVCu or composite door including all adjustment and making good necessary.	NO	15.64
3251AD	DOOR:RENEW MULTIPOINT LOCK TO PVCU/COMPOSITE Door:Renew any defective or broken multipoint door locking system complete to PVCu or composite door, adapt keep if necessary, including remove existing, test and leave in working proper working order and remove waste and debris.	NO	140.28
3251AH	DOOR:REPAIR HANDLES TO PVCU/COMPOSITE Door:Repair any type of door handle to PVCu or composite door including carefully removing and refixing as necessary and making good.	NO	16.23
3251AE	DOOR:RENEW HANDLES TO PVCU/COMPOSITE Door:Carefully remove existing pair of lever handles and plates and remove from site, provide and fix new set of lever handles and plates to PVCu or composite door (per set).	NO	37.72
3251BA	DOOR:OVERHAUL PVCU/COMPOSITE Door:Overhaul any type of PVCu/composite glazed door, including remove door from frame, adjust door locking mechanisms and hinges to ensure that door operates correctly, rehang door, remove, refix or renew ironmongery as necessary, check lubricate operating mechanisms, renew gaskets and seals, make good and test.	NO	55.86
3251CA	DOOR:RENEW PANEL NE 0.5SM TO PVCU/COMPOSITE Door:Renew or supply and fix composite insulated panel PVCu faced both sides to PVCu or composite door, fixed with and including matching PVCu trim and beading, carefully remove existing defective and redundant panel or glazing and making good, any size ne 0.50sm and remove waste and debris.	NO	68.42
3251CB	DOOR:RENEW PANEL 0.5-1.0SM TO PVCU/COMPOSITE Door:Renew or supply and fix composite insulated panel PVCu faced both sides to PVCu or composite door, fixed with and including matching PVCu trim and beading, carefully remove existing defective and redundant panel or glazing and making good, any size over 0.50sm and ne 1.00sm and remove waste and debris.	NO	92.14

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ITEM	DESCRIPTION	UNIT	RATE
3251DA	DOOR:RENEW LETTERPLATE TO PVCU/COMPOSITE Door:Carefully remove existing telescopic letter plate and remove from site, provide and fix new telescopic letter plate to PVCu or composite door.	NO	57.01
3251DB	DOOR:RENEW DRAUGHT-PROOFING TO PVCU/COMPOSITE Door:Carefully remove existing draught-proofing around frame and remove from site, provide and fix new PVCu or neoprene draught-proofing to PVCu or composite door frame.	NO	47.32
3251DC	DOOR:RENEW DOOR CLOSER TO PVCU/COMPOSITE Door:Carefully remove existing surface mounted door closer and remove from site, provide and fix new surface mounted door closer to PVCu or composite door.	NO	53.46
3251DD	DOOR:RENEW THRESHOLD TO PVCU/COMPOSITE Door:Carefully remove existing threshold plate and remove from site, provide and fix new drop down threshold plate to PVCu or composite.	NO	35.90
	External - Galvanised Steel (Crittall Type)		
3261AA	DOOR:RENEW GLAZED STEEL DOOR Door:Renew any metal external glazed door with galvanised steel external glazed door, any size, including glazing and hanging to existing frame with new butts, supply and fix new mortice lock and keep and new bolts including all making good, decorate internally and prepare for redecoration externally.	NO	503.61
3261AB	DOOR:RENEW POLYESTER POWDER COATED GLAZED STEEL Door:Renew galvanised steel polyester powder coated external glazed door, any size, including hanging to existing frame with new butts, supply and fix new mortice lock and keep and new bolts, glaze and make good.	NO	523.39
3261BA	DOOR:EASE OIL AND ADJUST STEEL Door:Ease including force open if necessary, strip paint, file and grind edges, ease and oil hinges to steel door.	NO	16.23
3261CA	DOOR:RENEW LOCK TO STEEL Door:Renew lock to any Crittall type of steel door including remove existing and fix new, make all necessary adjustments to door frame, make good decorations and provide 2 No. keys and remove waste and debris.	NO	76.52
3261DA	DOOR:OVERHAUL METAL Door:Overhaul any type of metal door dismantle as necessary and subsequently reassemble including freeing, easing oiling and adjusting door to give correct operation, including file and grind edges, renew fixing screws, remove, refit or renew ironmongery as necessary, rake out and renew defective putty and mastic, touch up decorations to match existing, and remove waste and debris.	NO	50.01
3261EA	FRAME:RENEW METAL EXT DOOR COMPLETE Frame:Renew external door frame with rebated metal door frame to suit any size single door, remove existing door and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang door, ease and adjust, make good all works disturbed including refix or renew any internal beads, architraves etc., and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	430.34

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ITEM	DESCRIPTION	UNIT	RATE
	External - Aluminium		
3271AA	DOOR:RENEW GLAZED ALUMINIUM DOOR Door:Renew any metal external glazed door, with polyester powder coated aluminium external glazed door, any size including glazing and hanging to existing frame with new butts, supply and fix new mortice lock and keep and new bolts including making good and remove waste and debris.	NO	441.67
3271GA	DOORSET:RENEW GLAZED POLYESTER POWDER ALUMINIUM Doorset:Renew any metal external glazed door, with any size anodised aluminium external pre-glazed doorset, door prehung to anodised aluminium frame and door threshold, including multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, fix frame and threshold to structure, sealant around frame and threshold, complete with all-weather seals and other seals, make good, and remove waste and debris.	IT	1422.95
3271GB	DOORSET:RENEW GLAZED POLY POWDER FANLIGHT NE 0.5SM Doorset:Renew any metal external glazed door, with any size anodised aluminium external pre-glazed doorset, door prehung to anodised aluminium frame, fanlight ne 0.50sm and door threshold, including multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, fix frame and threshold to structure, sealant around frame and threshold, complete with all-weather seals and other seals, make good, and remove waste and debris.	IT	1680.94
3271GC	DOORSET:RENEW GLAZED POLY POWDER FANLIGHT NE 1SM Doorset:Renew any metal external glazed door, with any size anodised aluminium external pre-glazed doorset, door prehung to anodised aluminium frame, fanlight over 0.50 and ne 1.00sm and door threshold, including multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, fix frame and threshold to structure, sealant around frame and threshold, complete with all-weather seals and other seals, make good, and remove waste and debris.	IT	1889.11
3271GD	DOORSET:RENEW GLAZED POLY POWDER SIDELIGHT NE1SM Doorset:Renew any metal external glazed door, with any size anodised aluminium external pre-glazed doorset, door prehung to anodised aluminium frame, sidelight ne 1.00sm and door threshold, including multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, fix frame and threshold to structure, sealant around frame and threshold, complete with all-weather seals and other seals, make good, and remove waste and debris.	IT	1943.53
3271GE	DOORSET:RENEW GLAZED POLY POWDER SIDELIGHT 1SM Doorset:Renew any metal external glazed door, with any size anodised aluminium external pre-glazed doorset, door prehung to anodised aluminium frame, sidelight exceeding 1.00sm and door threshold, including multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, fix frame and threshold to structure, sealant around frame and threshold, complete with all-weather seals and other seals, make good, and remove waste and debris.	IT	2149.47

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ITEM	DESCRIPTION	UNIT	RATE
3271GF	DOORSET:RENEW GLAZED POLY POWDER FAN+SIDE NE1SM Doorset:Renew any metal external glazed door, with any size anodised aluminium external pre-glazed doorset, door prehung to anodised aluminium frame, fanlight ne 0.50sm, sidelight ne 1.00sm and door threshold, including multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, fix frame and threshold to structure, sealant around frame and threshold, complete with all-weather seals and other seals, make good, and remove waste and debris.	IT	2364.59
3271GG	DOORSET:RENEW GLAZED POLY POWDER FAN+SIDE 1SM Doorset:Renew any metal external glazed door, with any size anodised aluminium external pre-glazed doorset, door prehung to anodised aluminium frame, fanlight ne 1.00sm, sidelight exceeding 1.00sm and door threshold, including multipoint lock, door furniture, keeps, cylinder lock with thumb turn, proprietary fire rated letter plate, numerals, fix frame and threshold to structure, seal around frame and threshold, complete with all-weather seals and other seals, make good, and remove waste and debris.	IT	2685.72
3271BA	PATIO DOOR:RENEW DOUBLE GLAZED ALUMINIUM DOOR Patio Door:Renew any glazed doors and frame, with polyester powder coated aluminium external glazed patio doors and frame, including double glazing internally with 20mm thick hermetically sealed safety glass unit, frame built into opening, complete with mortice lock and keep and new bolts including making good.	NO	2202.03
3271CA	DOOR:INSTALL GLAZED ALUMINIUM PATIO DOOR Door:Supply and install polyester powder coated aluminium external glazed patio doors and frame, including double glazing internally with 20mm thick hermetically sealed safety glass unit, frame built into opening, complete with mortice lock and keep and new bolts including making good, and remove waste and debris.	NO	2438.87
3271DA	DOOR:EASE OIL AND ADJUST ALUMINIUM Door:Ease including force open if necessary, strip paint, file and grind edges, ease and oil hinges to aluminium door and touch up decorations.	NO	11.80
3271EA	DOOR:RENEW LOCK TO ALUMINIUM Door:Renew lock to any type of aluminium door including remove existing and fix new, make all necessary adjustments to door and frame, make good decorations and provide 2 No. keys and remove waste and debris.	NO	76.52
3271FA	DOOR:OVERHAUL ALUMINIUM Door:Overhaul any type of aluminium door dismantle as necessary and subsequently reassemble including freeing, easing oiling and adjusting door to give correct operation, renew fixing screws, remove, refit or renew ironmongery as necessary, rake out and renew defective sealants and mastic, touch up decorations internally to match existing good, and remove waste and debris.	NO	38.31

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ITEM	DESCRIPTION	UNIT	RATE
	Security and Controlled Door Entry Works		
	Doors and Side Screens - Softwood		
3290AA	DOOR/SCREEN:INSTALL SOFTWOOD NE 1.25X2.4M Door/Screen:Install purpose made softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 1250x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	3496.78
3290AB	DOOR/SCREEN:INSTALL SOFTWOOD NE 1.6X2.4M Door/Screen:Install purpose made softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 1600x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	3836.80
3290AC	DOOR/SCREEN:INSTALL SOFTWOOD NE 2.1X2.4M Door/Screen:Install purpose made softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2100x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	4256.72
3290AD	DOOR/SCREEN:INSTALL SOFTWOOD NE 2.7X2.4M Door/Screen:Install purpose made softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2700x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	4809.92

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ITEM	DESCRIPTION	UNIT	RATE
3290BA	DOOR/SCREEN:PREFINISHED SOFTWOOD NE 1.25X2.4M Door/Screen:Renew or supply and install purpose made pre-finished softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 1250x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	NO	3492.65
3290BB	DOOR/SCREEN:PREFINISHED SOFTWOOD NE 1.6X2.4M Door/Screen:Renew or supply and install purpose made pre-finished softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 1600x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	NO	3897.36
3290BC	DOOR/SCREEN:PREFINISHED SOFTWOOD NE 2.1X2.4M Door/Screen:Renew or supply and install purpose made pre-finished softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2100x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	NO	4304.93
3290BD	DOOR/SCREEN:PREFINISHED SOFTWOOD NE 2.7X2.4M Door/Screen:Renew or supply and install purpose made pre-finished softwood factory glazed outward opening single door hung on and including softwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2700x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with softwood cover mouldings, slips or trims and remove waste and debris.	NO	4840.05

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ITEM	DESCRIPTION	UNIT	RATE
	Doors and Side Screens - Hardwood		
3291AA	DOOR/SCREEN:INSTALL HARDWOOD NE 1.2X2.4M Door/Screen:Install purpose made hardwood factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 1250x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	3700.07
3291AB	DOOR/SCREEN:INSTALL HARDWOOD NE 1.6X2.4M Door/Screen:Install purpose made hardwood factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 1600x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	4091.01
3291AC	DOOR/SCREEN:INSTALL HARDWOOD NE 2.1X2.4M Door/Screen:Install purpose made hardwood factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2100x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	4510.97
3291AD	DOOR/SCREEN:INSTALL HARDWOOD NE 2.7X2.4M Door/Screen:Install purpose made hardwood factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2700x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, and remove waste and debris.	NO	5013.21

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ITEM	DESCRIPTION	UNIT	RATE
3292BA	DOOR/SCREEN:PREFINISHED FLUSH HARDWOOD NE1.25X2.4M Door/Screen:Renew or supply and install purpose made external solid prefinished flush factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 1250x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with hardwood cover mouldings, slips or trims and remove waste and debris.	NO	3591.61
3292BB	DOOR/SCREEN:PREFINISHED FLUSH HARDWOOD NE 1.6X2.4M Door/Screen:Renew or supply and install purpose made external solid prefinished flush factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 1600x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with hardwood cover mouldings, slips or trims and remove waste and debris.	NO	3970.50
3292BC	DOOR/SCREEN:PREFINISHED FLUSH HARDWOOD NE 2.1X2.4M Door/Screen:Renew or supply and install purpose made external solid prefinished flush factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2100x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with hardwood cover mouldings, slips or trims and remove waste and debris.	NO	4380.81
3292BD	DOOR/SCREEN:PREFINISHED FLUSH HARDWOOD NE 2.7X2.4M Door/Screen:Renew or supply and install purpose made external solid prefinished flush factory glazed outward opening single door hung on and including hardwood rebated door frame, fanlight and sidelight to suit size of existing or newly formed opening, ne 2700x2400mm, frame complete with stainless steel channel sub-framing, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and hardwood screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, decorate internally and prepare for redecoration externally, make good all finishes, internally and externally, complete with hardwood cover mouldings, slips or trims and remove waste and debris.	NO	4913.53

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ITEM	DESCRIPTION	UNIT	RATE
	Doors and Side Screens - Polyester Coated Steel		
3293AA	DOOR/SCREEN:INSTALL POLYESTER COATED NE 1.25X2.4M Door/Screen:Install purpose made polyester powder coated steel factory glazed outward opening single door hung on and including door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 1250x2400mm, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and polyester coated steel screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, remove waste and debris.	NO	2318.04
3293AB	DOOR/SCREEN:INSTALL POLYESTER COATED NE 1.60X2.4M Door/Screen:Install purpose made polyester powder coated steel factory glazed outward opening single door hung on and including door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 1600x2400mm, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and polyester coated steel screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, remove waste and debris.	NO	2652.05
3293AC	DOOR/SCREEN:INSTALL POLYESTER COATED NE 2.10X2.4M Door/Screen:Install purpose made polyester powder coated steel factory glazed outward opening single door hung on and including door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 2100x2400mm, frame fixed to structure, silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and polyester coated steel screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, remove waste and debris.	NO	3153.36
3293AD	DOOR/SCREEN:INSTALL POLYESTER COATED NE 2.70X2.4M Door/Screen:Install purpose made polyester powder coated steel factory glazed outward opening single door hung on and including door frame, fanlight and sidelight to suit size of existing or newly formed opening ne 2700x2400mm, frame fixed to structure,silicone mastic sealant to both sides, door and frame glazed internally in 6.4mm laminated clear glass, non setting glazing compound and polyester coated steel screwed beads, door hung on 1.5 pairs of stainless steel heavy duty butt hinges and complete with all ironmongery, fittings and hardware specified, remove waste and debris.	NO	3704.60
	Internal Timber Doors		
	Internal - Flush		
3300AA	DOOR:RENEW INTERNAL PLY FLUSH Door:Renew internal door with any size ne 40mm thick single skeleton core flush door with 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good and prepare to decorate and remove waste and debris.	NO	145.50

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ITEM	DESCRIPTION	UNIT	RATE
3300AB	DOOR:RENEW INTERNAL HARDBOARD FACED Door:Renew internal door with any size ne 40mm thick single skeleton core hardboard faced both sides flush internal door with hardwood lipping on long edges including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good and prepare door for decoration and make good decorations to frame, and remove waste and debris.	NO	136.14
3300AC	DOOR:RENEW INTERNAL EMBOSSED PANELLED Door:Renew internal door with any size ne 40mm thick single embossed hardboard panelled door including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good and prepare door for decoration and make good decorations to frame, and remove waste and debris.	NO	143.60
3300AF	DOOR:RENEW INTERNAL HARDWOOD VENEERED Door:Renew internal door with any size ne 40mm thick hardwood veneered door including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with glass and all ironmongery, make good and prepare door for decoration and make good decorations to frame, and remove waste and debris.	NO	190.56
3300CA	DOOR:CUT OPENINGS/SUPPLY AND FIX 225X75MM VENTS Door:Cut opening in solid or hollow core door for 225x75mm aluminium louvre ventilators and screw fix new ventilators to both faces of door.	IT	17.29
3300EA	DOOR:RENEW INTERNAL PLY FLUSH - DECORATE Door:Renew internal door with any size ne 40mm thick single skeleton core flush door with 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good, redecorate to match existing and remove waste and debris.	NO	190.75
3300EG	DOOR:RENEW INTERNAL PLY FLUSH - PREFINISHED Door:Renew internal door with any size ne 40mm thick prefinished single skeleton core flush door with 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good and remove waste and debris.	NO	171.10
3300EB	DOOR:RENEW INTERNAL HARDBOARD FACED - DECORATE Door:Renew internal door with any size ne 40mm thick single skeleton core hardboard faced both sides flush internal door with hardwood lipping on long edges including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good, redecorate to match existing and remove waste and debris.	NO	181.39

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ITEM	DESCRIPTION	UNIT	RATE
3300EC	DOOR:RENEW INTERNAL EMBOSSED PANELLED - DECORATE Door:Renew internal door with any size ne 40mm thick single embossed hardboard panelled door including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good, redecorate to match existing and remove waste and debris.	NO	188.84
3300ED	DOOR:RENEW INTERNAL HARDWOOD VENEERED - DECORATE Door:Renew internal door with any size ne 40mm thick hardwood veneered door including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with all ironmongery, make good, redecorate to match existing and remove waste and debris.	NO	215.61
	Internal - Framed		
3300AD	DOOR:RENEW INTERNAL SOFTWOOD GLAZED Door:Renew internal door with any size ne 40mm thick framed softwood glazed door including remove existing door and hinges, remove and refix door stops as necessary, fit and hang new door on one pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with glass and all ironmongery, make good and prepare door for decoration and make good decorations to frame, and remove waste and debris.	NO	362.93
3300AE	DOOR:RENEW INTERNAL HARDWOOD GLAZED Door:Renew internal door with any size ne 40mm thick framed hardwood glazed door including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with glazing and all ironmongery, make good and prepare to decorate and remove waste and debris.	NO	429.76
3300EE	DOOR:RENEW INTERNAL SOFTWOOD GLAZED - DECORATE Door:Renew internal door with any size ne 40mm thick framed softwood 6.8mm laminated safety glass glazed door including remove existing door and hinges, remove and refix door stops as necessary, fit and hang new door on 1.5 pair of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with glazing and all ironmongery, make good, redecorate to match existing and remove waste and debris.	NO	402.73
3300EF	DOOR:RENEW INTERNAL HARDWOOD GLAZED - DECORATE Door:Renew internal door with any size ne 40mm thick framed hardwood 6.8mm laminated safety glass glazed door including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter butt recesses on frame, door complete with glazing and all ironmongery, make good, redecorate to match existing and remove waste and debris.	NO	454.81

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ITEM	DESCRIPTION	UNIT	RATE
	Internal - Firecheck		
3300BA	DOOR:RENEW FD30 FIRE INTERNAL Door:Renew internal door with any size single half-hour fire check flush door having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, make good and prepare door for decoration and make good decorations to frame, and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	278.86
3300BB	DOOR:RENEW FD60 FIRE INTERNAL-STANDARD SIZE Door:Renew internal door with any size single one-hour fire check flush door having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, prepare to decorate and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	433.77
3300BC	DOOR:RENEW T90 FIRE INTERNAL Door:Renew internal door with any size single T90 fire check flush door having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.50 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, make good and prepare door for decoration and make good decorations to frame, and remove waste and debris.	NO	1953.69
3300BD	DOOR:RENEW FD30 GLAZED FIRE INTERNAL Door:Renew internal door with any size single half-hour fire check glazed door having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, fire rated glazed and prepare to decorate and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	440.66
3300CB	DOOR:FORM VISION PANEL TO INTERNAL Door:Cut and form vision panel 500x500mm in existing FD30 or FD60 door and form vision panel, glazed in Pyroshield glass, bedded in washleather strip with minimum 15mm chamfered beads fixed with brass cups and screws and prepare for decoration. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	88.81

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ITEM	DESCRIPTION	UNIT	RATE
3300FA	DOOR:RENEW FD30 FIRE INTERNAL - DECORATE Door:Renew internal door with any size single half-hour fire check flush door having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, redecorate to match existing and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	327.18
3300FB	DOOR:RENEW FD60 FIRE INTERNAL - DECORATE Door:Renew internal door with any size single one-hour fire check flush door having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, redecorate to match existing and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	479.02
3300FC	DOOR:RENEW FD30 GLAZED FIRE INTERNAL - DECORATE Door:Renew internal door with any size single half-hour fire check glazed door having 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, fire rated glazed, redecorate to match existing and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	480.46
3300GA	DOORSET:FD30S TIMBER INTERNAL DOUBLE DOORSET Doorset:Renew any pair of internal communal doors and frame or lining with pair of any size proprietary glazed or partially glazed or similar proprietary factory painted or veneered timber internal FD30S doors, doorset, each door pre-glazed with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame, including all door furniture, locking mechanism, (if required), overhead door closing mechanism, and fire door signage, fix frame and threshold to structure, seal around frame and threshold, complete with all acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	2103.48
3300GB	FIRE DOOR:RENEW PAIR FD30G FLUSH COMMUNAL Fire Door:Renew pair any size ne 4sm half hour FD30 glazed flush firecheck communal doors, each hung on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closers, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., glass, cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	867.48

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ITEM	DESCRIPTION	UNIT	RATE
3300HA	FIRE DOORS:RENEW PAIR FD60 FLUSH COMMUNAL Fire Doors:Renew pair any size ne 4sm one hour FD60 flush firecheck communal doors, each hung on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closers, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	933.47
3300HB	FIRE DOORS:RENEW PAIR FD60G FLUSH COMMUNAL Fire Doors:Renew pair any size ne 4sm one hour FD60 glazed flush firecheck communal doors, each hung on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closers, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., glass, cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	3330.05
3300IA	DOORSET:FD30S TIMBER INTERNAL DOORSET Doorset:Renew any internal communal door and frame or lining with any size glazed or partially glazed or similar proprietary factory painted or veneered timber internal FD30S doorset, pre-glazed, with fire 6.8mm laminated safety fire rated glass and prehung to and including factory applied coated hardwood door frame, including all door furniture, locking mechanism, (if required), overhead door closing mechanism, and fire door signage, fix frame and threshold to structure, seal around frame and threshold, complete with all acoustic, intumescent and smoke seals, make good and remove waste and debris.	NO	1319.01
3300IB	FIRE DOOR:RENEW PAIR FD30 FLUSH COMMUNAL Fire Door:Renew pair any size ne 4sm half hour FD30 flush firecheck communal doors, each hung on 1.5 pair butts, fix new mortice dead lock, furniture and keep, door closers, including cutting/adapting mortice in door to suit, fix new weathermould, adjust stops, ease rebates, fix intumescent strips seals etc., cut out and make good to frame to suit new position of butts, weathermould, lock, rebate door bottom as necessary and fit new waterbar if required and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	627.39
3300JA	FIRE DOORSET:INSTALL FD30 INTERNAL + FRAME Fire Doorset:Install doorset comprising standard size half hour FD30 fire check ply faced flush door, install softwood lining ne 32x144mm with 25x32mm stops and 25x75mm architraves both sides, fit and hang door on 1.5 pairs of 100mm steel hinges, door complete with all ironmongery, intumescent strips and smoke seals, make good and prepare door and frame for decoration and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	555.01

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ITEM	DESCRIPTION	UNIT	RATE
3300JB	FIRE DOORSET:INSTALL FD30G INTERNAL + FRAME Fire Doorset:Install standard size half hour FD30G fire check ply faced glazed flush door, install softwood lining ne 32x144mm with 25x32mm stops and 25x75mm architraves both sides, fit and hang door on 1.5 pairs of 100mm steel hinges, door complete with all ironmongery, intumescent strips and smoke seals, glass, make good and prepare door and frame for decoration and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	1000.00
3300KA	FIRE DOORSET:INSTALL FD60 INTERNAL + FRAME Fire Doorset:Install standard size one hour FD60 fire check ply faced flush door, install softwood lining ne 32x144mm with 25x32mm stops and 25x75mm architraves both sides, fit and hang door on 1.5 pairs of 100mm steel hinges, door complete with all ironmongery, intumescent strips and smoke seals, make good and prepare door and frame for decoration and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	807.93
3300KB	FIRE DOORSET:INSTALL FD60G INTERNAL + FRAME Fire Doorset:Install standard size one hour FD60G fire check ply faced glazed flush door, install softwood lining ne 32x144mm with 25x32mm stops and 25x75mm architraves both sides, fit and hang door on 1.5 pairs of 100mm steel hinges, door complete with all ironmongery, intumescent strips and smoke seals, glass, make good and prepare door and frame for decoration and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	1152.96
3300BE	DOOR:RENEW FD30 FIRE INTERNAL AND STOPS Door:Renew internal with any size FD30S plywood faced fire check flush door, including remove existing door, hinges and stops, fit and hang new door on 1.5 pairs of 100mm steel hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, provide and fix 25x32mm door stop set, make good and prepare door for decoration and make good decorations to frame and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	299.57
3300BF	DOOR:RENEW FD60 FIRE INTERNAL AND STOPS Door:Renew internal with any size FD60S plywood faced fire check flush door, including remove existing door, hinges and stops, fit and hang new door on 1.5 pairs of 100mm steel hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, provide and fix 25x32mm door stop set, make good and prepare door for decoration and make good decorations to frame and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	469.16
3300BH	DOOR:RENEW FD30 FIRE INTERNAL- PRE-FINISHED Door:Renew internal door with any size single pre-finished FD30 fire check flush door having 3.2mm luan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.5 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, and remove waste and debris.	NO	322.04

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ITEM	DESCRIPTION	UNIT	RATE
3300BJ	DOOR:RENEW FD60 FIRE INTERNAL - PRE-FINISHED Door:Renew internal door with any size single pre-finished FD60 fire check flush door having 3.2mm luan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing door and hinges, remove and refit door stops as necessary, fit and hang new door on 1.50 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, prepare to decorate and remove waste and debris.	NO	448.35
3300DA	DOOR AND FRAME:UPGRADE TO FD30S Door and Frame:Renew internal door and frame including remove existing door, hinges and frame, install 32mm door frame with 25x32mm stops, fit and hang new any size FD30S plywood faced fire check flush door on 1.5 pairs of 100mm steel hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, make good and prepare door and frame for decoration and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	NO	321.17
3300DC	DOOR:RENEW PAIR OF FD30 FIRE INTERNAL Door:Renew internal door with any size pair of FD30 fire check flush door having 3.2mm luan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges, including remove existing doors and hinges, remove and refit door stops as necessary, fit and hang new doors on 1.50 pairs of 100mm steel butt hinges, make good or alter recesses on frame, door complete with all ironmongery, intumescent strips and smoke seals, make good and prepare door for decoration and make good decorations to frame, and remove waste and debris.	NO	760.58
	Internal Sliding Doors		
3301AA	DOOR:RENEW SLIDING - HARDWOOD Door:Renew internal sliding door with any size ne 52mm thick hardwood sliding door including remove existing door and sliding door gear and remove/refix door stop, fit and hang new door on and including sliding door gear, adjust track as necessary, door complete with all ironmongery, make good and prepare for redecoration including make good decoration to frames, and remove waste and debris.	NO	284.95
3301AB	DOOR:RENEW SLIDING - SOFTWOOD Door:Renew internal sliding door with any size ne 52mm thick softwood sliding door including remove existing door and sliding door gear and remove/refix door stop, fit and hang new door on and including sliding door gear, adjust track as necessary, door complete with all ironmongery, make good and prepare for redecoration including make good decoration to frames, and remove waste and debris.	NO	261.49
3301AC	DOOR:RENEW SLIDING - PLYWOOD FACED Door:Renew internal sliding door with any size ne 40mm thick single skeleton core flush door with 3.2mm lauan, white Meranti or other approved plywood facing both sides and 9mm hardwood lipping on long edges sliding door including remove existing door and sliding door gear and remove/refix door stop, fit and hang new door on and including sliding door gear, adjust track as necessary, door complete with all ironmongery, make good and prepare for redecoration including make good decoration to frames, and remove waste and debris.	NO	239.89

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ITEM	DESCRIPTION	UNIT	RATE
3301AD	DOOR:RENEW SLIDING - HARDBOARD FACED Door:Renew internal sliding door with any size ne 40mm thick single skeleton core hardboard faced both sides flush internal door with hardwood lipping on long edges sliding door including remove existing door and sliding door gear and remove/refix door stop, fit and hang new door on and including sliding door gear, adjust track as necessary, door complete with all ironmongery, make good and prepare for redecoration including make good decoration to frames, and remove waste and debris.	NO	230.53
3301BA	DOOR:SUPPLY AND FIX SLIDING DOOR GEAR Door:Supply and fix sliding door gear for hanging of any internal door.	NO	104.66
	Internal - Stable Doors		
3302AA	STABLE DOOR:RENEW SOFTWOOD COMPLETE Stable Door:Renew stable door with upto 52mm thick softwood stable doors including removing existing doors and hinges and fit and hang new doors on 2 pairs of 100mm steel hinges, door complete with all ironmongery, make good all finishes, prepare for redecoration including make good decoration to frame, and remove waste and debris.	NO	314.71
3302AB	STABLE DOOR:RENEW HARDWOOD COMPLETE Stable Door:Renew stable door with upto 44mm thick hardwood stable doors including removing existing doors and hinges and fit and hang new doors on 2 pairs of 100mm steel hinges, door complete with all ironmongery, make good all finishes and prepare for redecoration including make good decoration to frame, and remove waste and debris.	NO	502.60
	Internal - Bi Fold		
3303AA	DOOR:RENEW WITH BI FOLD Door:Renew internal door with any size ne 52mm thick hardwood veneered bi fold two doors set hinged together, incl. remove existing door and hinges, remove and refit door stops as necessary, fit and hang new doors complete with folding gear comprising top track with pivot bracket, 2 top pivots, 1 bottom pivot, 1 jamb bracket, 1 slide guide, 1 aligner, make good butt recesses on frame, doors complete with all handles, cover fillets, etc, make good and prepare for redecoration including make good decorations to frame, and remove waste and debris.	IT	336.19
	Internal - Disabled Adaptations		
3304AA	DOOR:CHANGE TO TWO WAY OPERATION Door:Change operation of door to two-way operation including remove door and stops, rehang door on two way hinges, make good including touch up decorations to match existing where stops removed and remove waste and debris.	IT	58.20
3304AB	DOOR:CHANGE INWARD TO OUT OPENING Door:Change operation of inward opening door to outward opening including remove door and rehang, remove and refix stops, relocate lock or latch keep and make good where butts/keep removed, redecorate to match existing and remove waste and debris.	IT	44.31

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ITEM	DESCRIPTION	UNIT	RATE
3304AC	DOOR:CHANGE TO SLIDING Door:Change operation of door to sliding operation including remove door, stops and architraves as necessary, provide and fix proprietary double track sliding door gear mechanism 1.2m opening including pelmet, stop board, rehang door, change ironmongery to suit sliding door operation, any type of proprietary sliding door gear, make good including touch up decoration to match existing, and remove waste and debris.	IT	174.07
9700EA	ANGLE TRIM:FIX SAA ANGLE TRIM Angle Trim:Supply and fix proprietary SAA angle trim screw fixed to walls at external angles to provide protection to walls including make good and remove waste and debris.	NO	14.29
	Internal Doors and Frames - PVCu		
3310AB	DOORSET:RENEW PVCU 2 PANEL DOOR AND FRAME NE 2SM Doorset:Renew any type door and frame with any size ne 2sm PVCu two panel/half glazed door, double glazed with 20mm thick, hermetically sealed unit, PVCu frame, prehung, complete with latch, lock and handles, remove existing and fix new to prepared opening using cleats or screw bolts, seal around internally with flexible foam strip and silicone sealant, make good all finishes internally and externally, and remove waste and debris.	NO	655.06
3310BA	DOORSET:RENEW PAIR OF DOORS/FRAME Doorset:Renew any type door and frame with pair of any size ne 5sm PVCu doors, double glazed internally with 20mm thick, hermetically sealed unit, PVCu frame, prehung, complete with latch, lock, bolts and handles, remove existing and fix new to prepared opening using cleats or screw bolts, seal around internally with flexible foam strip and silicone sealant, make good all finishes internally and externally, and remove waste and debris.	IT	1110.59
3310CB	DOOR:RENEW PVCU 2 PANEL DOOR NE 2SM Door:Renew any type door with any size ne 2sm PVCu two panel glazed door, double glazed internally with 20mm hermetically sealed unit, hung in existing frame, on 1.5 pair of hinges complete with latch/lock and handles, and remove waste and debris, make good all finishes.	NO	482.13
	Internal Doors and Frames - PVCu/Composite		
3310AD	DOORSET:RENEW PVCU/COMPOSITE 2 PANEL DOOR/FRAME Doorset:Renew any type door and frame with any size ne 2sm PVCu/composite two panel/half glazed door, double glazed with 20mm thick, hermetically sealed unit, PVCu frame, prehung, complete with latch, lock and handles, remove existing and fix new to prepared opening using cleats or screw bolts, seal around internally with flexible foam strip and silicone sealant, make good all finishes internally and externally, and remove waste and debris.	NO	636.65
3310BC	DOORSET:RENEW PAIR OF PVCU/COMPOSITE DOORS/FRAME Doorset:Renew any type door and frame with pair of any size ne 5sm PVCu/composite doors, double glazed internally with 20mm thick, hermetically sealed unit, PVCu frame, prehung, complete with latch, lock, bolts and handles, remove existing and fix new to prepared opening using cleats or screw bolts, seal around internally with flexible foam strip and silicone sealant, make good all finishes internally and externally, and remove waste and debris.	IT	1096.01

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ITEM	DESCRIPTION	UNIT	RATE
3310CC	DOOR:RENEW PVCU/COMPOSITE 2 PANEL DOOR NE 2SM Door:Renew any type door with any size ne 2sm PVCu/composite two panel glazed door, double glazed with 20mm thick hermetically sealed unit, hung in frame, on 1.5 pair of hinges complete with latch/lock and handles, and remove waste and debris.	NO	392.07
	Internal - Repairs - Timber		
3350AB	DOOR:EASE ADJUST REHANG INTERNAL NEW BUTTS Door:Ease, reduce if required and adjust internal door including take off and rehang on butts, adjust stops or ease rebates, cut or plane bottom of door to clear carpet, adjust ironmongery, make good to door and lining as necessary and touch up paintwork to match existing and remove waste and debris.	NO	32.86
3350BA	DOOR:OVERHAUL INTERNAL COMPLETE Door:Overhaul internal door and frame/lining complete, remove all ironmongery, piece out door, frame and architraves where ironmongery removed and not being refixed, make good any damage, defects to timber, resecure architraves if loose, rehang door on 1.5 pair of butt hinges, refix ironmongery, ease and adjust, touch up decorations to match existing and remove surplus spoil.	NO	43.90
3350BB	DOOR:OVERHAUL INTERNAL WITH FANLIGHT COMPLETE Door:Overhaul internal door and frame with fanlight complete, remove all ironmongery, piece out door, lining, architraves and stops where ironmongery removed, make good any damage, defects to timber, resecure glazing beads, architraves and stops if loose, rehang door on one pair of butt hinges, ease and adjust, reglaze fanlight as necessary prepare door for redecoration.	NO	62.35
3350BC	DOOR:PATCH REPAIR INTERNAL Door:Patch in and make good as necessary patch in softwood or hardwood door, touch up decorations to match existing.	IT	46.76
	Internal - Repairs - PVCu		
3311AA	DOOR:RENEW ANY BUTT HINGE TO INTERNAL PVCU Door:Renew any butt hinge to internal PVCu door.	NO	16.44
3311AB	DOOR:OVERHAUL MULTI-POINT LOCK TO INTERNAL PVCU Door:Overhaul and lubricate multi-point door locking system to internal PVCu door.	IT	11.83
3311AD	DOOR:RENEW HANDLES TO INTERNAL PVCU Door:Carefully remove existing pair of lever handles and plates from PVCu internal door and remove from site, provide and fix new set of lever handles and plates (per set).	NO	37.72
3311AE	DOOR:REPAIR INTERNAL PVCU Door:Repair internal PVCu door, including remove door from frame, adjust door locking mechanisms and hinges to ensure that door operates correctly, rehang existing door.	NO	29.54

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ITEM	DESCRIPTION	UNIT	RATE
	Door Frames and Linings		
	Door Frames - External - Softwood		
3411AA	FRAME:RENEW SOFTWOOD EXT DOOR COMPLETE Frame:Renew external door frame with rebated softwood door frame to suit any size single door, remove existing door and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang door, ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew any internal beads, architraves etc. and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	224.70
3411AB	FRAME:RENEW SOFTWOOD EXT DOOR WITH CILL COMPLETE Frame:Renew external door frame with rebated softwood door frame with cill to suit any size single door, remove existing door and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang door including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew any internal beads, architraves etc. and decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	227.88
3411AC	FRAME:RENEW SOFTWOOD EXT DOOR FANLIGHT COMPLETE Frame:Renew external door frame with softwood door frame, rebated and with fanlight over, to suit any size single door, remove existing door and set aside, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and point with sealant, rehang door including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew internal beads, architraves etc., double glaze to fanlight and decorate to match existing internally and externally and remove waste and debris.	NO	350.72
3411AD	FRAME:RENEW SOFTWOOD EXT DOOR FANLIGHT CILL Frame:Renew external door frame with softwood door frame, rebated with cill and fanlight to suit any size single door, remove existing door and set aside, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and point with sealant, rehang door including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew internal beads, architraves etc., glaze to fanlight and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	391.14
3411BA	FRAME:RENEW PAIR SOFTWOOD EXT DOORS COMPLETE Frame:Renew external door frame with rebated softwood door frame to suit any size pair of doors, remove existing doors and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang doors, ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew any internal beads, architraves etc. and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	284.41
3411BB	FRAME:RENEW PAIR SOFTWOOD EXT DOORS CILL COMPLETE Frame:Renew external door frame with rebated softwood door frame with cill to suit any size pair of doors, remove existing doors and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang doors including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew any internal beads, architraves etc. and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	289.19

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ITEM	DESCRIPTION	UNIT	RATE
3411BC	FRAME:RENEW PAIR SOFTWOOD EXT DOORS WITH FANLIGHT Frame:Renew external door frame with softwood door frame, rebated and with fanlight over, to suit any size pair of doors, remove existing doors and set aside, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and point with sealant, rehang doors including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew internal beads, architraves etc., glaze to fanlight and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	459.99
3411BD	FRAME:RENEW PAIR SOFTWOOD EXT DOORS FANLIGHT CILL Frame:Renew external door frame with softwood door frame, rebated with cill and fanlight to suit any size pair of doors, remove existing doors and set aside, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and point with sealant, rehang doors including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew internal beads, architraves etc., glaze to fanlight and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	526.30
	Door Frames - External - Hardwood		
3412AA	FRAME:RENEW HARDWOOD EXT DOOR COMPLETE Frame:Renew external door frame with rebated hardwood door frame to suit any size single door, remove existing door and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang door, ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew any internal beads, architraves etc. and decorate to match existing internally and externally and remove waste and debris.	NO	404.53
3412AB	FRAME:RENEW HARDWOOD EXT DOOR WITH CILL COMPLETE Frame:Renew external door frame with rebated hardwood door frame with cill to suit any size single door, remove existing door and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang door including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew any internal beads, architraves etc., decorate to match existing internally and externally and remove waste and debris.	NO	410.26
3412AC	FRAME:RENEW HARDWOOD EXT DOOR FANLIGHT COMPLETE Frame:Renew external door frame with hardwood door frame, rebated and with fanlight over, to suit any size single door, remove existing door and set aside, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and point with sealant, rehang door including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew internal beads, architraves etc., double glaze to fanlight and decorate to match existing internally and externally and remove waste and debris.	NO	592.44
3412AD	FRAME:RENEW HARDWOOD EXT DOOR FANLIGHT CILL Frame:Renew external door frame with hardwood door frame, rebated with cill and fanlight to suit any size single door, remove existing door and set aside, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and point with sealant, rehang door including ease and adjust, refix lock keep including housing out, make good all works disturbed including refix or renew internal beads, architraves etc., glaze to fanlight and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	631.10

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ITEM	DESCRIPTION	UNIT	RATE
	Door Frames - External - Metal		
3418AA	FRAME:RENEW EXTERNAL DOOR STEEL Frame:Renew external door frame with steel door frame to suit any size single door, remove existing door and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointing with sealant, rehang door, ease and adjust, refix lock, make good to all finishes and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	393.68
3418AB	FRAME:RENEW EXTERNAL DOOR STEEL - PAIR Frame:Renew external door frame with steel door frame to suit any size pair of doors, remove existing doors and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointing with sealant, rehang doors, ease and adjust, refix lock, make good to all finishes and decorate to match existing internally and prepare for redecoration externally, and remove waste and debris.	NO	474.66
3418BA	FRAME:RENEW EXTERNAL PP ALUMINIUM DOOR FRAME Frame:Renew external steel door frame with polyester coated aluminium door frame, to suit any size single aluminium door, remove existing door and existing frame and bed new frame in mortar, fixed to brickwork and point with sealant, (all to be carried out in conjunction with door renewal) make good to structure and finishes externally, and remove waste and debris.	NO	444.85
3418CA	FRAME:RENEW EXTERNAL PP ALUMINIUM DOOR SIDELIGHT Frame:Renew external steel door frame with polyester coated aluminium door frame,with sidelight to suit any size single aluminium door, remove existing door and frame and bed new frame in mortar, fixed to brickwork and point with sealant, (all to be carried out in conjunction with door renewal) make good to structure and finishes externally, and remove waste and debris.	NO	628.89
	Door Frames - External - High Performance		
3414AA	FRAME:RENEW PROPRIETARY FRAME Frame:Renew external door frame with any rebated proprietary high performance door frame to suit any size single door, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, make good all works disturbed including refix or renew any internal beads, architraves etc. and remove waste and debris.	NO	284.34
3414AB	FRAME:RENEW PROPRIETARY FRAME WITH CILL COMPLETE Frame:Renew external door frame with any rebated proprietary high performance door frame with cill to suit any size single door, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, make good all works disturbed including refix or renew any internal beads, architraves etc. and remove waste and debris.	NO	309.71
3414AC	FRAME:RENEW PROPRIETARY FANLIGHT COMPLETE Frame:Renew external door frame with any rebated proprietary high performance door frame and fanlight over, to suit any size single door, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and pointed with sealant, make good all works disturbed including refix or renew any internal beads, architraves etc., double glaze to fanlight and remove waste and debris.	NO	385.72

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ITEM	DESCRIPTION	UNIT	RATE
3414AD	FRAME:RENEW PROPRIETARY FANLIGHT CILL Frame:Renew external door frame with any rebated proprietary high performance door frame with cill and fanlight to suit any size single door, remove existing frame and bed new frame in mortar, plugged and screwed to brickwork and pointed with sealant, make good all works disturbed including refix or renew any internal beads, architraves etc., double glaze to fanlight and remove waste and debris.	NO	427.18
	Door Frames - Water Bars		
3417AA	WATERBAR:RENEW Waterbar:Renew ne 914mm long proprietary waterbar screwed to timber or concrete including plugging and bedded in sealant.	NO	15.50
3417AC	WATERBAR:REFIX WATERBAR Waterbar:Lift existing proprietary waterbar, clean and refix, screw to timber and bed in sealant.	NO	11.80
	Frames - Draughtproofing Strips and Sections		
3419AA	WEATHERSTRIP:FIX AA TO DOOR AND FRAME Weatherstrip:Supply and fix anodised aluminium proprietary weatherstrip to door and frame.	NO	34.06
3419AB	WEATHERSTRIP:RENEW REBATED TO DOOR Weatherstrip:Renew proprietary rebated weatherstrip to edge of timber door.	NO	38.50
3419BA	CILL:RENEW OR SUPPLY AND FIX PROPRIETARY CILL Cill:Renew or supply and fix proprietary stormproof cill or threshold to existing cill including remove and rehang door, fix new cill including adapting door and existing cill as necessary and make good.	NO	54.31
3419BB	CILL:REFIX STORMGUARD THRESHOLD CILL Cill:Refix Stormguard stormproof cill or proprietary threshold to existing cill including remove and rehang door as necessary, refix cill or threshold and make good.	NO	11.80
3419CA	DRAUGHTPROOF:RENEW FOAM STRIP Draughtproof:Renew existing or supply and fix new vinyl sheathed compressible polyurethane foam draught strip with adhesive backing to any door or window at any level.	LM	2.95
3419CB	DRAUGHTPROOF:RENEW PLASTIC BRUSH TYPE Draughtproof:Renew existing or supply and fix new brush or pile type draught excluder with rigid PVC carrier, to any door or window at any level including fixing with pins to timber.	LM	10.51
	Door Frames, Linings, Casings - Internal - Timber		
3421AA	FRAME:RENEW INTERNAL Frame:Renew rebated internal softwood door frame ne 32x144mm to suit any size single door, plugged to brickwork, remove and refix any architraves, beads and the like, make good all works disturbed and prepare for redecoration, and remove debris and waste.	NO	69.57

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ITEM	DESCRIPTION	UNIT	RATE
3421AB	FRAME:RENEW INTERNAL INCLUDING STOPS Frame:Renew internal softwood door frame ne 32x144mm to suit any size single door, plugged to brickwork, complete with ne25x50mm softwood door stops, remove and refix architraves, beads and the like, make good all works disturbed and prepare for redecoration, and remove debris and waste.	NO	88.09
3421AC	FRAME:RENEW INTERNAL WITH STOPS AND ARCHITRAVES Frame:Renew internal softwood door frame or lining with new lining ne 32x144mm to suit any size single door, plugged to brickwork, complete with ne25x50mm softwood door stops and ne 25x75mm set of softwood architraves both sides, make good all works disturbed and decorate to match existing and remove waste and debris.	NO	114.53
3421AD	FRAME:RENEW INTERNAL STOPS+ARCHS+DOOR REMOVAL Frame:Renew internal softwood door frame or lining with new lining ne 32x144mm to suit any size single door, remove existing door and set aside, take out existing frame, stops and architraves and plug frame to brickwork, complete with ne25x50mm softwood door stops and set of ne 25x75mm softwood architraves both sides, rehang door, ease and adjust, refix keep including housing out, make good all works disturbed and decorate to match existing and remove waste and debris.	NO	135.20
3421AE	FRAME:RENEW INTERNAL REFIX ARCHITRAVE STOPS Frame:Renew internal softwood door frame ne 32x144mm to suit any size single door, remove existing door, stops and architrave and set aside, and plug frame to brickwork, refix stops and architraves, rehang door, ease and adjust, refix keep, including housing out, make good to all works disturbed and prepare for redecoration, and remove debris and waste.	NO	87.31
3421AF	FRAME:RENEW INTERNAL WITH FANLIGHT Frame:Renew rebated internal door frame and fanlight over with 32x144mm softwood door frame and fanlight to suit any size single door, plugged to brickwork, fanlight glazed and secured with and including screwed beads, remove and refix architraves, beads and the like, make good to all works disturbed and prepare for redecoration, and remove debris and waste.	NO	143.00
3421AG	FRAME:RENEW INTERNAL WITH FANLIGHT STOPS Frame:Renew internal door frame and fanlight over with 32x144mm softwood door frame and fanlight to suit any size single door, plugged to brickwork, fanlight glazed and secured with and including screwed beads, complete with ne25x50mm softwood door stops, remove and refix architraves, beads and the like, make good to all works disturbed and prepare for redecoration, and remove debris and waste.	NO	162.99
3421AH	FRAME:RENEW INTERNAL FANLIGHT ARCHITRAVE STOPS Frame:Renew internal door frame or lining with fanlight over with 32x144mm softwood door lining with fanlight to suit any size single door, plugged to brickwork, fanlight glazed and secured with and including screwed beads, complete with ne25x50mm softwood door stops and ne 25x75mm softwood architraves both sides, make good to all works disturbed and decorate to match existing and remove waste and debris.	NO	183.53

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ITEM	DESCRIPTION	UNIT	RATE
	Door Frame - Repairs - Timber		
3423AA	FRAME:RENEW CLOSING EXTERNAL SOFTWOOD JAMB Frame:Renew closing jamb of single external door frame, joint new any size and profile preservative treated softwood door frame, splayed jointed to head, bedded in cement mortar, plugged and screwed to brickwork, including take off and refix stop and architrave, take off and refix lock and keep including housing out, decorate to match existing and make good all works disturbed including renew sealant and remove waste and debris.	NO	103.39
3423AD	FRAME:RENEW CLOSING EXTERNAL HARDWOOD JAMB Frame:Renew closing jamb of single external door frame, joint new any size and profile hardwood door frame, splayed jointed to head, bedded in cement mortar, plugged and screwed to brickwork, including take off and refix stop and architrave, take off and refix lock and keep including housing out, decorate to match existing and make good all works disturbed including renew sealant and remove waste and debris.	NO	153.01
3423AB	FRAME:RENEW HANGING EXTERNAL SOFTWOOD JAMB Frame:Renew hanging jamb of single external door frame, remove existing door and set aside, cut out frame, joint new any size and profile preservative treated softwood door frame to head frame, bedded in cement mortar, plugged and screwed to brickwork including take off and refix stop and architraves, cut out housing for butts and rehang door, ease and adjust, decorate to match existing and make good all works disturbed including renew sealant and remove waste and debris.	NO	112.26
3423AE	FRAME:RENEW HANGING EXTERNAL HARDWOOD JAMB Frame:Renew hanging jamb of single external door frame, remove existing door and set aside, cut out frame, joint new any size and profile hardwood door frame to head frame, bedded in cement mortar, plugged and screwed to brickwork including take off and refix stop and architraves, cut out housing for butts and rehang door, ease and adjust, decorate to match existing and make good all works disturbed including renew sealant and remove waste and debris.	NO	161.88
3423AC	FRAME:SPLICE EXTERNAL REPAIR NE 1.0M Frame:Cut out and splice new piece ne 1.00m long into external door frame, including remove and rehang door, remove and refix keep as necessary, ease and adjust and make good butt recesses in frame, point with sealant, decorate to match existing internally and prepare for redecoration externally and remove waste and debris.	NO	50.96
3423BA	FRAME:REFIX LOOSE EXTERNAL FRAME Frame:Remove and refix loose external door frame, including remove and refix door and one set of architraves, touch up decorations and renew sealant and remove waste and debris.	NO	37.21
3423CA	FRAME:RAKE OUT AND REPOINT EXTERNAL SEALANT Frame:Rake out and repoint external door frame with sealant.	LM	2.86
3423DA	FRAME:RENEW HARDWOOD CILL Frame:Renew any size hardwood cill to door frame including remove old cill, remove and rehang door, fix new cill bedded in cement mortar including new water bar, redecorate cill to match existing and make good all finishes disturbed and remove waste and debris.	NO	102.28

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ITEM	DESCRIPTION	UNIT	RATE
3423EA	FRAME:REFIX LOOSE INTERNAL DOOR FRAME Frame:Remove and refix loose internal door frame, including remove and refix door and two sets of architraves, make good finishes and touch up decorations.	NO	23.64
	Door Stops - Softwood		
3425AB	STOP:RENEW SOFTWOOD DOOR STOP SET Stop:Renew any size upto 25x50mm planted softwood door stop set to door frame and prepare for redecoration and remove waste and debris.	IT	19.18
3425BA	STOP:REFIX LOOSE DOOR SET Stop:Refix any loose door stop set to door frame, glued, screwed in accordance with BS459 Part 2 to door frame, adjust to accommodate firecheck door, prepare for redecoration, remove waste and debris.	IT	6.47
3425CA	STOP:RENEW OR SUPPLY 25X50MM SOFTWOOD FIRE DOOR Stop:Renew or supply any door stop with 25x50mm softwood door stop set to fire check door, glued, screwed in accordance with BS459 Part 2 to door frame and prepare for redecoration.	IT	28.34
3425CB	STOP:FIX 25MM FIRE DOOR STOP Stop:Supply and fix to existing door frame 25mm softwood door stop set to fire check door to match width of existing rebated frame, glued, screwed in accordance with BS459 Part 2, adjust to accommodate fire check door and prepare for redecoration.	IT	31.08
	Door Stops - Hardwood		
3425CC	STOP:FIX 25MM HARDWOOD FIRE DOOR STOP Stop:Supply and fix to existing door frame 25mm hardwood door stop set to fire check door to match width of existing rebated frame, glued, screwed in accordance with BS459 Part 2, adjust to accommodate fire check door and prepare for redecoration.	IT	46.60
	Door Frames - Intumescent Strips and Smoke Seals		
3431AB	INTUMESCENT STRIP:RENEW UPTO 1 HOUR Intumescent Strip:Renew or supply and fix new 18 x 4mm intumescent strip, upto one hour application, and setting into groove in timber frame or door including routing out. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	LM	3.98
3431AC	INTUMESCENT STRIP:RENEW UPTO 1 HOUR SMOKE SEAL Intumescent Strip:Renew or supply and fix new intumescent strip, upto one hour application, with integral cold smoke seal and setting into groove in timber frame or door including routing out. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	LM	4.12
3431AE	INTUMESCENT STRIP:RENEW UPTO 1 HOUR TO GLASS Intumescent Strip:Renew or supply and fix new 12 x 4mm intumescent strip, upto one hour application, and fixing to glass behind glazing beads. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	LM	6.34

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ITEM	DESCRIPTION	UNIT	RATE
3431BB	SMOKE SEAL:RENEW TO FRAME 1/2 HOUR Smoke Seal:Renew or supply and fix new 10x4mm cold smoke seal, half hour application and setting into groove in timber frame or door including routing out. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	LM	3.74
3431BC	SMOKE SEAL:RENEW TO FRAME 1 HOUR Smoke Seal:Renew or supply and fix new cold smoke seal, one hour application, and setting into groove in timber frame or door.	LM	4.12
3431BD	SMOKE SEAL:RENEW TO GLASS 1/2 HOUR Smoke Seal:Renew or supply and fix new cold smoke seal, half hour application, and fixing to glass behind glazing beads.	LM	5.07
3431BE	SMOKE SEAL:RENEW TO GLASS 1 HOUR Smoke Seal:Renew or supply and fix new cold smoke seal, one hour application, and fixing to glass behind glazing beads.	LM	5.45
3431EA	SMOKE SEAL:APPLY INTUMESCENT/FIRE FOAM SEAL VOID Smoke Seal:Apply intumescent/fire foam as required to seal void, and remove waste and debris. Undertaken by a fire door certified operative eg. BMTRADA or other approved certified body.	IT	38.76
	Garage Doors and Frames		
	Doors - Garage Matchboard - Softwood		
3452AA	DOORS:RENEW PAIR L AND B TO GARAGE Door:Renew garage doors with new pair of 45mm softwood preservative treated ledged, braced and matchboarded doors to suit size of existing opening with 169x20mm ledges and 106x20mm braces covered on face with 20mm tongued, grooved and V jointed boarding and hang each leaf on one pair of 450mm galvanised tee hinges, transfer existing lock and bolts, make good and decorate to match existing and remove waste and debris.	IT	568.66
3452BA	DOOR:OVERHAUL PAIR GARAGE Door:Overhaul pair of any size timber garage doors, ease and adjust, remove and rehang, splice in timber repairs, remove, refix or renew ironmongery as necessary, make good to frame, touch up decorations, and remove waste and debris.	NO	67.94
3452CA	GARAGE DOOR:EASE ADJUST INCLUDING REMOVE Door:Ease and adjust pair of garage doors, each hung on pair of tee hinges, including remove and rehang doors, make good to frame and touch up decorations and remove waste and debris.	NO	73.80
3452AB	DOOR:RENEW SINGLE LEAF L AND B TO GARAGE Door:Renew single leaf of garage doors with 45mm softwood preservative treated ledged, braced and matchboarded doors to suit size of existing opening with 169x20mm ledges and 106x20mm braces covered on face with 20mm tongued, grooved and V jointed boarding and hang leaf on one pair of 450mm galvanised tee hinges, transfer existing lock and bolts, make good and prepare for redecoration and remove waste and debris.	IT	260.08

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ITEM	DESCRIPTION	UNIT	RATE
	Door Frames - Garage - Timber		
3453AA	GARAGE FRAME:RENEW COMPLETE Garage Frame:Renew garage door frame with matching tanalised softwood frame to suit any size or type of door, remove existing door with fittings and set aside, take out existing frame, fix new frame into position including plugging, screwing and bedding as appropriate, point all round with sealant, rehang existing door complete with fittings, ease, adjust and adapt as necessary to leave operational, make good all works disturbed and decorate to match existing and remove waste and debris.	IT	185.40
3453AB	GARAGE FRAME:RENEW HEAD OR JAMB Garage Frame:Renew head or jamb member to any type or size garage door frame with matching tanalised softwood member, remove existing door with fittings and set aside, carefully remove defective section of frame, fix new member into position including plugging, screwing and bedding as appropriate, joint new member to existing retained members, point along new member with sealant, rehang existing door complete with fittings, ease, adjust and adapt as necessary to leave operational, make good all works disturbed and decorate to match existing and remove waste and debris.	NO	75.46
3453AC	GARAGE FRAME:RENEW TO SIDE DOOR Frame:Renew external garage door frame with any size or profile of treated softwood door frame to suit any size single door, remove existing door and set aside, take out existing frame and bed new frame in cement mortar, plugged and screwed to brickwork and pointed with sealant, rehang door, ease and adjust including refix ironmongery, make good and decorate to match existing and remove waste and debris.	NO	243.11
3453BA	GARAGE FRAME:RENEW 25X75MM FILLET Frame:Renew fillet ne 25 x 75mm to garage door frame including remove existing and prepare for redecoration, and remove waste and debris.	LM	11.18
	Doors - Garage - Renewals - Up and Over Metal		
3454AA	GARAGE DOOR:RENEW METAL UP AND OVER Garage Door:Renew any garage door with pre-primed metal up and over garage door, overall size ne 2.438x2.055m complete with all ironmongery and hanging to existing frame, make good to all works disturbed and decorate to match existing and remove waste and debris.	IT	681.56
3454AB	GARAGE DOOR:RENEW METAL UP AND OVER AND FRAME Garage Door:Renew any garage door with pre-primed metal up and over garage door, overall size ne 2.438x2.055m complete with new metal frame, all ironmongery and fix frame to structure including plugging as necessary and hang up and over door on frame, make good to all works disturbed and decorate to match existing and remove waste and debris.	IT	831.97
	Doors - Garage - Repairs - Up and Over Metal		
3456AA	GARAGE DOOR:REMOVE AND REFIX UP AND OVER Garage Door:Take down and rehang metal up and over garage door, ease and adjust operating mechanism and leave operational, and prepare for redecoration and remove waste and debris.	IT	69.46
3456AC	GARAGE DOOR:EASE AND ADJUST UP AND OVER Garage Door:Ease and adjust operating mechanism to metal up and over garage door and leave operational.	IT	29.54

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ITEM	DESCRIPTION	UNIT	RATE
3456AB	GARAGE DOOR:REPAIR UP AND OVER METAL Garage Door:Repair any metal up and over garage door including remove fittings and door, straighten/repair dents and holes, rehang door, fittings and ease, and prepare for redecoration and remove waste and debris.	IT	48.69
3456BA	GARAGE DOOR:RENEW SPINDLE/ROLLER/CABLE Garage Door:Renew spindle, roller and cable assembly to metal up and over garage door and adjust.	NO	34.68
3456BB	GARAGE DOOR:RENEW LOCKING BAR TO UP AND OVER Garage Door:Renew locking bar to metal up and over garage door and adjust.	NO	39.35
3456BC	GARAGE DOOR:RENEW LOCK HANDLE TO UP AND OVER Garage Door:Renew lock handle to metal up and over garage door, adjust and provide two new keys to tenant.	NO	23.59
3456BD	GARAGE DOOR:RENEW LOCK TO UP AND OVER Garage Door:Renew lock to metal up and over garage door, including redrill for fixing bolts and alter door to receive new lock and collect and return keys to tenant.	NO	23.10
3456BE	GARAGE DOOR:RENEW ROLLERS AND CHANNELS Garage Door:Renew set of rollers and guide channels to any metal up and over garage door, adjust and leave operational, make good as necessary and remove waste and debris.	IT	65.90
3456BF	GARAGE DOOR:SUPPLY COUNTERBALANCE DOOR SPRING Garage Door:Supply and fix new or renew any counterbalance door spring to up and over garage door including removing existing fitting, adjust and leave operational, make good as necessary and remove waste and debris.	NO	42.80
3456BG	GARAGE DOOR:RENEW KEEP Garage Door:Renew keep to any type of garage door lock including removing existing fitting and make good operational, make good as necessary and remove waste and debris.	NO	18.27
3456BH	GARAGE DOOR:RENEW SUPPORT ARM Garage Door:Renew support arm to any metal up and over garage door, adjust and leave operational, make good operational, make good as necessary and remove waste and debris.	IT	24.09
	Internal Joinery		
	Cladding or Linings - Internal Walls		
3500AA	LINING:TAKE DOWN AND CLEAR Wall:Take down any type of sheet wall linings, clear away and denail studding, areas over 1.00sm and remove waste and debris.	SM	3.10
3500BA	PANELLING:RENEW IN HARDBOARD Panelling:Remove existing hardboard panelling and renew with 3.2mm faced hardboard panelling fixed to softwood with brass cups and screws and remove waste and debris.	SM	23.63
3500BB	PANELLING:RENEW IN MAHOGANY PLYWOOD Panelling:Remove existing panelling and renew with 6mm mahogany veneered plywood panelling fixed to softwood with brass cups and screws and remove waste and debris.	SM	47.11

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ITEM	DESCRIPTION	UNIT	RATE
3500CA	PANELLING:RENEW IN SELF FINISHED Panelling:Remove existing panelling and renew with 12mm self finished plywood or blockboard or mdf panelling fixed to softwood with brass cups and screws, and remove waste and debris.	SM	56.36
3500CB	PANELLING:RENEW IN WATERPROOF SELF FINISHED Panelling:Remove existing panelling and renew with 12mm waterproof self finished plywood or blockboard or mdf panelling suitable for installation in toilets or wet rooms fixed to softwood with brass cups and screws, and remove waste and debris.	SM	62.76
3500DB	LINING TO SHOWER ROOMS:INSTALL 9MM WBP Lining to Shower Rooms:Supply and fix 9mm WBP plywood lining to walls of shower rooms or wet rooms, to receive wall tiling, plywood fixed with plugs, screws and washers to plastered brickwork or blockwork, or screws and washers to stud partitions, including all labours, cutting around door and window openings, pipes, electrical outlets, taping joints, seal around all openings and at perimeters of lining with silicone sealant and prepared to receive wall tiling, remove waste and debris.	SM	30.26
3500DA	LINING TO SHOWER ROOMS:WATER RESIST TILING BOARD Lining to Shower Rooms:Supply and fix 12mm water resistant lining boards to walls of shower rooms or wet rooms, to receive wall tiling, boards fixed with plaster dabs, or plugs, screws and washers to plastered brickwork or blockwork, or screws and washers to stud partitions, including all labours, cutting around door and window openings, pipes, electrical outlets, joints, seal around all openings and at perimeters of lining with silicone sealant and prepared to receive wall tiling, remove waste and debris.	SM	35.03
3500DC	LINING TO SHOWER ROOMS:INSTALL 12MM MARINE Lining to Shower Rooms: Supply and fix 12mm Marine plywood lining to walls of shower rooms or wet rooms, to receive wall tiling, plywood fixed with plugs, screws and washers to plastered brickwork or blockwork, or screws and washers to stud partitions, including all labours, cutting around door and window openings, pipes, electrical outlets, taping joints, seal around all openings and at perimeters of lining with silicone sealant and prepared to receive wall tiling, remove waste and debris.	SM	52.49
3500EA	LINING TO SHOWER ROOMS:ACRYLIC LINING BOARDS Lining to Shower Rooms:Supply and install coloured proprietary acrylic faced laminated shower room and wet room wall panelling, including internal and external corner and end cap, H joint and bottom profiles, panelling fixed with applicable adhesive recommended in the manufacturers technical data sheet for the background to which the panelling is being applied, provide additional support battens behind panelling where sanitary fitting are to be fixed to the panelling, including all labours, cutting around door and window openings, pipes, electrical outlets, joints, seal around all openings and at perimeters of lining with silicone sealant, remove waste and debris.	SM	131.64
3500FA	LINING TO WALLS:INSTALL 19MM GREEN MDF Lining to Shower Rooms: Supply and fix 19mm green MDF board lining to walls of shower rooms or wet rooms to receive wall tiling, board fixed with plugs, screws and washers to plastered brickwork or blockwork, or screws and washers to stud partitions, including all labours, cutting around door and window openings, pipes, electrical outlets, taping joints, seal around all openings and at perimeters of lining with silicone sealant and prepared to receive wall tiling, remove waste and debris.	SM	45.48

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ITEM	DESCRIPTION	UNIT	RATE
	Staircases		
3510AA	STAIRCASE:RENEW TREAD AND RISER UNIT Staircase:Renew rounded softwood tread and plywood riser to staircase tread housed into strings and including all wedges and blocks, glued and screwed and decorate to match existing and remove waste and debris.	NO	55.54
3510AB	STAIRCASE:RENEW WINDER TREAD-300MM Staircase:Renew softwood winder tread to staircase 300mm extreme width, including cutting to size and fix in place from underside of staircase and decorate to match existing and remove waste and debris.	NO	54.52
3510AC	STAIRCASE:RENEW NEWEL POST Staircase:Renew ne 100x100mm softwood newel or half newel post ne 1.50m high, including cut to length, fix to place, decorate to match existing and remove waste and debris.	NO	76.19
3510AD	STAIRCASE:RENEW SOFTWOOD BALUSTER Staircase:Renew 25x25mm softwood baluster housed at each end to string and handrail, decorate to match existing and remove waste and debris.	NO	15.15
3510BA	STAIRCASE:RENEW STANDARD STRAIGHT Staircase:Renew any staircase with standard softwood staircase complete, in straight flight, ne 838mm wide, 2688mm going, 2600mm rise, prop floor and remove existing staircase, install new staircase comprising 25mm softwood treads with rounded nosings, 12mm plywood risers, 32mm softwood strings all housed, glued and screwed together including wedges and blocks and fixed between existing walls and floors (any newels, balustrades, balusters or handrails measured separately), and remove waste and debris.	IT	957.56
3510BB	STAIRCASE:RENEW STANDARD DOG LEG QUARTER LANDING Staircase:Renew any staircase with standard softwood staircase complete, in dog leg flight, ne 838mm wide, 2600mm rise with quarter space landing, prop floor and remove existing staircase, install new staircase comprising 25mm softwood treads with rounded nosings, 12mm plywood risers, 32mm softwood strings all housed, glue and screwed together including wedges and blocks and fixed between existing walls and floors (any newels, balustrades, balusters or handrails measured separately), and remove waste and debris.	IT	1313.75
3510BC	STAIRCASE:RENEW STANDARD DOG LEG HALF LANDING Staircase:Renew any staircase with standard softwood staircase complete, in dog leg flight, ne 838mm wide, 2600mm rise with half space landing, prop floor and remove existing staircase, install new staircase comprising 25mm softwood treads with rounded nosings, 12mm plywood risers, 32mm softwood strings all housed, glued and screwed together including wedges and blocks and fixed between existing walls and floors (any newels, balustrades, balusters or handrails measured separately), and remove waste and debris.	IT	1613.98
3510CA	STAIRCASE:OVERHAUL Staircase:Overhaul existing staircase, clean off stair treads and landings, punch in all nail heads, screw down all loose boards etc., securely fix all existing balustrades, wedge treads and risers and make good all works disturbed.	IT	91.54

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ITEM	DESCRIPTION	UNIT	RATE
	Handrails - Timber		
3520AA	HANDRAIL:RENEW 44X69MM NEWEL TYPE Handrail:Renew 44x69mm half round softwood handrail, including ramps and shaped ends, fixed between staircase newel posts, remove and refix balustrading as necessary and decorate to match existing and remove waste and debris.	LM	45.21
3520AB	HANDRAIL:RENEW 32X119MM NEWEL TYPE Handrail:Renew 32x119mm rounded softwood handrail including ramps and shaped ends fixed between staircase newel posts, remove and refix balustrading as necessary and decorate to match existing and remove waste and debris.	LM	52.27
3520BA	HANDRAIL:RENEW 44X69MM ON BRACKETS Handrail:Renew with 44x69mm half round softwood handrail including ramps and shaped ends, fixed to existing brackets and decorate to match existing and remove waste and debris.	LM	30.58
3520BB	HANDRAIL:RENEW 32X119MM ON BRACKETS Handrail:Renew with 32x119mm rounded softwood handrail including ramps and shaped ends fixed to existing brackets and decorate to match existing and remove waste and debris.	LM	31.97
3520CA	HANDRAIL:SUPPLY SOFTWOOD MOPSTICK INC BRACKETS Handrail:Supply and fix 50x50mm softwood mopstick handrail on and including brackets, plugged and screwed to walls and decorate to match existing and remove waste and debris.	LM	35.35
9430AI	HANDRAIL:SUPPLY AND FIX MOPSTICK ON BRACKETS Handrail:Supply and fix 50x50mm softwood mopstick handrail on and including brackets, plugged and screwed to walls, make good finishes and decorate and remove waste and debris.	LM	34.64
3520DA	HANDRAIL:SUPPLY OR RENEW GALVANISED MS BRACKET Handrail:Supply and fix or renew galvanised mild steel handrail bracket, fix to wall, including any necessary plugging and make good plasterwork and decorations to match existing and remove waste and debris.	NO	22.76
	Handrails - Metal		
3521AA	HANDRAIL:SUPPLY PROPRIETARY TO WALL Handrail:Supply and fix ne 45mm diameter anodised aluminium or polyester coated proprietary wall mounted handrailing fixed level or to gradient with fixed or adjustable wall brackets including all ends, angles, intersections, etc. and make good all finishes and remove waste and debris.	LM	30.34
3521BA	BALUSTRADE:SUPPLY AND FIX PROPRIETARY 1.1M HIGH Balustrade:Supply and fix ne 45mm diameter anodised aluminium or polyester coated proprietary balustrade ne 1100mm high consisting of two horizontal rails with post supports, top or side fixed to level or gradient including all ends, angles, intersections and make good finishes and remove waste and debris.	LM	165.47
3521CA	HANDRAIL:SUPPLY AND FIX KEE KLAMP TO WALL Handrail:Supply and fix galvanised mild steel tubular Kee-Klamp wall mounted handrail comprising 48mm diameter rails and brackets fixed level or to gradient to wall including all necessary plugging, make good finishes and decorate and remove waste and debris.	LM	35.31

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ITEM	DESCRIPTION	UNIT	RATE
3521CB	BALUSTRADE:SUPPLY AND FIX KEE KLAMP DISABLED Balustrade:Supply and fix galvanised mild steel tubular Kee-Klamp balustrade, ne 1100mm high comprising 48mm diameter horizontal rails, 48mm diameter standards at 1m centres, set mortices in mortar, make good finishes and decorate and remove waste and debris.	LM	91.50
	Miscellaneous Fixtures/Fittings		
	Stool for Hot Water Cylinder		
3610AA	STOOL:RENEW TO CYLINDER Stool:Renew or supply and fix wrot softwood stool for hot water cylinder, finished sizes 515x515x610mm high, formed of four 50x50mm legs, 144x32mm bearers, eight 69x32mm cross bearers and 19mm plywood top, remove and replace cylinder as necessary and test existing and remove waste and debris.	NO	90.59
	Tank Stands		
3611AA	TANK STAND:NEW FOR CWST IN LOFT Tank Stand:Construct new tank stand in loft to suit any size or type CWST ne 227 litres comprising 19mm thick plywood base on two 150x50mm bearers spanning minimum three ceiling joists with 100x38mm cross bearers at 300mm maximum centres existing and remove waste and debris.	NO	86.65
3611AB	TANK STAND:NEW REMOVE AND REFIX TANK IN LOFT Tank Stand:Construct new or renew tank stand in loft to suit any size or type CWST ne 227 litres comprising 19mm thick plywood base on two 150x50mm bearers spanning minimum three, ceiling joists with 100x38mm cross bearers at 300mm maximum centres, including isolating water supply, drain system, disconnect all pipework and set tank aside, remove and clear from site existing stand if applicable, reposition existing tank on new stand, reconnect all pipework and adjust as necessary, reinstate water supply, refill tank and test on completion existing and remove waste and debris.	NO	170.04
3611BA	TANK STAND:RENEW 25MM BOARDS Tank Stand:Renew 25mm square edge boards to tank platform ne.1.50sm in area in roof space, and remove waste and debris.	NO	66.52
	Hat and Coat Rails		
3620AA	HANGING RAIL:SUPPLY 25MM DIAMETER Hanging Rail:Supply and fix 25mm diameter chromium plated or plastic coated steel tubular hanging rail, each end housed into and including 100x38mm softwood bearers or chromium plated sockets. (Note change in UOM).	LM	13.28
3620AB	HOOK:SUPPLY AND FIX HAT AND COAT HOOK Hook:Supply and fix or refix anodised aluminium hat and coat hook.	NO	7.65
3620BA	HAT AND COAT RAIL:RENEW OR SUPPLY COMPLETE Hat and Coat Rail:Renew or supply and fix new ne 25x100mm wrot softwood hat and coat rail, including remove existing, fix new rail, plugged and screwed to any background, make good and prepare for redecoration, supply and fix anodised aluminium hat and coat hooks at 150mm centres, and remove waste and debris.	LM	53.18

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ITEM	DESCRIPTION	UNIT	RATE
	Curtain Battens and Tracks		
3630AA	CURTAIN BATTEN:RENEW OR FIX NEW Curtain Batten:Renew or supply and fix new ne 25x75mm wrot softwood curtain batten including remove existing including remove/rehang rails and curtains, fix new batten plugged and screwed to any background, make good and decorate to match existing. (Note change in UOM).	LM	9.70
3630AB	CURTAIN TRACK:RENEW INCLUDING RUNNERS Curtain Track:Renew or supply and fix new proprietary plastic curtain track system of any type and fixing to any type of background inclusive of all runners, brackets, end stops and similar fittings, plugging, screwing and making good as necessary.	LM	20.32
	Canopies, Porches etc		
	Canopies - GRP		
3635AA	CANOPY:RENEW SINGLE FLAT GRP Canopy:Renew flat roof canopy above external door with proprietary GRP canopy, remove existing canopy and flashings, make good structure and external finishes, new canopy to be hilti bolted to structure and bedded in silicone sealant in accordance with the manufacturers instructions, and remove waste and debris.	NO	667.18
3635AB	CANOPY:RENEW DOUBLE FLAT GRP Canopy:Renew flat roof canopy above external doors with proprietary GRP canopy, remove existing canopy and flashings, make good structure and external finishes, new canopy to be hilti bolted to structure and bedded in silicone sealant in accordance with the manufacturers instructions, and remove waste and debris.	NO	917.54
3635BA	CANOPY:RENEW SINGLE PITCH GRP Canopy:Renew pitch roof canopy above external door with proprietary GRP canopy, remove existing canopy and flashings, make good structure and external finishes, new canopy to be hilti bolted to structure and bedded in silicone sealant in accordance with the manufacturers instructions, and remove waste and debris.	NO	608.54
3635BB	CANOPY:RENEW DOUBLE PITCH GRP Canopy:Renew pitch roof canopy above external doors with proprietary GRP canopy, remove existing canopy and flashings, make good structure and external finishes, new canopy to be hilti bolted to structure and bedded in silicone sealant in accordance with the manufacturers instructions, and remove waste and debris.	NO	1019.68
	Canopies - Timber		
3636AA	CANOPY:RENEW IN TIMBER Canopy:Renew canopy to external door, take off and set aside re-usable roof tiles, remove existing timber structure and remove debris off site, supply and fix pretreated softwood supporting brackets, wall plates, rafters, fascia and bargeboards, lay roofing felt and battens relay roof tiles including any additional roof tiles to match existing, redress flashings, make good structure and finishes (measured surface area of roof coverings) and remove waste and debris.	SM	386.31

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ITEM	DESCRIPTION	UNIT	RATE
3636AB	CANOPY:RENEW ANY EXPOSED STRUCTURAL TIMBER MEMBERS Canopy:Cut out any defective, decayed or damaged structural timber member to canopy, support canopy structure whilst works undertaken, supply and fix pretreated sawn softwood timber, joint as necessary, make good structure and finishes, decorate to match existing and remove waste and debris.	IT	61.89
3636AC	CANOPY:RENEW ANY HIDDEN STRUCTURAL TIMBER MEMBER Canopy:Take down and set aside soffit, fascia or bargeboard as necessary, cut out any defective, decayed or damaged structural timber member to canopy, support canopy structure whilst works undertaken, supply and fix pretreated sawn softwood timber, joint as necessary, refix soffit, fascia or bargeboard, make good structure and finishes, decorate to match existing and remove waste and debris.	IT	77.05
3636AE	CANOPY SUPPORT POST:RENEW Canopy Support Post:Remove existing and provide new 100mm x 100mm x 2200mm long timber canopy support post, provide temporary propping and support, make good, and remove waste and debris.	IT	67.94
3636AF	CANOPY SUPPORT BRACKET:RENEW Canopy Support Bracket:Remove existing and provide new timber canopy support bracket, provide temporary propping and support, make good, and remove waste and debris.	IT	18.58
3636AG	CANOPY SOFFIT LINING:PROVIDE Canopy Soffit Lining:Provide and fix 25mm plywood door canopy soffit panel ne 1.00 sm fixed to timber rafter/joists, prepare and apply decoration, make good and remove waste and debris.	SM	73.17
3636AH	CANOPY CHEEK LINING:PROVIDE Canopy Cheek Lining:Provide and fix 25mm plywood door canopy cheek panel ne 1.00sm fixed to timber framing/posts, prepare and apply decoration, make good and remove waste and debris.	SM	77.61
3636AJ	CANOPY SUPPORT POST:RESECURE Canopy Support:Rescure canopy support post, provide temporary propping and support, make good, and remove waste and debris.	NO	19.16
	Kitchen Units and Worktops		
	Kitchen Units - Clients Standard Specification		
3710AA	KITCHEN UNIT:RENEW SINGLE BASE 300X500 Kitchen Unit:Renew any type of prefinished single 300x500mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	126.23
3710AB	KITCHEN UNIT:RENEW SINGLE BASE 600X500 Kitchen Unit:Renew any type of prefinished single 600x500mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	152.49

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ITEM	DESCRIPTION	UNIT	RATE
3710AC	KITCHEN UNIT:RENEW SINGLE BASE 300X600 Kitchen Unit:Renew any type of prefinished single 300x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	128.66
3710AD	KITCHEN UNIT:RENEW SINGLE BASE 400X600 Kitchen Unit:Renew any type of prefinished single 400x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	137.21
3710AE	KITCHEN UNIT:RENEW SINGLE BASE 500X600 Kitchen Unit:Renew any type of prefinished single 500x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	150.46
3710AF	KITCHEN UNIT:RENEW SINGLE BASE 600X600 Kitchen Unit:Renew any type of prefinished single 600x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	158.63
3710BA	KITCHEN UNIT:RENEW DOUBLE BASE 800MM Kitchen Unit:Renew any type of prefinished double 800x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, drawer fronts and drawer boxes, shelf, decor panels, handles, but excluding worktop and plinth.	NO	203.70
3710BB	KITCHEN UNIT:RENEW DOUBLE BASE 1000MM Kitchen Unit:Renew any type of prefinished double 1000x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, drawer fronts and drawer boxes, shelf, decor panels, handles, but excluding worktop and plinth.	NO	233.92
3710BC	KITCHEN UNIT:RENEW DOUBLE BASE 1200MM Kitchen Unit:Renew any type of prefinished double 1200x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, drawer fronts and drawer boxes, shelf, decor panels, handles, but excluding worktop and plinth.	NO	299.17

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ITEM	DESCRIPTION	UNIT	RATE
3710BD	KITCHEN UNIT:RENEW DOUBLE SINK BASE 1000MM Kitchen Unit:Renew any type of pre-finished double sink 1000x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris.	NO	233.92
3710BE	KITCHEN UNIT:RENEW DOUBLE SINK BASE 1200MM Kitchen Unit:Renew any type of pre-finished double sink 1200x600mm base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris.	NO	299.17
3710CA	KITCHEN UNIT:RENEW CORNER BASE 800MM Kitchen Unit:Renew any type of prefinished 800x600mm corner base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	293.20
3710CB	KITCHEN UNIT:RENEW CORNER BASE 1000MM Kitchen Unit:Renew any type of prefinished 1000x600mm corner base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	301.24
3710CC	KITCHEN UNIT:RENEW CORNER BASE 1200MM Kitchen Unit:Renew any type of prefinished 1200x600mm corner base unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, drawer front and drawer box, shelf, decor panels, handles, but excluding worktop and plinth.	NO	317.07
3710DA	KITCHEN UNIT:RENEW LARDER UNIT Kitchen Unit:Renew any type of prefinished tall larder floor unit including plug and scribe to walls and any necessary grounds and make good to all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelves, decor panels, handles, but excluding plinth.	NO	234.61
3710DB	KITCHEN UNIT:RENEW TALL UNIT FOR BOILER Kitchen Unit:Renew and adapt any type of pre-finished tall floor unit to accommodate boiler, unit to be only 400mm deep, cut out for and incorporate ventilation grilles, complete with moulded cornice, including plug and scribe to walls and any necessary grounds and make good to all wall and floor finishes disturbed and remove waste and debris.	NO	243.48
3710EA	KITCHEN UNIT:RENEW APPLIANCE UNIT 1950MM Kitchen Unit:Renew any type of prefinished 600x600x1950mm high appliance housing unit including plug and scribe to walls and any necessary grounds and make good to all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelves, decor panels, handles, but excluding plinth.	NO	225.74

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ITEM	DESCRIPTION	UNIT	RATE
3710EB	KITCHEN UNIT:RENEW APPLIANCE UNIT 600MM Kitchen Unit:Renew any type of prefinished 1000x600x600mm high appliance housing unit including plug and scribe to walls and any necessary grounds and make good to all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelves, decor panels, handles, but excluding plinth.	NO	131.13
3710FA	KITCHEN UNIT:RENEW SINGLE WALL 300X300 900MM HIGH Kitchen Unit:Renew any type of prefinished single 300x300mm wall unit, 900mm high, including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, shelf, decor panels, handle, but excluding pelmet and cornice.	NO	98.42
3710FB	KITCHEN UNIT:RENEW SINGLE WALL 400X300 900MM HIGH Kitchen Unit:Renew any type of prefinished single 400x300mm wall unit, 900mm high, including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, shelf, decor panels, handle, but excluding pelmet and cornice.	NO	109.62
3710FC	KITCHEN UNIT:RENEW SINGLE WALL 500X300 900MM HIGH Kitchen Unit:Renew any type of prefinished single 500x300mm wall unit, 900mm high, including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, shelf, decor panels, handle, but excluding pelmet and cornice.	NO	113.98
3710FD	KITCHEN UNIT:RENEW SINGLE WALL 600X300 900MM HIGH Kitchen Unit:Renew any type of prefinished single 600x300mm wall unit, 900mm high, including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with door, shelf, decor panels, handle, but excluding pelmet and cornice.	NO	121.14
3710FE	KITCHEN UNIT:RENEW DOUBLE WALL 1000X300 500MM HIGH Kitchen Unit:Renew any type of prefinished double 1000x300mm wall unit, 500mm high including plug scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	186.97
3710FH	KITCHEN UNIT:RENEW DOUBLE WALL 1000X300 900MM HIGH Kitchen Unit:Renew any type of prefinished double 1000x300mm wall unit, 900mm high including plug scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	192.82

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ITEM	DESCRIPTION	UNIT	RATE
3710FF	KITCHEN UNIT:RENEW DOUBLE WALL 1200X300 500MM HIGH Kitchen Unit:Renew any type of prefinished double 1200x300mm wall unit, 500mm high including plug scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	192.75
3710FG	KITCHEN UNIT:RENEW DOUBLE WALL 1200X300 900MM HIGH Kitchen Unit:Renew any type of prefinished double 1200x300mm wall unit, 900mm high including plug scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	198.71
3710GA	KITCHEN UNIT:RENEW CORNER WALL 500X300 500MM HIGH Kitchen Unit:Renew any type of prefinished 500x300mm corner wall unit, 500mm high including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	170.27
3710GC	KITCHEN UNIT:RENEW CORNER WALL 500X300 900MM HIGH Kitchen Unit:Renew any type of prefinished 500x300mm corner wall unit, 900mm high including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	176.24
3710GH	KITCHEN UNIT:RENEW CORNER WALL 600X300 500MM HIGH Kitchen Unit:Renew any type of prefinished 600x300mm corner wall unit, 500mm high including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	181.54
3710GJ	KITCHEN UNIT:RENEW CORNER WALL 600X300 900MM HIGH Kitchen Unit:Renew any type of prefinished 600x300mm corner wall unit, 900mm high including plug and scribe to walls and any necessary grounds and make good to all wall and ceiling finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with doors, shelf, decor panels, handles, but excluding pelmet and cornice.	NO	152.37
3710HA	KITCHEN UNIT:RENEW DRAWER PACK 500X600 Kitchen Unit:Renew any type of prefinished 500x600mm drawer pack unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with drawer fronts and drawer boxes, decor panels, handles, but excluding worktop and plinth.	NO	257.62

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ITEM	DESCRIPTION	UNIT	RATE
3710HB	KITCHEN UNIT:RENEW DRAWER PACK 600X600 Kitchen Unit:Renew any type of prefinished 600x600mm drawer pack unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris, self assembly or delivered to site ready assembled for installation complete with drawer fronts and drawer boxes, decor panels, handles, but excluding worktop and plinth.	NO	242.06
3710JA	KITCHEN UNIT:RENEW COOKER HOOD COVER Kitchen Unit:Renew any type of prefinished 600mm wide a 300mm deep x 250mm high cooker hood cover unit including plug and scribe to walls and any necessary grounds and make good all wall and floor finishes disturbed and remove waste and debris.	NO	103.69
3710LA	TIDY WASTE:PROVIDE AND INSTALL Tidy Waste:Provide and install proprietary tidy waste bin and frame fixed inside unit, and make good.	NO	60.05
	Worktops		
3720AA	WORKTOP:RENEW NE 40MM THICK POST FORMED Worktop:Renew worktop with high density waterproof moisture resistant chipboard worktop ne 40mm thick to suit unit width with 1.3mm laminated sheet, post formed one edge, reverse compensated, including veneer exposed edges, disconnect from units, disconnect inset sink units, cut out for inset sinks, hob units etc., reconnect inset sink units, seal joint between worktop and wall with silicone sealant and make good damaged and renew any missing wall tiles and remove waste and debris, supplied and delivered to site complete with cap ends and joint strips.	LM	42.67
3720AB	WORKTOP:RENEW NE 40MM THICK DOUBLE POST FORMED Worktop:Renew worktop with high density waterproof moisture resistant chipboard worktop ne 40mm thick to suit unit width with 1.3mm laminated sheet, post formed on both opposing edges, reverse compensated, including veneer exposed edges, disconnect from units, disconnect inset sink units, cut out for inset sinks, hob units etc., reconnect inset sink units, seal joint between worktop and wall with silicone sealant and make good damaged and renew any missing wall tiles and remove waste and debris, supplied and delivered to site complete with cap ends and joint strips.	LM	49.71
3720CA	WORKTOP:REMOVE AND REFIX Worktop:Remove and securely refix any width worktop including seal joint to wall with waterproof sealant and make good damaged and renew any missing wall tiles and remove waste and debris.	LM	11.53
3720DA	WORKTOP:PROVIDE FLY END PANEL Worktop:Supply and fix 18mm chipboard end panel melamine faced both sides, PVC lipped on all edges or vinyl wrap MDF, 600x870mm high, fixed to worktop and floor with plastic angle brackets.	NO	70.98
3720DB	WORKTOP:RENEW LEG TO WORKTOP Worktop:Renew chromium plated metal support leg to worktop with flange plates screwed to floor and worktop.	NO	37.00
3720DC	WORKTOP:RENEW JOINT STRIP Worktop:Renew aluminium joint strip between worktops including remove and refix worktops as necessary and make good.	NO	15.90

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ITEM	DESCRIPTION	UNIT	RATE
3720AG	WORKTOP:25X25MM EDGE TRIM Edge Trim:Supply and fix 25x25mm PVC/aluminium edge trim holed and screwed to softwood.	LM	11.14
3720AH	WORKTOP:PROVIDE COVERBEAD Worktop:Supply and fix proprietary aluminium 'L' shaped cover bead rounded at end, screwed to edge of chipboard worktop.	NO	8.65
3730PA	KITCHEN UNIT:RENEW PLINTH Kitchen Unit:Renew plinth to any base unit with melamine faced and edged chipboard or vinyl wrap MDF plinth including cut and fit to unit.	LM	29.04
	Kitchen Units - Repairs		
3730AA	KITCHEN UNIT:REMOVE AND REFIX ANY TYPE Kitchen Unit:Remove and refix any kitchen unit including replug and screw to walls and all making good.	NO	24.48
3730UA	KITCHEN UNIT:RENEW BASE UNIT DOOR Kitchen Unit:Renew base unit door with melamine faced and edged chipboard or vinyl wrapped MDF door, including pair of spring loaded concealed hinges, fit and hang, ease and adjust and remove waste and debris.	NO	79.84
3730UB	KITCHEN UNIT:RENEW WALL UNIT DOOR Kitchen Unit:Renew any height wall unit door with melamine faced and edged chipboard or vinyl wrapped MDF door, including pair of spring loaded concealed hinges, fit and hang, ease and adjust and remove waste and debris.	NO	75.53
3730UC	KITCHEN UNIT:RENEW TALL FLOOR UNIT DOOR Kitchen Unit:Renew tall floor unit door with melamine faced and edged or vinyl wrap chipboard door to match existing, including pair of spring loaded concealed hinges, fit and hang, including renew or remove and refix existing handle, ease and adjust and remove waste and debris.	NO	122.47
3730UD	KITCHEN UNIT:RENEW FRONT TO DRAWER Kitchen Unit:Renew drawer front with 19mm laminated sheet veneered plywood including dismantle and reassemble drawer and adjust runners as necessary.	NO	39.47
3730UE	KITCHEN UNIT:RENEW DRAWER COMPLETE Kitchen Unit:Renew drawer to kitchen unit with propriety plastic drawer box complete with runners and 19mm laminated veneered plywood drawer front.	NO	62.10
3720EC	KITCHEN UNIT:RENEW PELMET Kitchen Unit:Renew pelmet to any wall units with melamine faced and edged or vinyl wrap chipboard replacement plinth including cut and fit to unit.	LM	19.89
3720EB	KITCHEN UNIT:RENEW CORNICE Kitchen Unit:Renew cornice to any wall units with melamine faced and edged or vinyl wrap chipboard replacement plinth including cut and fit to unit.	LM	19.89
3720ED	KITCHEN UNIT:RENEW UPSTAND TO WORKTOP Kitchen Unit:Renew upstand to worktop with melamine faced and edged or vinyl wrap chipboard replacement plinth including cut and fit to unit.	LM	8.57
3720EE	KITCHEN UNITS:RENEW DOOR OR DRAWER HANDLES NE 5 Kitchen Units:Renew all door or drawer handles as instructed by the Client's Representative (upto 5 handles renewed in one kitchen).	NO	37.19

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ITEM	DESCRIPTION	UNIT	RATE
3720EF	KITCHEN UNITS:RENEW DOOR OR DRAWER HANDLES NE 10 Kitchen Units:Renew all door or drawer handles as instructed by the Client's Representative (over 6 and upto 10 handles renewed in one kitchen).	NO	75.24
3720EG	KITCHEN UNITS:RENEW DOOR OR DRAWER HANDLES NE 15 Kitchen Units:Renew all door or drawer handles as instructed by the Client's Representative (over 11 and upto 15 handles renewed in one kitchen).	NO	120.95
3720EH	KITCHEN UNITS:REMOVE AND DISPOSE UNIT Kitchen Units:Remove any type of existing kitchen base, wall or tall floor unit, make good finishes and remove waste and debris (unit not being renewed).	NO	6.21
3720EJ	KITCHEN UNITS:REMOVE AND DISPOSE WORKTOP Kitchen Units:Remove any type of worktop whether over base units or supported on brackets, make good finishes and remove waste and debris (worktop not being renewed).	NO	5.32
	Additional Decor or End Panels		
3721AA	ADDITIONAL DECOR/END PANEL:PROVIDE TO BASE UNIT Additional decor or end panel:Provide and fix additional decor or end panel to exposed end of base units.	NO	41.47
3721AC	ADDITIONAL DECOR/END PANEL:PROVIDE TO WALL UNIT Additional decor or end panel:Provide and fix additional decor or end panel to exposed end of wall units.	NO	28.44
3721AB	ADDITIONAL DECOR/END PANEL:PROVIDE TO TALL UNIT Additional decor or end panel:Provide and fix additional decor or end panel to exposed end of tall larder or appliance units.	NO	67.04
	Kitchen Upgrades to Benchmark Standards		
3745ZA	KITCHEN:UPGRADE TO STANDARD 1P OR 2P/1 BED Kitchen:Upgrade complete kitchen to benchmark standard for bedsit, studio or 1 bedroom dwelling or 1 or 2 person occupation dwelling, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	3692.67
3745ZB	KITCHEN:UPGRADE TO STANDARD 3P OR 4P/2 BED Kitchen:Upgrade complete kitchen to benchmark standard for 2 bedroom dwelling or 3 or 4 person occupation dwelling, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	4063.65

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ITEM	DESCRIPTION	UNIT	RATE
3745ZC	KITCHEN:UPGRADE TO STANDARD 5P/3 BED Kitchen:Upgrade complete kitchen to benchmark standard for 3 bedroom dwelling or 5 person occupation dwelling, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	4844.97
3745ZD	KITCHEN:UPGRADE TO STANDARD 6P/4 BED Kitchen:Upgrade complete kitchen to benchmark standard for 4 bedroom dwelling or 6 person occupation dwelling, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	5617.52
3745ZE	KITCHEN:UPGRADE TO STANDARD 7P/5 AND MORE BED Kitchen:Upgrade complete kitchen to benchmark standard for 5 or more dwelling or 7 or more person occupation dwelling, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	5756.73
3745ZG	KITCHEN:UPGRADE TO STANDARD SMALL KITCHEN Kitchen:Upgrade complete kitchen to benchmark standard kitchen ne 10sm floor area, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	4063.65
3745ZH	KITCHEN:UPGRADE TO STANDARD MEDIUM KITCHEN Kitchen:Upgrade complete kitchen to benchmark standard kitchen over 10.01 and ne 15sm floor area, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	5617.52
3745ZJ	KITCHEN:UPGRADE TO STANDARD LARGE KITCHEN Kitchen:Upgrade complete kitchen to benchmark standard kitchen over 15.01sm floor area, disconnect and strip out existing kitchen units, supply and waste pipework, electrical wiring to power, lighting, cooker etc, hack off all wall tiling, take up and remove existing floor coverings, install new kitchen units and worktops, sinktop complete with mixer taps, new supply and waste pipework, electrical wiring, switches, sockets light fittings and extract fan, make good wall and ceiling plasterwork, lay new flooring, supply and fix wall tiling as specified, redecorate all surfaces.	IT	5756.73

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ITEM	DESCRIPTION	UNIT	RATE
	Adjustable Specification for Special Needs		
9700AA	UNIT:REMOVE ANY UNIT AND CLEAR AWAY Unit:Remove any size of existing base unit and worktop over or any size of wall unit and remove waste and debris.	NO	6.65
9700BA	BASE UNIT:SUPPLY 300MM LONG ADJUSTABLE HEIGHT Base Unit:Supply and fix 300mm long adjustable height base unit and worktop over complete, make good walls and floors including where any existing units removed, seal junction between worktop and walls with silicone sealant and remove waste and debris.	NO	286.45
9700BB	BASE UNIT:SUPPLY 400MM LONG ADJUSTABLE HEIGHT Base Unit:Supply and fix 400mm long adjustable height base unit and worktop over complete, make good walls and floors including where any existing units removed, seal junction between worktop and walls with silicone sealant and remove waste and debris.	NO	294.94
9700BC	BASE UNIT:SUPPLY 500MM LONG ADJUSTABLE HEIGHT Base Unit:Supply and fix 500mm long adjustable height base unit and worktop over complete, make good walls and floors including where any existing units removed, seal junction between worktop and walls with silicone sealant and remove waste and debris.	NO	309.41
9700BD	BASE UNIT:SUPPLY 600MM LONG ADJUSTABLE HEIGHT Base Unit:Supply and fix 600mm long adjustable height base unit and worktop over complete, make good walls and floors including where any existing units removed, seal junction between worktop and walls with silicone sealant and remove waste and debris.	NO	331.48
9700BE	BASE UNIT:SUPPLY 1000MM LONG ADJUSTABLE HEIGHT Base Unit:Supply and fix 1000mm long adjustable height base unit and worktop over complete, make good walls and floors including where any existing units removed, seal junction between worktop and walls with silicone sealant and remove waste and debris.	NO	388.12
9700CA	SINK TOP:RENEW ADJUSTABLE HEIGHT COMPLETE Sink Unit:Renew any sink unit with adjustable height proprietary inset sink top, worktop and fascia including turn water off/on, disconnect existing and clear away, fix new including pair of ceramic disc lever taps with flexible connections and make all connections to existing pipework, provide new service valves if not already installed, fix new waste, trap and connect to existing pipework including all adjustments necessary, fit plug/chain, make good all finishes including where existing unit removed seal junction to wall with silicone sealant, crossbond and test and remove waste and debris.	NO	431.54
9700DA	WALL UNIT:SUPPLY 300MM LONG ADJUSTABLE HEIGHT Wall Unit:Supply and fix 300mm long adjustable height wall unit complete, make good walls including where any existing units removed and remove waste and debris.	NO	135.16
9700DB	WALL UNIT:SUPPLY 400MM LONG ADJUSTABLE HEIGHT Wall Unit:Supply and fix 400mm long adjustable height wall unit complete, make good walls including where any existing units removed and remove waste and debris.	NO	146.25

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ITEM	DESCRIPTION	UNIT	RATE
9700DC	WALL UNIT:SUPPLY 500MM LONG ADJUSTABLE HEIGHT Wall Unit:Supply and fix 500mm long adjustable height wall unit complete, make good walls including where any existing units removed and remove waste and debris.	NO	152.78
9700DD	WALL UNIT:SUPPLY 600MM LONG ADJUSTABLE HEIGHT Wall Unit:Supply and fix 600mm long adjustable height wall unit complete, make good walls including where any existing units removed and remove waste and debris.	NO	164.31
9700DE	WALL UNIT:SUPPLY 1000MM LONG ADJUSTABLE HEIGHT Wall Unit:Supply and fix 1000mm long adjustable height wall unit complete, make good walls including where any existing units removed and remove waste and debris.	NO	224.47
	Shelving, Skirtings, Architraves etc		
	Skirting - Softwood		
3810AA	SKIRTING:RENEW SOFTWOOD SKIRTING Skirting:Renew any size softwood plain, moulded or chamfered skirting plugged to brickwork, including all ends and angles and decorate to match existing and remove waste and debris.	LM	21.26
	Picture Rail - Softwood		
3820AA	RAIL:TAKE OFF EXISTING AND MAKE GOOD Rail:Take off existing picture or dado rail, clear away and make good plasterwork and remove waste and debris.	LM	5.01
	Architraves - Softwood		
3830AA	ARCHITRAVE:RENEW SW SET TO ONE SIDE OF DOOR Architrave:Renew any size softwood plain, moulded or chamfered architrave set to one side of door frame including all mitres and scribing and prepare to decorate and remove waste and debris.	IT	31.68
3830AB	ARCHITRAVE:RENEW SW LEG OR HEAD ONE SIDE Architrave:Renew any size softwood plain, moulded or chamfered architrave to leg or head of door frame one side including all mitres and scribing and prepare to decorate and remove waste and debris.	IT	11.78
3830AD	ARCHITRAVE:REFIX ANY LOOSE Architrave:Refix including take off as necessary any loose architrave to both sides of door frame including touch up decorations to match existing.	IT	8.12
	Architraves - Hardwood		
3831AA	ARCHITRAVE:RENEW HW SET TO ONE SIDE OF DOOR Architrave:Renew any size hardwood plain, moulded or chamfered architrave set to one side of door frame including all mitres and scribing and prepare to decorate and remove waste and debris.	IT	117.48
3831AB	ARCHITRAVE:RENEW HW LEG OR HEAD ONE SIDE Architrave:Renew any size hardwood plain, moulded or chamfered architrave to leg or head of door frame one side including all mitres and scribing and prepare to decorate and remove waste and debris.	IT	47.50

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ITEM	DESCRIPTION	UNIT	RATE
	Thresholds to Door Openings		
3840AA	THRESHOLD:RENEW TO DOOR OPENING Threshold:Renew or provide 19x150mm twice splayed and twice rounded hardwood door threshold ne 1.00m long including notch and fit ends and decorate to match existing and remove waste and debris.	IT	49.40
3840BA	THRESHOLD:RESECURE LOOSE Threshold:Resecure loose door threshold.	IT	9.58
3840CA	THRESHOLD:REMOVE FOR ACCESS Threshold:Remove any type of existing threshold to enable wheelchair access and make good and remove waste and debris.	NO	13.26
3840DA	THRESHOLD:FORM RAMP FOR WHEELCHAIR Threshold:Form ramp for wheelchair access over any type of existing threshold and make good and remove waste and debris.	IT	32.37
3840EA	THRESHOLD:RENEW EXTERNAL WITH PROPRIETARY Threshold:Remove any type of existing external door threshold and supply and install proprietary wheelchair threshold, adjust to opening, alter external door as necessary and make good all finishes, decoration etc and remove waste and debris.	IT	40.13
3840EB	THRESHOLD:RENEW INTERNAL WITH PROPRIETARY Threshold:Remove any type of existing internal door threshold and supply and install proprietary wheelchair threshold, adjust to opening, alter internal door as necessary and make good all finishes, decoration etc, and remove waste and debris.	IT	32.10
	Shelving		
3850AA	SHELVING:RENEW WROT SOFTWOOD BEARERS Shelving:Renew ne 20x69mm wrot softwood bearers including plug to walls and make good and decorate to match existing and remove waste and debris.	LM	7.43
3850AB	SHELVING:RENEW SLATTED COMPLETE Shelving:Renew slatted shelving consisting of 20x44mm slats at 75mm centres on and including 25x50mm cross bearers at 500mm centres and remove waste and debris.	SM	57.12
3850AE	SHELVING:REFIX SLATTED COMPLETE Shelving:Refix existing slatted shelving including renewing any damaged or broken 20x44mm slats and provide any additional support bearers as necessary.	SM	27.23
3850AC	SHELVING:MELAMINE FACED NE 300MM Shelving:Supply and fix melamine faced chipboard shelving ne 300mm wide cut to length and fix to bearers or brackets.	LM	30.76
3850AD	SHELVING:12MM PLYWOOD HARDWOOD EDGED NE 300MM Shelving:Renew 12mm plywood ne 300mm wide, cut to length with hardwood edging glued and pinned and fix to bearers or brackets and decorate to match existing and remove waste and debris.	LM	26.75

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ITEM	DESCRIPTION	UNIT	RATE
3850AF	SHELVING:18MM BLOCKBOARD HARDWOOD EDGED NE 300MM Shelving:Renew 18mm blockboard ne 300mm wide, cut to length with hardwood edging glued and pinned and fix to bearers or brackets and decorate to match existing and remove waste and debris.	LM	27.03
	Windowboards		
3860AA	WINDOWBOARD:RENEW SOFTWOOD Windowboard:Renew ne 25x300mm softwood windowboard plugged, screwed and pellated to brickwork, make good plasterwork and decorations and decorate to match existing and remove waste and debris.	LM	43.49
3860AB	WINDOWBOARD:RENEW MDF Windowboard:Renew ne 25x300mm MDF windowboard plugged, screwed and pellated to brickwork, make good plasterwork and decorations and decorate to match existing and remove waste and debris.	LM	31.62
3860AC	WINDOWBOARD:RENEW HARDWOOD Windowboard:Renew ne 25x300mm hardwood windowboard plugged, screwed and pellated to brickwork, make good plasterwork and decorations and decorate to match existing and remove waste and debris.	LM	60.28
3861BA	WINDOWBOARD:RENEW PVCU Windowboard:Renew existing with PVCu ne 25x300mm windowboard fixed with approved adhesive or other approved concealed fixing method to brickwork, make good plasterwork and decorations.	LM	27.92
3861BB	WINDOWBOARD:INSTALL CAPPIT STYLE PVCU Windowboard:Supply and install white PVCu ne 9x300mm cappit style windowboard and sill fixed with approved adhesive or other approved concealed fixing method to existing windowboard, tiling etc, make good plasterwork and decorations.	LM	28.65
3861BC	FILLET:PROVIDE PVCU COVER Fillet:Provide 19mm PVCu quadrant cover fillet fixed with approved adhesive or other approved concealed fixing method internally around windows or door frames, make good plasterwork and decorations.	LM	4.08
3861CA	WINDOWBOARD:REFIX LOOSE Windowboard:Refix any size or type of loose windowboard to window including removing if necessary, making good and touching up decorations.	NO	8.12
3861DA	FILLET:PROVIDE SOFTWOOD FILLET Fillet:Provide 14mm x 27mm planed all around softwood cover fillet, stop, trim, bead, nosing and the like pinned to timber, decorate.	LM	8.58
3861GA	TRIM:PVC 50X50MM ANGLE Trim:Provide and fix 50 x 50mm open 'V' joint profile angle trim, including ends and mitres, fixed by adhesive and plastic topped nails, make good.	LM	10.92
	Duct Casings		
3870AA	DUCT:RENEW 6MM PLYWOOD SIDED CASING NE 300MM Duct:Renew two or three sided pipe duct casing NE 300mm girth and framing, with 6mm WBP plywood casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	LM	28.49

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ITEM	DESCRIPTION	UNIT	RATE
3872AA	DUCT:RENEW 12MM PLYWOOD SIDED CASING NE 300MM Duct:Renew two or three sided pipe duct casing NE 300mm girth and framing, with 12mm WBP plywood casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	LM	36.86
3870AB	DUCT:RENEW 6MM PLYWOOD CASING SIDE OVER 300MM Duct:Renew two or three sided pipe duct casing over 300mm girth and framing, with 6mm WBP plywood casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	SM	62.50
3872AB	DUCT:RENEW 12MM PLYWOOD SIDED CASING OVER 300MM Duct:Renew two or three sided pipe duct casing over 300mm girth and framing, with 12mm WBP plywood casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	SM	91.10
3870AC	DUCT:RENEW 6MM PLYWOOD 2 OR 3 SIDED CASING 450MM Duct:Renew two or three sided pipe duct casing ne 450mm girth and framing with 6mm WBP plywood fixed to and including 38x50mm framing including plug and screw to walls, form access points as necessary, form all angles and joints to existing and prepare for redecoration, and remove waste and debris.	LM	61.68
3870AD	DUCT:RENEW 12MM PLYWOOD 2 OR 3 SIDED CASING 450MM Duct:Renew two or three sided pipe duct casing ne 450mm girth and framing with 12mm WPB plywood fixed to and including 38x50mm framing including plug and screw to walls, form access points as necessary, form all angles and joints to existing and prepare for redecoration, and remove waste and debris.	LM	67.57
3870AE	DUCT:RENEW PLASTERBOARD CASING NE 300MM Duct:Renew two or three sided pipe duct casing NE 300mm girth and framing, with 12.5mm plasterboard casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	LM	34.77
3870AF	DUCT:RENEW PLASTERBOARD CASING OVER 300MM Duct:Renew two or three sided pipe duct casing over 300mm girth and framing, with 12.5mm plasterboard casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	SM	69.22
3870AG	DUCT:RENEW PLASTERBOARD SIDED NE 450MM Duct:Renew two or three sided pipe duct casing NE 450mm girth and framing, with 12.5mm plasterboard casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	LM	68.77

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ITEM	DESCRIPTION	UNIT	RATE
3870AH	DUCT:INSTALL PENDOCK TK/TKD BOXING 45X110MM Duct:Supply and install 45mm deep by 110mm high Pendock TK/TKD or equal and approved preformed plywood service boxing to any location, fitted in accordance with manufacturers data sheet including all drilling, plugging, battens and making good, decorate to match existing as direct by CR and remove waste and debris.	LM	28.67
3870AI	DUCT:INSTALL PENDOCK TK/TKD BOXING 45X150MM Duct:Supply and install 45mm deep by 150mm high Pendock TK/TKD or equal and approved preformed plywood service boxing to any location, fitted in accordance with manufacturers data sheet including all drilling, plugging, battens and making good, decorate to match existing as direct by CR and remove waste and debris.	LM	30.61
3870AJ	DUCT:INSTALL PENDOCK TK/TKD BOXING 45X190MM Duct:Supply and install 45mm deep by 190mm high Pendock TK/TKD or equal and approved preformed plywood service boxing to any location, fitted in accordance with manufacturers data sheet including all drilling, plugging, battens and making good, decorate to match existing as direct by CR and remove waste and debris.	LM	35.35
3870AK	DUCT:INSTALL PENDOCK TK/TKD BOXING 75X110MM Duct:Supply and install 75mm deep by 110mm high Pendock TK/TKD or equal and approved preformed plywood service boxing to any location, fitted in accordance with manufacturers data sheet including all drilling, plugging, battens and making good, decorate to match existing as direct by CR and remove waste and debris.	LM	34.66
3870AL	DUCT:INSTALL PENDOCK TK/TKD BOXING 75X150MM Duct:Supply and install 75mm deep by 150mm high Pendock TK/TKD or equal and approved preformed plywood service boxing to any location, fitted in accordance with manufacturers data sheet including all drilling, plugging, battens and making good, decorate to match existing as direct by CR and remove waste and debris.	LM	37.36
3870AM	DUCT:INSTALL PENDOCK TK/TKD BOXING 75X190MM Duct:Supply and install 75mm deep by 190mm high Pendock TK/TKD or equal and approved preformed plywood service boxing to any location, fitted in accordance with manufacturers data sheet including all drilling, plugging, battens and making good, decorate to match existing as direct by CR and remove waste and debris.	LM	41.49
3870CA	DUCT:FORM ACCESS PANEL IN EXISTING Duct:Form access panel in existing duct casing, remove plywood casing as necessary, cut out and form access panel fixed with brass cups and screws including all additional framing and make good decorations to match existing and remove waste and debris.	IT	53.13
3870CB	DUCT:REMOVE DUCTING AND DISPOSE Duct:Remove any type of duct covering and framing ne 1.00sm in wall area, make good finishes and remove waste and debris.	NO	8.87

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ITEM	DESCRIPTION	UNIT	RATE
	Ironmongery		
	Butts, Hinges, Pivots etc		
3901AA	HINGES:RENEW PAIR OF 63MM STORMPROOF Hinges:Renew pair of 63mm anodised steel stormproof hinges including remove and rehang casement.	PR	10.52
3901AB	HINGES:RENEW PAIR OF FRICTION PIVOTS Hinges:Renew pair of friction hinges to pivot window including remove and refix casement.	PR	52.70
3901AC	HINGES:RENEW 1.5 PAIRS OF STEEL BUTT HINGES Hinges:Renew ne 1.5 pairs 100mm mild steel butt hinges, ease and adjust door, make good to recesses in frame.	IT	21.07
3901AD	HINGES:RENEW 1.5 PAIRS OF BRASS BUTT HINGES Hinges:Renew ne 1.5 pairs 100mm brass butt hinges, ease and adjust door, make good to recesses in frame.	IT	21.95
3901AE	HINGES:RENEW PAIR TEE HINGES Hinges:Renew pair of 300mm galvanised tee hinges, ease and adjust door, make good to frame.	PR	20.31
3901AF	HINGES:RENEW PAIR OF 50MM BUTT HINGES Hinges:Take off cupboard door and set aside, remove hinges and renew with pair of 50mm butt hinges, rehang door, ease and adjust.	PR	13.57
	Sliding Sash Fittings		
3903AA	FASTENER:RENEW ANY TYPE OF SASH FASTENER Fastener:Renew or supply and fix new any type of sash fastener including make good and touch up decorations.	NO	12.38
3903AB	LIFT:RENEW SASH LIFT Lift:Renew or supply and fix new sash lift.	NO	6.55
3903AC	BOLT:RENEW SASH BOLT Bolt:Renew or supply and fix new lockable sash bolt to centre rail of sliding sash timber windows including make good and touch up decorations, hand key to Tenant.	NO	15.16
3903AD	LOCK:RENEW PAIR OF SASH LOCKS Lock:Renew or supply and fix new pair of lockable sash locks to restrict opening of sliding sash timber windows, including make good and touch up decoratations, hand key to Tenant.	PR	30.02
3903AE	SASH PINS:RENEW PAIR SASH PINS Sash Pins:Renew or supply and fix new pair of dual sash pins to centre rail of sliding sash timber windows, including make good and touch up decorations, hand key to Tenant.	PR	19.76
	Windows - Adaptations		
3904AA	WINDOW:RELOCATE ANY WINDOW FITTING Window:Remove and refix in suitable position any window fitting including make good where fitting removed and touch up decorations to match existing and remove waste and debris.	NO	7.39

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ITEM	DESCRIPTION	UNIT	RATE
3904AB	WINDOW:REPLACE WITH EXTENDED ARM STAY Window:Remove any existing stay and supply and fix sliding stay with extended arm to suit special needs requirements including make good and touch up decorations to match existing and remove waste and debris.	NO	28.65
3904AC	WINDOW:SUPPLY AND FIX TELEFLEX GEAR Window:Remove existing window fastener and supply and fix 'Teleflex' or similar approved operating gear to any opening casement and make good including touch up decorations to match existing and remove waste and debris.	NO	198.69
3904AD	WINDOW:SUPPLY AND FIX CHAIN DRIVE HANDLE Window:Remove existing window fastener and supply and fix chain driven window fastener with operating handle including make good and touch up decorations to match existing and remove waste and debris.	NO	186.29
	Door Closers		
3905AA	CLOSER:RENEW LIGHT DUTY OVERHEAD/DOOR RESTRICTOR Closer:Renew or supply and fix light duty overhead door closer or other equal and approved screwed to door and frame, make good and remove waste and debris.	NO	55.68
3905AB	CLOSER:RENEW HEAVY DUTY OVERHEAD Closer:Renew or supply and fix heavy duty overhead door closer or other equal and approved screwed to door and frame, make good and remove waste and debris.	NO	82.26
3905BA	CLOSER:RENEW OR SUPPLY PERKO TYPE Closer:Renew or supply and fix Perko type concealed door closer screwed to door and frame, including remove and refix door or door stop as necessary, make good and remove waste and debris.	NO	42.22
3905CA	CLOSER:EASE AND ADJUST ANY TYPE Closer:Ease and adjust any type door closer or door restrictor.	NO	8.12
	Floor Springs		
3906AA	FLOOR SPRING:RENEW SINGLE ACTION Floor Spring:Renew or supply and install single action hydraulic check for door maximum 2150x850mm complete with top plate, loose box 57mm deep for concrete, top centre and shoe, remove existing floor spring or form recess in floor, fix in position as manufacturers technical data sheet, ease and adjust door, make good floor finishes and all other works disturbed and remove waste and debris complete, remove existing or form recess in floor, fix as manufacturers technical data sheet, make good and remove waste and debris.	NO	306.49
3906AB	FLOOR SPRING:RENEW DOUBLE ACTION Floor Spring:Renew or install double action hydraulic check for door maximum 2150x850mm complete with top plate, adjustable loose box 59mm deep for concrete, adjustable top centre and shoe, remove existing floor spring or form recess in floor, fix in position as manufacturers technical data sheet, ease and adjust door, make good floor finishes and all other works disturbed and remove waste and debris.	NO	412.06
3906BA	FLOOR SPRING:OVERHAUL Floor Spring:Overhaul and maintain floor spring to door, including ease and adjust, oil moving parts.	NO	25.81

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ITEM	DESCRIPTION	UNIT	RATE
	Sliding Door Gear		
3907AA	SLIDING DOOR GEAR:RENEW Sliding Door Gear:Remove existing sliding door gear and renew with anodised aluminium or plastic double track sliding door gear to pair of wardrobe doors maximum 1.5m opening, including removing and rehanging doors.	NO	108.82
	Locks		
3909AA	RIMLOCK:RENEW COMPLETE Rimlock:Renew rimlock, keep and set of rimlock furniture, including altering door as necessary for new lock and housing out existing frame as necessary and provide two new keys.	NO	46.21
3909AB	LOCK:RENEW MORTICE COMPLETE Lock:Renew mortice lock, keep and renew or refix set of anodised aluminium lever handle furniture including altering door as necessary for new lock and provide two new keys.	NO	40.44
3909AC	LOCK:RENEW MORTICE DEADLOCK Lock:Renew mortice deadlock, keep and set of escutcheons including altering door as necessary for new lock and provide two new keys.	NO	46.24
3909AD	LOCK:RENEW 5L MORTICE COMPLETE Lock:Renew 5 lever mortice lock, keep and set of anodised aluminium lever handle furniture including altering door as necessary for new lock and provide two new keys.	NO	55.61
3909AE	LOCK:RENEW 5L MORTICE DEADLOCK Lock:Renew 5 lever mortice deadlock, keep and set of escutcheons including altering door as necessary for new lock and provide two new keys.	NO	56.67
3909AF	LOCK:RENEW WITH 5L MORTICE Lock:Renew rimlock with 5 lever mortice lock, keep and set of anodised aluminium lever handle furniture, including altering door as necessary for new lock and provide two new keys.	NO	73.35
3909BA	DOOR:RENEW MULTIPOINT LOCK Door:Renew any defective or broken multipoint door locking system complete to any type of door, adapt keep if necessary, including remove existing, test and leave in proper working order and provide two new keys.	NO	140.72
3909CA	LOCK:RENEW EUROLOCK COMPLETE Lock:Renew 'eurolock' lock, keep and set of anodised aluminium lever handle furniture including altering door as necessary for new lock and provide two new keys.	NO	55.95
3909FA	LOCK:SUPPLY THUMB-TURN TYPE LOCK Lock:Supply and fix thumb-turn type lock to fire door.	NO	51.22
3909GA	LOCK:OVERHAUL ANY LOCK COMPLETE Lock:Remove any type of lock and furniture, dismantle, overhaul, repair, oil and assemble and refix to door.	NO	14.01
3909HA	LOCK:RENEW PATIO DOOR LOCK COMPLETE Lock:Renew multipoint patio door lock and set of anodised aluminium lever handle furniture and provide two new keys.	NO	158.48

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ITEM	DESCRIPTION	UNIT	RATE
3909JA	DOOR:RENEW MULTIPOINT AV2+ LOCK Door:Renew any defective or broken multipoint Winkhaus AV2 door locking system complete to any type of door, adapt keep if necessary, including remove existing, test and leave in proper working order and provide two new keys.	NO	161.78
3909JB	DOOR:INSTALL ELECTRO MAGNETIC AV2-E LOCK Door:Isolate supply, supply and install electro-magnetic multipoint Winkhaus AV2 door locking system to single doorset, connect to electrical installation, including make all necessary connections to fire alarm installation, 24volt DC supply (allow for 6m of 1.00mm2 FP200 gold fire resistant cable and any necessary containment), test and make good on completion and remove waste and debris.	NO	701.60
3909KA	GERDA LOCK:SUPPLY AND FIT COMPLETE Gerda Lock:Renew any Gerda lock and keep, including altering door as necessary for new lock and provide two Gerda keys. And remove waste and debris.	NO	236.33
3909KB	GERDA LOCK:PROVIDE NEW GERDA KEY Gerda Lock:Supply only Gerda key including all necessary cutting.	NO	45.94
	Rim Slamlocks		
3910AA	RIM SLAMLOCK:RENEW GERDA COMPLETE Rim Slamlock:Supply and fix or renew with Gerda rim slamlock, keep and single escutcheon, inc alter door and frame as necessary and provide two Gerda slam lock keys, and remove waste and debris.	NO	313.87
3910AB	RIM SLAMLOCK:RENEW FB4 COMPLETE Rim Slamlock:Supply and fix or renew with Fire Brigade FB4 rim slamlock, keep and single escutcheon, inc alter door and frame as necessary and provide two FB4 slam lock keys, and remove waste and debris.	NO	121.44
	Latches		
3911AA	LATCH:RENEW MORTICE LATCH COMPLETE Latch:Renew mortice latch, keep and set of anodised aluminium lever handle furniture including altering door as necessary for new latch.	NO	42.39
3911AB	BATHROOM LATCH:RENEW MORTICE LATCH, THUMBTURN Bathroom Latch:Renew mortice latch, keep, set of anodised aluminium handles with escutecheons, complete with turn button, indicator and demergecny release and remove waste and debris	NO	37.84
3911BA	LATCH:OVERHAUL LATCH AND FURNITURE Latch:Remove mortice latch and furniture, dismantle, overhaul, repair, oil and assemble and refix to door.	NO	11.80
	Cylinder Night Latches		
3913AA	NIGHTLATCH:RENEW COMPLETE Nightlatch:Renew cylinder rim nightlatch, keep and pull handle, including altering door as necessary for new latch and provide two new keys.	NO	70.32
3913AB	NIGHTLATCH:RENEW CYLINDER BARREL Nightlatch:Renew cylinder barrel to nightlatch and provide two new keys.	NO	24.13

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ITEM	DESCRIPTION	UNIT	RATE
3913AC	NIGHTLATCH:RENEW SUITED CYLINDER BARREL Nightlatch:Renew suited cylinder barrel to nightlatch and provide two new keys.	NO	27.06
3913AE	NIGHTLATCH:RENEW PULL Nightlatch:Renew nightlatch finger full, dismantle latch, install new pull, oil and reassemble and refix to door.	NO	12.94
3913AD	NIGHTLATCH:OVERHAUL COMPLETE Nightlatch:Remove any type of cylinder nightlatch, dismantle, overhaul, repair, oil and assemble and refix to door.	NO	14.01
3913BA	LOCK:RENEW WITH KEYPAD TYPE - DOMESTIC STANDARD Lock:Renew any nightlatch with domestic standard keypad type lock, keep and pull including altering door as necessary for new lock.	NO	70.66
3913BB	LOCK:RENEW WITH KEYPAD TYPE - HEAVY DUTY Lock:Renew any nightlatch with heavy duty keypad and key type lock, keep and pull including altering door as necessary for new lock.	NO	145.92
3960CA	KEYSAFE:PROVIDE FOR ACCESS Keysafe:Supply and install permanent proprietary keysafe to Client's property, fixed to walls and make good all finishes.	NO	26.07
	Boarding Up/Nailing Up		
3970AA	OPENING:REMOVE BOARDING TO OPENINGS Opening:Remove boarding from window or door opening and make good. Leave property secure including refix boarding if required.	NO	8.12
3970AB	OPENING:REMOVE NAILS FROM OPENING Opening:Remove nails from window or door and make good (per window or door).	NO	6.03
	Roller and Ball Catches		
3915AA	CATCH:RENEW CATCH AND KEEP Catch:Renew catch and keep including altering door as necessary for new catch and housing out frame for keep.	NO	15.56
3915AB	CUPBOARD:RENEW 50MM BRASS LOCK Cupboard:Renew 50mm brass cupboard lock.	NO	20.92
	Bolts, Security Bolts, Panic Bolts and Padlocks		
3917AA	BOLT:RENEW NE 250MM PADBOLT Bolt:Renew or supply and fix new ne 250mm galvanised approved padbolt.	NO	15.05
3917AB	BOLT:RENEW 200MM TOWER BOLT Bolt:Renew or supply and fix new 200mm tower bolt and keep.	NO	12.99
3917AC	BOLT:RENEW NE 150MM BARREL BOLT Bolt:Renew or supply and fix new ne 150mm barrel bolt and keep.	NO	6.98
3917AD	BOLT:RENEW INDICATOR BOLT Bolt:Renew 175mm SAA bathroom indicator bolt and keep.	NO	26.20

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ITEM	DESCRIPTION	UNIT	RATE
3917AE	BOLT:RENEW MORTICE SECURITY BOLT Bolt:Renew or supply and fix new mortice security bolt with key operation and keep.	NO	24.80
3917AF	BOLT:RENEW SINGLE PANIC BOLT Bolt:Renew or supply and fix new any type approved SAA panic bolt and keep to single door.	NO	103.32
3917AG	BOLT:RENEW FIRE SECURITY BOLT Bolt:Renew or supply and fix new fire security bolt, surface fixed to emergency exit doors comprising metal bolt held extended by clear glass tube retained by padlock including keep, hammer and chain.	NO	40.63
3917BA	BOLT:RENEW LEVER ACTION FLUSH BOLT Bolt:Renew 200mm x 19mm lever action flush bolt and keep and recessing into face of door.	NO	19.72
3917AH	HASP:RENEW WITH PADLOCK Hasp:Renew any type of hasp, staple and 50mm galvanised approved padlock, supply two keys and hand keys to Client Representative.	NO	35.21
3917AJ	BOLT:RENEW GLASS TO FIRE SECURITY BOLT Bolt:Renew glass tube to fire security bolt including reset.	NO	8.54
3917AK	BOLT AND KEEP:REMOVE EASE AND REFIX Bolt and Keep:Remove barrel bolt or bolt keep, oil and ease as necessary and refix bolt and or bolt keep in new position.	NO	7.36
3917AL	PADLOCK:RENEW OR SUPPLY PADLOCK Padlock:Renew or supply and fix 50mm galvanised approved padlock with two keys and hand to Client Representative.	NO	19.79
	Fittings to Timber Windows		
3919AA	WINDOW FITTING:RENEW BRASS CASEMENT CATCH Window Fitting:Renew brass casement catch and keep to timber window.	NO	16.40
3919AB	WINDOW FITTING:RENEW BRASS STAY AND FASTENER Window Fitting:Renew any brass casement stay and two pin fastener and fix to timber window.	NO	16.72
3919BA	WINDOW FITTING:RENEW AA CASEMENT CATCH Window Fitting:Renew anodised aluminium standard or offset casement catch and keep to timber window.	NO	20.96
3919BB	WINDOW FITTING:RENEW AA STAY AND FASTENER Window Fitting:Renew any anodised aluminium casement stay and two pin fastener and fix to timber window.	NO	15.90
3919CA	WINDOW FITTING:RENEW ZINC ALLOY CASEMENT CATCH Window Fitting:Renew epoxy coated zinc alloy standard or offset casement catch and keep to timber window.	NO	19.50
3919CB	WINDOW FITTING:RENEW ZINC ALLOY STAY AND FASTENER Window Fitting:Renew any epoxy coated zinc alloy casement stay and two pin fastener and fix to timber window.	NO	13.12

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ITEM	DESCRIPTION	UNIT	RATE
3919DA	WINDOW FITTING:RENEW GALVANISED SAFETY FASTENER Window Fitting:Renew galvanised safety window fastener and fix to timber window.	NO	17.50
3919EA	WINDOW FITTING:RENEW PIVOT WINDOW FASTENER Window Fitting:Renew pivot window fastener and receiver to timber window.	NO	13.20
3919FA	WINDOW FITTING:RENEW RESTRICTOR STAY Window Fitting:Renew window restrictor stay to timber window.	NO	12.74
3919GA	WINDOW FITTING:RENEW MORTICE SECURITY BOLT Window Fitting:Renew or supply and fix new mortice security bolt with key operation and keep and fix to timber window.	NO	21.10
3919HA	WINDOW FITTING:RENEW WITH LOCKABLE TYPE STAY Window Fitting:Renew any type/supply and fix new anodised aluminium lockable casement stay and two threaded pin fasteners with key operation, fix to casement or fanlight of timber window and provide two new keys.	NO	23.25
3919IA	WINDOW FITTING:RENEW LOCKABLE RESTRICTOR STAY Window Fitting:Renew any type or supply and fix new anodised aluminium lockable restrictor security stay with key operation, fix to casement or fanlight of timber window, and provide two new keys.	NO	21.18
3919JA	WINDOW FITTING:RENEW LOCKABLE CASEMENT CATCH Window Fitting:Renew any type/supply and fix new anodised aluminium lockable standard or offset casement catch and keep with key operation, fix to casement of timber window and provide two new keys.	NO	20.27
3919KA	WINDOW FITTING:REFIX EASE ADJUST ANY TYPE Window Fitting:Refix, ease and adjust any loose window fitting to timber window.	NO	6.47
3919KB	WINDOW FITTING:REFIX ANY LOOSE Window Fitting:Remove and refix any type of loose window fitting to timber window, ease and adjust, touch up decorations and make good.	NO	10.33
	Fittings to Steel Windows		
3921AA	WINDOW FITTING:RENEW HINGES EASE ADJUST STEEL Window Fitting:Renew hinges to casement sash or fanlight to window frame and ease and adjust (casement and fanlight in place).	NO	21.96
3921AB	WINDOW FITTING:RENEW FASTENER STAY TO STEEL SASH Window Fitting:Renew casement fastener or fanlight stay or casement stay or stay pin to steel window.	NO	14.53
3921AC	WINDOW FITTINGS:RENEW LOCK TO STEEL SASH Window Fittings:Renew/supply and fix new lock with key operation to casement or fanlight to steel window, hand key to Tenant.	NO	19.68
3921AD	WINDOW FITTING:RENEW LOCKABLE STAY TO STEEL SASH Window Fitting:Renew or supply and fix new lockable type lock or restrictor stay with key operation to casement or fanlight to steel window, and provide two new keys.	NO	21.18

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ITEM	DESCRIPTION	UNIT	RATE
3921AE	WINDOW FITTING:REPAIR, EASE, ADJUST TO STEEL SASH Window Fittings:Repair stay, fastener or catch to steel window and check, ease and adjust.	NO	10.33
	Fittings to Aluminium Windows		
3923AA	WINDOW FITTING:RENEW FRICTION STAY TO ALUM SASH Window Fitting:Renew friction stay to aluminium casement sash or fanlight to window frame and ease and adjust (casement and fanlight in place).	NO	19.93
3923AB	WINDOW FITTING:RENEW FASTENER STAY TO ALUM SASH Window Fitting:Renew casement fastener or fanlight stay or casement stay or stay/pin to aluminium window.	NO	18.00
3923AC	WINDOW FITTING:REPAIR, EASE, ADJUST TO ALUM SASH Window Fitting:Repair stay, fastener, catch or stay pin to ease operation of aluminium window and check, ease and adjust.	NO	10.33
	Door Furniture including Viewer, Security Chain		
3925AA	DOOR FURNITURE:RENEW SET OF LEVER HANDLES Door Furniture:Renew set of anodised aluminium lever latch or lock furniture.	NO	33.86
3925AB	DOOR FURNITURE:RENEW SET OF KNOBS TO RIMLOCK Door Furniture:Renew set of rimlock knob furniture.	NO	13.52
3925BA	DOOR FURNITURE:RENEW OR INSTALL VIEWER Door Furniture:Renew or supply and fix new security door viewer including drilling/adapting hole through door as necessary and make good, and remove waste and debris.	NO	13.31
3925CA	DOOR FURNITURE:RENEW OR INSTALL CHAIN Door Furniture:Renew or supply and fix new door security chain and make good and remove waste and debris.	NO	10.27
3925DA	DOOR FURNITURE:RENEW OR INSTALL KICKING PLATE Door Furniture:Renew or supply and fix 16 gauge SAA kicking plate ne 900x300mm, screw fixed to any door.	NO	27.67
3925EA	DOOR FURNITURE:RENEW OR INSTALL PULL HANDLES Door Furniture:Renew or supply and fix pull handle, SAA, 150mm.	NO	19.48
3925FA	DOOR FURNITURE:RENEW OR INSTALL PUSH PLATES Door Furniture:Renew push or finger plate, SAA, 225x50mm and remove waste and debris.	NO	10.42
3925FB	DOOR FURNITURE:RENEW OR INSTALL ESCUTCHEON SET Door Furniture:Renew or supply and fix new set of SAA escutcheons to match existing.	NO	14.63
3925GA	DOOR FURNITURE:RENEW OR INST BATHRM ESCUTCHEON SET Door Furniture:Renew or supply and fix new set of escutcheons to to match existing complete with turn button, indicator and emergency release and remove waste and debris.	NO	16.85

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ITEM	DESCRIPTION	UNIT	RATE
3925GB	DOOR FURNITURE:RENEW OR INSTALL CABIN HOOK AND EYE Door Furniture:Renew or supply and fix cabin hook and eye.	NO	14.71
3925GC	DOOR FURNITURE:RENEW OR INSTALL LOW THRESHOLD Door Furniture:Renew or supply and fix aluminium slimline low access threshold including plugging and screwing to floor, make good finishes.	NO	35.75
3925SA	DOOR FURNITURE:INSTALL 'SECURITY' PACK - LOCK Door Furniture:Supply and install security pack to front door of dwelling comprising security sash mortice lock with set of lever furniture, 180 degree door viewer and lockable door chain and keys.	IT	113.93
3925SB	DOOR FURNITURE:INSTALL 'SECURITY' PACK - DEADLOCK Door Furniture:Supply and install security pack to front door of dwelling comprising mortice deadlock and set of escutcheons, 180 degree door viewer and lockable door chain and keys.	IT	106.83
3935HA	FIRE SIGN:SUPPLY TO DOOR SAA Fire Sign:Supply and fix SAA 'FIRE DOOR - KEEP SHUT' sign at eye level on face of door.	NO	10.01
	Ironmongery - Adaptations		
3926AA	DOOR:SUPPLY AND FIX KICKING PLATE 300MM Door:Supply and fix 16 gauge SAA kicking plate ne 900x300mm, screw fixed to any door and remove waste and debris.	NO	28.89
3926AB	DOOR:REPLACE KNOBSET WITH LEVER HANDLES Door:Remove any type of knobset furniture to door and replace with set of lever furniture and remove waste and debris. (per door).	IT	16.55
3926BA	DOORS:INSTALL ALUMINIUM SHEETING TO FACE OF DOOR Doors:Supply and install 4mm aluminium grade 1050 plain finish sheeting, cut to size of door and drilled and screwed at 150mm centres to face of door subject to high impact, remove waste and debris.	IT	203.45
	Letterplates		
3927AA	LETTERPLATE:RENEW COMPLETE WITH KNOCKER Letterplate:Renew letter plate and knocker including plugging and redrilling holes and altering opening where necessary and provide and fix new brush type draught excluder.	NO	48.52
3927AB	LETTERPLATE:RENEW FIREPROOF TYPE Letterplate:Renew or supply and install fireproof letter plate and knocker to suit appropriate fire resisting door or sidelight frame including plugging and redrilling holes and adapting opening where necessary.	NO	48.61
3927BA	LETTERPLATE:RENEW OR SUPPLY HIGH SECURITY COWL Letterplate:Renew or supply and fix new high security internal letter cowl screwed to internal face of door.	NO	25.71
3927BC	LETTERPLATE:RENEW OR SUPPLY DRAUGHT EXCLUDER Letterplate:Renew or supply and fix PVCu draught excluder with brush inset screwed to internal face of door.	NO	11.47

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ITEM	DESCRIPTION	UNIT	RATE
3927BD	LETTERPLATE:RENEW OR SUPPLY ANY TYPE Letterplate:Renew or supply any type of letter plate and knocker and draught excluder including plugging and redrilling holes and altering opening where necessary and provide and fix new brush type draught excluder.	IT	75.50
	Door Numerals		
3929AA	DOOR NUMERAL:RENEW NE 3 NO Door Numeral:Renew or replace ne 3 No. letters or numerals.	IT	16.90
	Door Stop		
3931AA	DOOR STOP:PROVIDE RUBBER STOP Door Stop:Supply and fix 25mm diameter rubber door stop to softwood or masonry.	NO	4.67
	Name and Sign Plates		
3932AA	FIRE SIGN:RENEW TO DOOR ACRYLIC Fire Sign:Renew or supply and fix new Acrylic FIRE DOOR - KEEP SHUT sign at eye level on face of door.	NO	10.16
3932AC	NO SMOKING:SUPPLY SIGN TO DOOR SAA No Smoking:Supply and fix SAA No Smoking sign at eye level on face of door.	NO	27.47
3932AD	NO SMOKING:RENEW SIGN TO DOOR ACRYLIC No Smoking:Renew or supply and fix new Acrylic No Smoking sign at eye level on face of door.	NO	11.72
	Miscellaneous Works		
	Ceiling Access Hatch		
3951AA	CEILING HATCH:FORM OPENING COMPLETE Ceiling Hatch:Cut opening through ceiling for access hatch, trim opening with ne 75x150mm pressure impregnated sawn softwood trimmers, 25x38mm softwood stops fixed to trimmers/joists, 19x69mm softwood architraves and 900x600x18mm blockboard trap, fully insulated, fix draught strips to perimeter of hatch, ironmongery, make good to plasterwork and decorate to match existing.	IT	183.01
3951AB	CEILING HATCH:RENEW BLOCKBOARD ACCESS HATCH Ceiling Hatch:Renew with 18mm blockboard access hatch, fully insulated with 150mm mineral fibre insulation, including fit new draught strips, all ironmongery and decorate to match existing.	IT	74.29
3951AC	CEILING HATCH:FIX NEW PROPRIETARY HATCH Ceiling Hatch:Cut opening through ceiling, trim opening as necessary and supply and fix proprietary purpose make ceiling access hatch complete, make good all finishes and decorations.	IT	116.49
3951AD	CEILING HATCH:RENEW PROPRIETARY HATCH Ceiling Hatch:Renew existing proprietary ceiling hatch, remove existing, supply and fix proprietary purpose make ceiling access hatch complete, make good all finishes and decorations.	IT	65.02

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ITEM	DESCRIPTION	UNIT	RATE
3951FA	CEILING HATCH:UPGRADE FIRE RESISTANCE Ceiling Hatch:Upgrade fire resistance of ceiling hatch, supply, cut and fit 12.5mm plasterboard screwed to roof space side of hatch.	IT	30.81
3951GA	CEILING HATCH:UPGRADE INSULATION Ceiling Hatch:Upgrade thermal insulation of ceiling hatch, supply, cut and fit 75mm Celotex or other equal and approved thermal sheeting fixed to roof space side of hatch.	IT	28.91

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ITEM	DESCRIPTION	UNIT	RATE
	PLASTERWORK AND OTHER FINISHES		
	Plasterwork, Rendering and Screeds		
	Plasterwork - Walls		
4111AB	WALL:RENEW APPLY 3MM SKIM COAT PLASTER Wall:Renew defective or apply new skim coat of plaster including hack off existing and renew including all preparation and joints to existing surfaces and remove waste and debris.	SM	11.52
4111AC	WALL:12MM FLOAT AND SET Wall:Float and set to walls 12mm thick, including all preparation, labours, and joints to existing surfaces and remove waste and debris.	SM	21.86
4111AD	WALL:TWO COATS DUB OUT Wall:Two coats (bonding coat and skim coat) including bonding agent as necessary including additional coat or dub out as necessary with cement and sand including all labours and remove waste and debris.	SM	34.06
4111AF	WALL:HACK REPLASTER TWO COATS DUB OUT Wall:Hack off plaster, rake out and prepare background, two coats (bonding coat and skim coat) including bonding agent as necessary to walls including additional coat or dub out as necessary with cement and sand including all labours and remove waste and debris.	SM	48.67
4111AJ	WALL:TWO COATS BONDING WALLS Wall:Two coat (bonding coat and skim coat) including bonding agent as necessary to walls 12mm thick, including additional coat or dub out as necessary with cement and sand including all labours and remove waste and debris.	SM	20.59
	Plasterboard - Walls		
4113AC	WALL:FIX NE 12.5MM PLASTERBOARD SCRIM JOINTS Wall:Supply, cut and fix ne 12.5mm plasterboard to walls and scrim joints, including additional support battens, noggins etc. to studding and all labours and remove waste and debris.	SM	13.00
4113AD	WALL:FIX NE 12.5MM PLASTERBOARD 3MM SKIM COAT Wall:Supply, cut and fix ne 12.5mm plasterboard to walls, scrim joints and 3mm skim plaster to walls, including additional support battens, noggins etc. to studding, including all labours and remove waste and debris.	SM	24.66
4113AE	WALL:FIX NE 12.5MM PLASTERBOARD TWO COAT FINISH Wall:Supply, cut and fix ne 12.5mm plasterboard to walls, scrim joints and apply one coat of bonding plaster and one coat of 3mm skim finish plaster to walls, including additional support battens, noggins etc. to studding, including all labours and remove waste and debris.	SM	33.63
4113AF	WALL:RENEW NE 12.5MM PLASTERBOARD 3MM SKIM Wall:Take down plasterboard or lath and plaster to wall, denail studs etc. and prepare, supply, cut and fix ne 12.5mm plasterboard to wall including scrim joints and 3mm skim plaster, additional support battens, noggins etc. to studs including all labours and remove waste and debris.	SM	31.61

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ITEM	DESCRIPTION	UNIT	RATE
4113AG	WALL:RENEW DOUBLE PLASTERBOARD 3MM SKIM COAT Wall:Take down plasterboard or lath and plaster to wall, denail studs etc. and prepare, supply, cut and fix double layer 9.5mm plasterboard to wall including scrim joints and 3mm skim plaster, additional support battens, noggins etc. to studs including all labours and remove waste and debris.	SM	41.44
	Fireline Board - Walls		
4114AA	WALL:FIX 12.5MM FIRELINE BOARD 3MM SKIM COAT Wall:Supply, cut and fix 12.5mm Fireline board to walls, scrim joints and 3mm skim plaster to existing timber stud walls, including additional support battens, noggins etc, to studding, including all labours and remove waste and debris.	SM	26.48
4114AB	WALL:FIX 15MM FIRELINE BOARD 3MM SKIM COAT Wall:Supply, cut and fix 15mm Fireline board to walls, scrim joints and 3mm skim plaster to existing timber stud walls, including additional support battens, noggins etc, to studding, including all labours and remove waste and debris.	SM	29.67
	Plasterwork - Ceilings		
4131AA	CEILING:RENEW APPLY SKIM COAT Ceiling:Hack off existing and renew defective or apply new skim coat of plaster including all joints to existing surfaces and all labours and remove waste and debris.	SM	13.74
4131AC	CEILING:TWO COATS BONDING Ceiling:Two coat (bonding coat and skim coat) including bonding agent as necessary coat to concrete ceiling apply bonding agent, including all labours and remove waste and debris.	SM	24.87
4131AE	CEILING:HACK RENEW PLASTER Ceiling:Hack off defective plaster to ceiling, prepare and replaster ceiling in two coats (bonding and finish), joints to existing surfaces, all labours, make good and remove waste and debris.	SM	28.86
4131BA	CEILING:APPLY 5MM SKIM TO ARTEX Ceiling:Prepare and apply 5mm skim coat of plaster to existing artex ceiling, apply bonding agent, including all joints to existing surfaces and all labours and remove waste and debris.	SM	20.62
	Plasterboard - Ceilings		
4133AB	CEILING:FIX NE 12.5MM PLASTERBOARD 3MM SKIM COAT Ceiling:Supply, cut and fix ne 12.5mm plasterboard, scrim joints and 3mm skim plaster to ceiling, including additional support battens, noggins to joists, including all labours and remove waste and debris.	SM	25.40
4133AG	CEILING:FIX NE 12.5MM PLASTERBOARD TWO COAT FINISH Ceiling:Supply, cut and fix ne 12.5mm plasterboard, scrim joints and apply one coat of bonding plaster and one coat of 3mm skim finish plaster to ceilings, including additional support battens, noggins etc. to walls, including all labours and remove waste and debris.	SM	37.18
4133AC	CEILING:FIX DOUBLE NE 12.5MM PLASTERBOARD 3MM SKIM Ceiling:Supply, cut and fix double layer of ne 12.5mm plasterboard to ceiling with scrim joints and 3mm skim plaster including additional support battens, noggins etc. to joists, including all labours and remove waste and debris.	SM	40.11

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ITEM	DESCRIPTION	UNIT	RATE
4133AD	CEILING:RENEW NE 12.5MM PLASTERBOARD 3MM SKIM COAT Ceiling:Take down plasterboard or lath and plaster ceiling, denail joists and prepare, supply, cut and fix ne 12.5mm plasterboard to ceiling including scrim joints and 3mm skim plaster, additional support battens, noggins etc. to joists including all labours and remove waste and debris.	SM	37.96
4133AE	CEILING:RENEW NE 12.5MM PLASTERBOARD SKIM IN PATCH Ceiling:Take down plasterboard or lath and plaster ceiling, denail joists and prepare, supply, cut and fix ne 12.5mm plasterboard to ceiling in patch including scrim joints and 3mm skim plaster, additional support battens, noggins etc. to joists including all labours and remove waste and debris.	IT	46.84
4133AF	CEILING:RENEW DOUBLE PLASTERBOARD 3MM SKIM COAT Ceiling:Take down plasterboard or lath and plaster ceiling, denail joists and prepare, supply, cut and fix double layer ne 12.5mm plasterboard to ceiling with scrim joints and 3mm skim plaster, additional support battens, noggins etc. to joists including all labours and remove waste and debris.	SM	46.76
4133FA	CEILING:FIX 12.5MM PLASTERBOARD IN FLOOR VOID Ceiling:Take up existing floor boarding and set aside, cut and fix 12.5mm plasterboard to floor joists, including additional noggins etc, relay floor boarding, adjust skirtings etc., make good.	SM	21.94
4133JA	BEAM CASING:FIX TWO LAYERS PLASTERBOARD 5MM COATS Beam Casing:Supply, cut and fix double layer ne 12.5mm plasterboard, scrim joints to beam casing, including additional support battens, noggins to steel joists, 3mm bonding plaster, 2mm skim plaster including all labours and remove waste and debris.	SM	55.78
4133JB	BEAM CASING:FIX PLASTERBOARD 3MM COATS Beam Casing:Supply, cut and fix one layer ne 12.5mm plasterboard, scrim joints and 3mm skim plaster to beam casing, including additional support battens, noggins to steel joists, 2mm skim plaster including all labours and remove waste and debris, ne 300mm wide.	LM	41.77
	Vapour Resistant/Foil Backed Plasterboard		
4134AB	CEILING:FIX 12.5MM VR PLASTERBOARD 3MM SKIM COAT Ceiling:Supply, cut and fix ne 12.5mm vapour resistant foil backed plasterboard, scrim joints and 3mm skim plaster to ceiling, including additional support battens, noggins to joists, including all labours and remove waste and debris.	SM	30.00
4134AC	CEILING:FIX DOUBLE VR PLASTERBOARD 3MM SKIM COAT Ceiling:Supply, cut and fix double layer of ne 12.5mm vapour resistant foil backed plasterboard to ceiling with scrim joints and 3mm skim plaster including additional support battens, noggins etc. to joists, including all labours and remove waste and debris.	SM	49.29
4134AE	CEILING:RENEW 12.5MM VR PLASTERBOARD 3MM SKIM COAT Ceiling:Take down plasterboard or lath and plaster ceiling, denail joists and prepare, supply, cut and fix ne 12.5mm vapour resistant foil backed plasterboard to ceiling including scrim joints and 3mm skim plaster, additional support battens, noggins etc., to joists including all labours and remove waste and debris.	SM	41.98

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ITEM	DESCRIPTION	UNIT	RATE
4134AF	CEILING:RENEW DOUBLE VR PLASTERBOARD 3MM SKIM COAT Ceiling:Take down plasterboard or lath and plaster ceiling, denail joists and prepare, supply, cut and fix double layer ne 12.5mm vapour resistant foil backed plasterboard to ceiling with scrim joints and 3mm skim plaster, additional support battens, noggins etc., to joists including all labours and remove waste and debris.	SM	55.95
4134AG	CEILING:OVERLAY NE 12.5MM VR PLASTERBOARD 3MM SKIM Ceiling:Prepare existing ceiling and overlay with ne 12.5mm vapour resistant foil backed plasterboard nailed to joists including all necessary packings, battens, noggins etc., to ensure line and level, scrim joints, 3mm skim plaster, including all labours and remove waste and debris.	SM	33.11
	Fireline Board - Ceilings		
4135AA	CEILING:RENEW 12.5MM FIRELINE BOARD 3MM SKIM COAT Ceiling:Take down plasterboard or lath and plaster ceiling, denail joists and prepare, supply, cut and fix 12.5mm Fireline board to ceiling including scrim joints and 3mm skim plaster, additional support battens, noggins etc. to joists including all labours and remove waste and debris.	SM	47.39
4135AB	CEILING:RENEW 15MM FIRELINE BOARD 3MM SKIM COAT Ceiling:Take down plasterboard or lath and plaster ceiling, denail joists and prepare, supply, cut and fix 15mm Fireline board to ceiling including scrim joints and 3mm skim plaster, additional support battens, noggins etc. to joists including all labours and remove waste and debris.	SM	49.25
4135AC	CEILING:FIX DOUBLE 15MM FIRELINE BOARD + SKIM COAT Ceiling:Supply, cut and fix double layer 15mm Fireline board, scrim joints and 3mm skim plaster to ceiling, including additional support battens, noggins to joists, including all labours and remove waste and debris.	SM	54.31
	Sand and Cement Render		
4210AG	WALL:HACK OFF RENDER IN PATCH Wall:Hack off any thickness of render from walls in patch, rake out and prepare brickwork or blockwork to receive rendering and remove waste and debris.	IT	22.18
4210AA	WALL:HACK OFF RENDER Wall:Hack off any thickness of render from walls, rake out and prepare brickwork or blockwork to receive rendering and remove waste and debris.	SM	17.74
4210AH	WALL:APPLY SMOOTH RENDER DUB OUT IN PATCH Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent to external walls in patch trowelled smooth, dub out as necessary with cement and sand including all preparation, labours and remove waste and debris.	IT	31.30
4210AM	WALL:APPLY ROUGHCAST RENDER DUB OUT IN PATCH Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent to external walls in patch with roughcast finish, dub out as necessary with cement and sand including all preparation, labours and remove waste and debris.	IT	40.80
4210AB	WALL:APPLY SMOOTH RENDER DUB OUT Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent to external walls trowelled smooth, dub out as necessary with cement and sand, including all preparation, labours and remove waste and debris.	SM	27.86

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ITEM	DESCRIPTION	UNIT	RATE
4210AN	WALL:APPLY ROUGHCAST RENDER DUB OUT Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent to external walls with roughcast finish, dub out as necessary with cement and sand, including all preparation, labours and remove waste and debris.	SM	36.08
4210AJ	WALL:APPLY WET DASH RENDER DUB OUT IN PATCH Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent and wet dash finish to external walls in patch, dub out as necessary with cement and sand, including all labours and remove waste and debris.	IT	40.24
4210AC	WALL:APPLY WET DASH RENDER DUB OUT Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent and wet dash finish to external walls, dub out as necessary with cement and sand, including all labours and remove waste and debris.	SM	38.31
4210AK	WALL:APPLY DRY DASH RENDER DUB OUT IN PATCH Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent and dry dash finish to external walls in patch, dub out as necessary with cement and sand, including all labours and remove waste and debris.	IT	47.20
4210AD	WALL:APPLY DRY DASH RENDER DUB OUT Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent and dry dash finish to external walls, dub out as necessary with cement and sand, including all labours and remove waste and debris.	SM	43.63
4210AL	WALL:APPLY DECORATIVE RENDER DUB IN PATCH Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent to external walls in patch including 'Decorative' finish, dub out as necessary with cement and sand, including all labours and remove waste and debris.	IT	43.15
4210AE	WALL:APPLY DECORATIVE RENDER DUB Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent to external walls including 'Decorative' finish, dub out as necessary with cement and sand all labours and remove waste and debris.	SM	38.38
4210AF	WALL:APPLY SANDTEX FINISHED ROUGH RENDER DUB Wall:Apply 12mm cement and sand render (1:3) with waterproofing agent to external walls including Rough Sandtex or other equal and approved finish, dub out as necessary with cement and sand and all labours and remove waste and debris.	SM	66.13
4210BA	WALL:SPECIALIST RENDER FLOAT Wall:Apply two coats of Weber or similar equal and approved polymer based coloured render, with float finish, fix stainless steel reinforcement, and all base, corner, stop and drip beads all to be applied strictly in accordance with the manufacturers instructions, including all labours and remove waste and debris.	SM	63.67
4210BB	WALL:SPECIALIST RENDER DASH Wall:Apply two coats of Weber or similar equal and approved polymer based coloured render, with dash finish, fix stainless steel reinforcement, and all base, corner, stop and drip beads all to be applied strictly in accordance with the manufacturers instructions, including all labours and remove waste and debris.	SM	66.40
4210CA	WALL:INSULATED RENDER PLAIN Wall:Apply external insulation and render coating system, with plain finish, to be installed strictly in accordance with the manufacturers technical data sheet, including all labours and remove waste and debris.	SM	84.02

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ITEM	DESCRIPTION	UNIT	RATE
4210CB	WALL:INSULATED RENDER TYROL Wall:Apply external insulation and render coating system, with tyrolean finish, to be installed strictly in accordance with the manufacturers technical data sheet, including all labours and remove waste and debris.	SM	88.56
	Lime Render		
4210DA	WALL:APPLY 2 COAT LIME RENDER DUB Wall:Apply 8-10mm lime and sand render (2:5) to external walls with smooth finish final coat 6-10mm lime and sand render (2:5) and sand and all labours.	SM	39.51
	Render Repairs and Sundry Items		
4230ZA	RENDER REPAIRS:REPAIR CRACK Render Repairs:Repair crack in any external render including carefully hack out and make good with cement and sand including applying finish to match existing.	LM	10.15
4230ZB	RENDER REPAIRS:REPAIR CRACK AROUND FRAME Render Repairs:Repair cracks to render and applied finishes around door or window frame including hack out loose render and make good including make good sealant joint to frame.	LM	14.38
4230ZC	RENDER REPAIRS:RENEW REVEAL TO FRAME Render Repairs:Renew rendered door or window frame reveal complete including hack off external finish, remake arris and rerender including any dubbing out and waterproofing agent and make good applied finishes and remove waste and debris.	LM	17.04
4230ZD	RENDER REPAIRS:RENEW BELLCAST FEATURE Render Repairs:Renew bellcast to any render over openings or above damp course, hack off, fix bellcast bead and form bellcast externally and remove waste and debris.	LM	17.87
4230ZE	DWELLING REPAIR:MAKE GOOD AROUND PIPE ETC Dwelling:Make good any type of external render around any size or type of pipe, brackets, other projections and the like, fill holes and make good small areas and other defects with render to match existing (only to be claimed where not part of schedule item for make good etc.). (Per Dwelling).	IT	17.58
	Render Repair Systems		
4235AA	WALL:RENDER REPAIR - 5 YEAR - PATCH 0.25M2 Wall:Undertake reinstatement of standard render system approximately 10mm thickness excluding surface preparation (measured seperately) apply base level of render, apply top coat of fine render, all labours and fair joint to existing render, in patch ne 0.25m2, make good, remove waste and debris, 5 year joint warranty.	NO	6.32
4235AB	WALL:RENDER REPAIR - 5 YEAR - PATCH 0.50M2 Wall:Undertake reinstatement of standard render system approximately 10mm thickness excluding surface preparation (measured seperately) apply base level of render, apply top coat of fine render, all labours and fair joint to existing render, in patch over 0.25m2 and ne 0.50m2, make good, remove waste and debris, 5 year joint warranty.	NO	10.91

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ITEM	DESCRIPTION	UNIT	RATE
4235AC	WALL:RENDER REPAIR - 5 YEAR - PATCH 1.00M2 Wall:Undertake reinstatement of standard render system approximately 10mm thickness excluding surface preparation (measured seperately) apply base level of render, apply top coat of fine render, all labours and fair joint to existing render, in patch over 0.50m2 and ne 1.00m2, make good, remove waste and debris, 5 year joint warranty.	NO	19.16
4235AD	WALL:RENDER REPAIR - 5 YEAR Wall:Undertake reinstatement of standard render system approximately 10mm thickness excluding surface preparation (measured sseperately) apply base level of render, apply top coat of fine render, all labours and fair joint to existing render, in areas over 1.00m2, make good, remove waste and debris, 5 year joint warranty.	SM	22.62
4235BA	WALL:FLEXIBLE RENDER REPAIR - 10YEAR PATCH 0.25M2 Wall:Undertake reinstatement of flexible render system excluding surface preparation (measured seperately) apply base level of render, apply an intermediate coat of Compound Mortar complete with embedded reinforcement fabric, apply top coat of fine render, all labours and fair joint to existing render, in patch ne 0.25m2, make good, remove waste and debris, 10 year joint warranty.	NO	16.07
4235BB	WALL:FLEXIBLE RENDER REPAIR - 10YEAR PATCH 0.50M2 Wall:Undertake reinstatement of flexible render system excluding surface preparation (measured seperately) apply base level of render, apply an intermediate coat of Compound Mortar complete with embedded reinforcement fabric, apply top coat of fine render, all labours and fair joint to existing render, in patch over 0.25m2 and ne 0.50m2, make good, remove waste and debris, 10 year joint warranty.	NO	19.33
4235BC	WALL:FLEXIBLE RENDER REPAIR - 10YEAR PATCH 1.00M2 Wall:Undertake reinstatement of flexible render system excluding surface preparation (measured seperately) apply base level of render, apply an intermediate coat of Compound Mortar complete with embedded reinforcement fabric, apply top coat of fine render, all labours and fair joint to existing render, in patch over 0.50m2 and ne 1.00m2, make good, remove waste and debris, 10 year joint warranty.	NO	24.48
4235BD	WALL:FLEXIBLE RENDER REPAIR - 10YEAR Wall:Undertake reinstatement of flexible render system excluding surface preparation (measured seperately) apply base level of render, apply an intermediate coat of Compound Mortar complete with embedded reinforcement fabric, apply top coat of fine render, all labours and fair joint to existing render, in areas over 1.00m2, make good, remove waste and debris, 10 year joint warranty.	SM	30.60
	Coatings to Ceilings		
4250AA	CEILING:APPLY ARTEX TYPE FINISH Ceiling:Prepare and apply Artex type textured coating with stipple or comb finish to ceiling including caulk joints in plasterboard and or cracks in plaster finish.	SM	11.43
4250AB	CEILING:APPLY ARTEX TYPE FINISH IN PATCH Ceiling:Prepare and apply Artex type textured coating with stipple or comb finish to ceiling in patch including caulk joints in plasterboard and or cracks in plaster finish, prime as necessary and make good to match existing.	IT	10.80

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ITEM	DESCRIPTION	UNIT	RATE
	Dry Linings		
4270AB	WALL:DRY LINE NE 12.5MM PLASTERBOARD PADS AND DABS Wall:Strip existing wall, thoroughly clean down mould and fungi from any affected areas, remove any coving and line wall with ne 12.5mm plasterboard fixed to plaster pads and dabs in accordance with manufacturers technical data sheet including all filling and jointing, disconnect, remove and refix on re-aligned boxes with extended fixing screws any socket outlets, switch plates and the like, remove and later refix all skirtings, dado rails and the like and make good on completion and remove waste and debris.	SM	34.73
4270AA	WALL:DRY LINE NE 12.5MM PLASTERBOARD SKIM Wall:Strip existing wall, thoroughly clean down mould and fungi from any affected areas, remove any coving and line wall with ne 12.5mm plasterboard fixed to plaster pads and dabs in accordance with manufacturers technical data sheet including all filling and jointing, disconnect, remove and refix on re-aligned boxes with extended fixing screws any socket outlets, switch plates and the like, apply 3mm skim coat of plaster, remove and later refix all skirtings, dado rails and the like and make good on completion and remove waste and debris.	SM	42.70
4270AC	CEILING:DRY LINE 12.5MM THERMALBOARD Ceiling:Strip existing ceiling, thoroughly clean down mould and fungi from affected areas, remove any coving, supply and fix 50x25mm treated softwood battens at 600mm centres including any necessary packing, plugging and screwing, line ceilings with 12.5mm plasterboard faced thermal board screwed to battens including filling and jointing, disconnect and remove ceiling roses and refix on re-aligned boxes and fit extended fixing fixing screws and remove waste and debris.	SM	70.46
4270AD	CEILING:DRY LINE 25MM THERMALBOARD Ceiling:Strip existing ceiling, thoroughly clean down mould and fungi from affected areas, remove any coving, supply and fix 50x25mm treated softwood battens at 600mm centres including any necessary packing, plugging and screwing, line ceilings with 25mm plasterboard faced thermal board screwed to battens including filling and jointing, disconnect and remove ceiling roses and refix on re-aligned boxes and fit extended fixing screws and remove waste and debris.	SM	97.25
4270AE	WALL:DRY LINE 25MM THERMALBOARD Wall:Strip existing walls, thoroughly clean down mould and fungi from affected areas, remove and later refix all skirtings, dado rails and the like, line walls with 25mm nominal plasterboard faced thermal board solidly adhered to background in accordance with manufacturers technical data sheet including filling and jointing, disconnect and remove socket outlets and or switches and refix on re-aligned boxes and fit extended fixing screws and remove waste and debris.	SM	73.92
4270AF	WALL:DRY LINE 45MM THERMALBOARD Wall:Strip existing walls, thoroughly clean down mould and fungi from affected areas, remove and later refix all skirtings, dado rails and the like, line walls with 45mm nominal plasterboard faced thermal board solidly adhered to background in accordance with manufacturers technical data sheet including filling and jointing, disconnect and remove socket outlets and or switches and refix on re-aligned boxes and fit extended fixing screws and remove waste and debris.	SM	99.68

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ITEM	DESCRIPTION	UNIT	RATE
4270BB	WALL:RENEW 12.5MM DRY LINING Wall:Renew existing dry lining, remove existing, line wall with 12.5mm plasterboard fixed to plaster pads and dabs in accordance with manufacturers technical data sheet including all filling and jointing, disconnect, remove and refix on re-aligned boxes with extended fixing screws any socket outlets/switch plates and the like, remove and later refix all skirtings, dado rails and the like and make good on completion, and remove waste and debris.	SM	36.94
4270BC	CEILING:RENEW DRY LINE 12.5MM Ceiling:Renew existing dry lining, remove existing, dispose to tip, supply and fix 50x25mm treated softwood battens at 600mm centres including any necessary packing, plugging and screwing, line ceilings with 12.5mm plasterboard faced thermal board screwed to battens including filling and jointing, disconnect and remove ceiling roses and refix on re-aligned boxes and fit extended fixing fixing screws, and remove waste and debris.	SM	72.68
4270BD	CEILING:RENEW DRY LINE 25MM Ceiling:Renew existing dry lining, remove existing, dispose to tip, supply and fix 50x25mm treated softwood battens at 600mm centres including any necessary packing, plugging and screwing, line ceilings with 25mm plasterboard faced thermal board screwed to battens including filling and jointing, disconnect and remove ceiling roses and refix on re-aligned boxes and fit extended fixing screws, and remove waste and debris.	SM	99.47
4270BE	WALL:RENEW DRY LINE 25MM Wall:Renew existing dry lining, remove existing, remove/refix all skirtings, dado rails etc, line walls with 25mm nominal plasterboard faced thermal board solidly adhered to background in accordance with manufacturers technical data sheet including filling and jointing, disconnect and remove socket outlets and/or switches and refix on re-aligned boxes and fit extended fixing screws, and remove waste and debris.	SM	76.13
4270BF	WALL:RENEW DRY LINE 45MM Wall:Renew existing dry lining, remove existing, remove/refix all skirtings, dado rails etc, line walls with 45mm nominal plasterboard faced thermal board solidly adhered to background in accordance with manufacturers technical data sheet including filling and jointing, disconnect and remove socket outlets and/or switches and refix on re-aligned boxes and fit extended fixing screws, and remove waste and debris.	SM	101.90
4270CA	WALL:INSTALL 22MM GYPROC INTERNAL WALL INSULATION Wall:Strip existing wall, thoroughly clean down mould and fungi from any affected areas, remove any coving and line wall with 22mm Gyproc Thermaline insulation board fixed in accordance with manufacturers technical data sheet including all filling and jointing, disconnect, remove and refix on re-aligned boxes with extended fixing screws any socket outlets, switch plates and the like, remove and later refix all skirtings, dado rails and the like and make good on completion and remove waste and debris.	SM	75.34

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ITEM	DESCRIPTION	UNIT	RATE
4283AA	CEILING:INSTALL 2 X 12.5MM FR PLBD 50MM GMW INSUL Ceiling:Strip existing ceiling including plaster and laths, plasterboard, and any applied linings, claddings, lining paper etc. including any covings, thoroughly clean down mould and fungi from any affected areas, denail joists, supply and fix galvanised metal framing and channels, plugging and screwing, fix 2 layers of 12.5mm fire resistant plasterboard screwed to channels including filling and jointing, lay 50mm glass mineral wool insulation blanket over boards, disconnect and remove ceiling roses and refix on re-aligned boxes and fit extended fixing screws and finish with a smooth trowelled plaster skim finish 3mm thick, make good on completion, remove waste and debris.	SM	61.59
4283BA	CEILING:INSTALL 2 X 12.5MM FR PLBD 100MM GMW INSUL Ceiling:Strip existing ceiling including plaster and laths, plasterboard, and any applied linings, claddings, lining paper etc. including any covings, thoroughly clean down mould and fungi from any affected areas, denail joists, supply and fix galvanised metal framing and channels, plugging and screwing, fix 2 layers of 12.5mm fire resistant plasterboard screwed to channels including filling and jointing, fix 100mm glass mineral wool insulation blanket between joists, disconnect and remove ceiling roses and refix on re-aligned boxes and fit extended fixing screws and finish with a smooth trowelled plaster skim finish 3mm thick, make good on completion, remove waste and debris.	SM	62.99
	Plaster Coving		
	Gyproc Coving		
4290AA	COVING:FIX PLASTER COVING Coving:Supply and fix new Gyproc plaster coving ne 150mm girth.	LM	11.29
	Floor Screeds		
4313AA	SCREED:HACK UP SCREED Screed:Hack up any thickness of floor screed and remove waste and debris.	SM	9.98
4313BA	SCREED:LAY 40MM THICK SCREED Screed:Lay cement and sand floor screed ne 40mm thick, trowel smooth for floor finish, clean off, grout sub-base with cement slurry, apply liquid damp proof membrane and remove waste and debris.	SM	28.45
4313BB	SCREED:LAY 50MM THICK SCREED Screed:Lay cement and sand floor screed ne 50mm thick, trowel smooth for floor finish, clean off, grout sub-base with cement slurry, apply liquid damp proof membrane and remove waste and debris.	SM	32.11
4313BC	SCREED:LAY 60MM THICK SCREED Screed:Lay cement and sand floor screed ne 60mm thick, trowel smooth for floor finish, clean off, grout sub-base with cement slurry, apply liquid damp proof membrane and remove waste and debris.	SM	35.78
4313CA	SCREED:OVERLAY WITH CONCRETE NE 65MM Screed:Overlay any sub-base with fine concrete (1:2:4), ne 65mm thick including clean off sub-base, tamp level to receive floor screed and remove waste and debris.	SM	27.66
4313CB	SCREED:PROVIDE POLYSTYRENE INSULATION Screed:Provide and lay ne 50mm expanded polystyrene insulation before laying screed.	SM	11.93

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ITEM	DESCRIPTION	UNIT	RATE
4313DB	SCREED:LATEX SELF LEVEL Screed:Lay latex self levelling screed.	SM	16.28
	Granolithic Paving		
4314AA	GRANO:REPAIRS TO STAIRCASE Grano:Repair granolithic finish to staircase treads and risers, remove all contaminants by mechanical preparation and prime with one brush coat of Sikadur 31, manufactured by Sika or other equal and approved, fill in void with Sikadur 41 or other equal and approved epoxy resin repair mortar applied in layers, and remove waste and debris.	SM	133.63
4314BA	GRANO:RENEW PAVING Grano:Renew granolithic paving to floors, ne 50mm thick, hack up existing paving, prepare base and lay granolithic paving, cement and granite chippings (2:5) with steel, trowelled finish, in one coat including all labours, make good up to existing, and remove waste and debris.	SM	94.35
4314CA	GRANO:RENEW STAIR FINISH Grano:Renew granolithic finish to treads, risers, strings of staircase, to match existing thickness, hack up existing finish, prepare base and lay granolithic finish, cement and granite chippings (2:5) with steel, trowelled finish, in one coat including all labours, make good up to existing, and remove waste and debris.	SM	149.54

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ITEM	DESCRIPTION	UNIT	RATE
	WALL AND FLOOR, TILE AND SHEET FINISHES		
	Wall and Floor Finishes		
	Wall Tiling		
4310AA	WALL TILES:HACK OFF AND MAKE GOOD Wall Tiles:Hack off glazed wall tiling, make good bed and remove waste and debris.	SM	13.06
4310BA	WALL TILES:RENEW OR FIX INDIVIDUAL NEW GLAZED TILE Wall Tiles:Clean off walls and prepare to receive new tile, supply and fix new ne 152x152x6mm glazed ceramic wall tile in patch to splashbacks and cills including fixing with adhesive, grouting and any necessary cutting including hack off glazed wall tiling in patch as necessary, make good bed and remove waste and debris (per tile).	NO	1.92
4310AB	WALL TILES:RENEW OR FIX NEW GLAZED TILES Wall Tiles:Clean off walls and prepare to receive new tiles, supply and fix new ne 152x152x6mm glazed ceramic wall tiles to splashback to baths, wash basins, sinks, worktops, in cooker spaces etc., and to cills and reveals, including all labours, any necessary cutting, tile trims, fixing with adhesive, grouting, sealing to worktop, sanitary fittings and sink top with silicone sealant including hack off glazed wall tiling, make good bed and remove waste and debris.	SM	77.82
4310BB	WALL TILES:REMOVE AND REFIX PER TILE Wall Tiles:Take off existing wall tile to patch and set aside, clean off and refix to walls with adhesive, make good to bed and grout including all necessary cutting and remove waste and debris (per tile).	NO	1.11
4310CA	WALL TILES:RAKE OUT AND REGROUT Wall Tiles:Rake out and regrout wall tiling and remove waste and debris.	SM	11.79
4310DA	WALL TILES:NEW GLAZED TILES TO KITCHEN Wall Tiles:Clean off walls and prepare to receive new tiles, supply and fix new ne 152x152x6mm glazed white or coloured ceramic wall tiles to kitchen worktop, splashback cooker space and cills, including fixing with adhesive, grouting and any necessary cutting, sealing around worktop and sink top with silicone sealant and remove waste and debris.	SM	63.11
4310EA	WALL TILES:NEW GLAZED TILES TO BATHROOM Wall Tiles:Clean off walls and prepare to receive new tiles, supply and fix new ne 152x152x6mm glazed white or coloured ceramic wall tiles to bathroom, splashback and cills, including fixing with adhesive, grouting and any necessary cutting, sealing around sanitary fittings with silicone sealant and remove waste and debris.	SM	63.11
4310FA	MOSAIC:NEW GLAZED TILING DECORATIVE BAND Mosaic:Clean off walls and prepare to receive new mosaic tiling, in band ne 100mm high, supply and fix new ne 6mm internal quality glazed ceramic mosaic wall tiling to walls, including fixing with or approved adhesive, grouting, and any necessary cutting including hack off existing glazed wall tiling if necessary, make good bed and remove waste and debris.	LM	21.02

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ITEM	DESCRIPTION	UNIT	RATE
4310GA	WALL TILES:RENEW OR FIX NEW LARGE GLAZED TILES Wall Tiles:Clean off walls and prepare to receive new tiles, supply and fix new large (greater than 152mm x 152mm) glazed ceramic wall tiles to general surfaces, splashbacks to sanitary fittings, sinks, worktops, in cooker spaces etc., and to cills and reveals, including all labours, any necessary cutting, tile trims, fixing with adhesive, grouting, sealing to worktop, sanitary fittings and sink top with silicone sealant including hack off glazed wall tiling, make good bed and remove waste and debris.	SM	80.60
4310GC	WALL TILES:REMOVE AND REFIX Wall Tiles:Take off existing wall tiles and set aside, clean off and refix to walls with adhesive, make good to bed and grout including all necessary cutting and remove waste and debris.	SM	62.21
	Flooring - Acrylic Resin Paving		
4311AA	FLOORING:APPLY ACRYLIC RESIN FLOOR FINISH Flooring:Take up existing, prepare concrete substrate and supply and apply Flowcrete or equally approved acrylic resin floor finish system in accordance with manufacturers data sheet including all labours and remove waste and debris.	SM	141.27
	Flooring - Terrazzo Paving		
4311BE	FLOOR:TERRAZZO REPAIR CRACK Floor:Rake/Cut out crack to damaged section of terrazzo flooring sufficiently wide to accept marble chips and fill using either epoxy resin or concrete to match existing, mixed with marble chips colour matched to existing flooring. Grind down to existing floor level and polish, seal repair and remove waste and debris.	LM	31.20
4311BA	FLOOR:TERRAZZO REPAIR NE 100X100MM Floor:Cut out existing damaged section of terrazzo flooring in patch ne 100X100mm and fill using either epoxy resin or concrete to match existing, mixed with marble chips colour matched to existing flooring. Grind down to existing floor level and polish, seal repair and remove waste and debris.	IT	31.20
4311BB	FLOOR:TERRAZZO REPAIR NE 300X300MM Floor:Cut out existing damaged section of terrazzo flooring in patch ne 300X300mm and fill using either epoxy resin or concrete to match existing, mixed with marble chips colour matched to existing flooring. Grind down to existing floor level and polish, seal repair and remove waste and debris.	IT	44.78
4311BC	FLOOR:TERRAZZO REPAIR NE 500X500MM Floor:Cut out existing damaged section of terrazzo flooring in patch ne 500X500mm and fill using either epoxy resin or concrete to match existing, mixed with marble chips colour matched to existing flooring. Grind down to existing floor level and polish, seal repair and remove waste and debris.	IT	58.37
4311BD	FLOOR:TERRAZZO REPAIR PER 1M Floor:Cut out existing damaged section of terrazzo flooring and fill using either epoxy resin or concrete to match existing, mixed with marble chips colour matched to existing flooring. Grind down to existing floor level and polish, seal repair and remove waste and debris.	SM	116.74

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ITEM	DESCRIPTION	UNIT	RATE
	Wall and Floor Finishes - Externals and Communal		
	External Wall Tiling		
4314ZA	WALL TILES:HACK OFF EXTERNAL AND MAKE GOOD Wall Tiles:Hack off external glazed wall tiling in patch, make good bed and remove waste and debris.	SM	12.68
4314ZB	WALL TILES:RENEW EXTERNAL QUALITY GLAZED TILE Wall Tiles:Clean off walls and prepare to receive new tile, supply and fix new ne 152x152x6mm external quality glazed ceramic wall tile in patch to walls and cills including fixing with mortar or approved adhesive, grouting and any necessary cutting including hack off glazed wall tiling in patch as necessary, make good bed and remove waste and debris. (per tile).	NO	5.91
4314ZC	WALL TILES:RENEW EXTERNAL QUALITY GLAZED TILES Wall Tiles:Clean off walls and prepare to receive new tiles, supply and fix new ne 152x152x6mm external quality glazed ceramic wall tiles to walls and cills, including fixing with mortar or approved adhesive, grouting, and any necessary cutting including hack off glazed wall tiling, make good bed and remove waste and debris.	SM	81.36
4314ZD	WALL TILES:RENEW TO EXTERNAL CILL Wall Tiles:Hack off tiles to cill, clear away, supply and lay new ne 152x152x6mm external quality glazed tiles to cill, ne 150mm wide, bed in mortar or approved adhesive including make good to bed, grout and all necessary cutting and forming straight edge and remove waste and debris.	LM	14.63
4314ZE	MOSAIC:RENEW EXTERNAL QUALITY GLAZED TILING Mosaic:Clean off walls and prepare to receive new mosaic tiling, supply and fix new ne 6mm external quality glazed ceramic mosaic wall tiling to walls and cills, including fixing with mortar or approved adhesive, grouting, and any necessary cutting including hack off glazed wall tiling, make good bed and remove waste and debris.	SM	155.01
	Floor Tiles - Quarry Tiles		
4315AA	FLOOR TILES:RENEW QUARRY TILES Floor Tiles:Hack off quarry tiles, clear away, supply and lay new ne 152x152x17mm quarry tiles, on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	SM	121.92
4315AB	FLOOR TILES:RENEW QUARRY TILE IN PATCH Floor Tiles:Hack off quarry tiles, clear away, supply and lay new ne 152x152x17mm quarry floor tiles in patch ne 1.00sm on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	IT	117.05
4315BA	FLOOR TILES:NEW QUARRY TILES Floor Tiles:Supply and lay new ne 152x152x17mm quarry floor tiles on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	SM	89.99
4315BB	FLOOR TILES:NEW QUARRY TILE IN PATCH Floor Tiles:Supply and lay new ne 152x152x17mm quarry floor tiles in patch ne 1.00sm on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	IT	84.67

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ITEM	DESCRIPTION	UNIT	RATE
4315CA	FLOOR TILES:REBED QUARRY TILES Floor Tiles:Take up loose quarry floor tile and set aside, clean off floor and tiles, refix tiles and grout in and remove waste and debris.	SM	72.84
4315CB	FLOOR TILES:REBED QUARRY PER TILE Floor Tiles:Take up loose quarry floor tile in patch ne 1.00sm and set aside, clean off floor and tile, refix tile and grout in and remove waste and debris (per tile).	NO	2.80
4317AA	TILE SKIRTING:RENEW QUARRY TILES Tile Skirting:Hack off quarry tile skirting, clear away, supply and lay new ne 152mm quarry tile skirting with rounded top and cove at bottom, on cement and sand backing, grout in tiles and all necessary cutting, angles and ends and remove waste and debris.	LM	49.98
4317AB	TILE SKIRTING:RENEW INDIVIDUAL QUARRY TILE Tile Skirting:Hack off quarry tile skirting, clear away, supply and lay new ne 152mm quarry tile skirting with rounded top edge and cove at bottom, on cement and sand backing, grout in tile and all necessary cutting, angles and ends, lengths ne 1.00m and remove waste and debris (per tile).	NO	9.97
4317BA	TILE SKIRTING:LAY NEW QUARRY TILES Tile Skirting:Supply and lay new ne 152mm quarry tile skirting with rounded top edge and cove at bottom, on cement and sand backing, grout in tiles and all necessary cutting, angles and ends and remove waste and debris.	LM	45.54
4317BB	TILE SKIRTING:LAY NEW INDIVIDUAL QUARRY TILE Tile Skirting:Supply and lay new ne 152mm quarry tile skirting with rounded top edge and cove at bottom, on cement and sand backing, grout in tiles and all necessary cutting, angles and ends, lengths ne 1.00m and remove waste and debris (per tile).	NO	9.08
4317CA	TILE SKIRTING:REBED QUARRY TILES Tile Skirting:Take off loose quarry tile skirting and set aside, clean tile and prepare backing, rebed tile in cement and sand grout in tile and remove waste and debris.	LM	24.75
4317CB	TILE SKIRTING:REBED INDIVIDUAL QUARRY TILE Tile Skirting:Take off loose quarry tile skirting and set aside, clean tile and prepare backing, rebed tile in cement and sand, grout in tile, in lengths ne 1.00m and remove waste and debris (per tile).	NO	6.35
4317CC	TILE SKIRTING:REMOVE QUARRY TILES Tile Skirting:Take off existing quarry tile skirting, make good all works disturbed and remove waste and debris.	LM	2.66
	Floor Tiles - Ceramic Tiles		
4319AA	FLOOR TILES:RENEW CERAMIC TILES Floor Tiles:Hack off ceramic tiles, clear away, supply and lay new ne 300x300x12mm ceramic floor tiles on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	SM	75.54
4319AB	FLOOR TILES:RENEW CERAMIC TILES IN PATCH Floor Tiles:Hack off ceramic tiles, clear away, supply and lay new ne 300x300x12mm ceramic floor tiles in patch on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	IT	80.33

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ITEM	DESCRIPTION	UNIT	RATE
4319BA	FLOOR TILES:NEW CERAMIC TILES Floor Tiles:Supply and lay new ne 300x300x12mm ceramic floor tiles on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	SM	51.14
4319BB	FLOOR TILES:NEW CERAMIC TILES IN PATCH Floor Tiles:Supply and lay new ne 300x300x12mm ceramic floor tiles in patch on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	IT	47.07
4319CA	FLOOR TILES:REBED CERAMIC TILES Floor Tiles:Take up loose ceramic floor tiles and set aside, clean off floor and tiles, refix tiles and grout in and remove waste and debris.	SM	58.82
4319CB	FLOOR TILES:REBED CERAMIC TILES IN PATCH Floor Tiles:Take up loose ceramic floor tile to patch and set aside, clean off floor and tile, refix tile and grout in and remove waste and debris (per tile).	NO	1.65
	Floor Tiles -Non-slip Ceramic Tiles		
4320AA	FLOOR TILES:RENEW NON-SLIP CERAMIC TILES IN PATCH Floor Tile:Hack off non-slip ceramic tiles, clear away, supply and lay new ne 300x300x12mm non-slip ceramic floor tiles in patch on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	IT	82.44
4320AB	FLOOR TILES:RENEW NON-SLIP CERAMIC TILES Floor Tiles:Hack off existing ceramic tiles, clear away, supply and lay new ne non-slip 300x300x12mm ceramic floor tiles on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	SM	79.05
4320AC	FLOOR TILES:NEW NON-SLIP CERAMIC TILES IN PATCH Floor Tiles:Supply and lay new ne 300x300x12mm non-slip ceramic floor tiles in patch on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	IT	49.17
4320AD	FLOOR TILES:NEW NON-SLIP CERAMIC TILES Floor Tiles:Supply and lay new ne 300x300x12mm non-slip ceramic floor tiles in patch on and including cement and sand bed, grout in tiles and all necessary cutting and remove waste and debris.	SM	54.65
4320AE	FLOOR TILES:REBED NON-SLIP CERAMIC PATCH-PER TILE Floor Tiles:Take up loose non-slip ceramic floor tile to patch and set aside, clean off floor and tile, refix tile and grout in and remove waste and debris (per tile).	NO	1.65
4320AF	FLOOR TILES:REBED NON-SLIP CERAMIC TILES Floor Tiles:Take up loose non-slip ceramic floor tiles and set aside, clean off floor and tiles, refix tiles and grout in and remove waste and debris.	SM	58.82
	Skirtings - Ceramic		
4321AA	TILE SKIRTING:RENEW CERAMIC TILES Tile Skirting:Hack off ceramic tile skirting, clear away, supply and lay new ne 152mm ceramic tile skirting with rounded top edge on cement and sand backing, grout in tiles and all necessary cutting, angles and ends and remove waste and debris.	LM	34.89

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ITEM	DESCRIPTION	UNIT	RATE
4321AB	TILE SKIRTING:RENEW INDIVIDUAL CERAMIC TILE Tile Skirting:Hack off ceramic tile skirting, clear away, supply and lay new ne 152mm ceramic tile skirting with rounded top edge on cement and sand backing, grout in tile and all necessary cutting, angles and ends, lengths ne 1.00m and remove waste and debris (per tile).	NO	6.65
4321BA	TILE SKIRTING:LAY NEW CERAMIC TILES Tile Skirting:Supply and lay new ne 152mm ceramic tile skirting with rounded top edge on cement and sand backing, grout in tiles and all necessary cutting angles and ends and remove waste and debris.	LM	31.34
4321BB	TILE SKIRTING:LAY NEW INDIVIDUAL CERAMIC TILE Tile Skirting:Supply and lay new ne 152mm ceramic tile skirting with rounded top edge on cement and sand backing, grout in tile and all necessary cutting angles and ends, lengths ne 1.00m and remove waste and debris (per tile).	NO	6.21
4321CA	TILE SKIRTING:REBED CERAMIC TILES Tile Skirting:Take off loose ceramic tile skirting and set aside, clean tiles and prepare backing, rebed tiles in cement and sand grout in tiles.	LM	18.40
4321CB	TILE SKIRTING:REBED SINGLE CERAMIC TILE - PER TILE Tile Skirting:Take off loose ceramic tile skirting and set aside, clean tile and prepare backing, rebed tile in cement and sand, grout in tile in lengths ne 1.00m and remove waste and debris (per tile).	NO	4.53
	Floor Tiling - Re-grouting		
4322AA	FLOOR TILES:RAKE OUT AND REGROUT Floor Tiles:Rake out and regrout quarry or ceramic floor tiling and remove waste and debris.	SM	13.65
	Floor Tiles - Quarry and Ceramic Tiling Sundries		
4322AB	FLOOR TILES:HACK UP CERAMIC/QUARRY TILES Floor Tiles:Hack off quarry or ceramic floor tiles, including make good bed under, prepare surface for alternative finish and remove waste and debris.	SM	10.16
	Floor Tiles - Vinyl		
4323AA	FLOOR TILES:HACK UP VINYL TILES Floor Tiles:Hack off any numbers of layers of vinyl floor tiles, including make good bed under and remove waste and debris.	SM	7.95
4323BA	FLOOR TILES:RENEW VINYL TILES Floor Tiles:Hack off vinyl floor tiles, supply and lay new ne 300x300x2.00mm vinyl tiles with adhesive including latex self levelling screed as necessary, all necessary cutting of tiles and clean off, silicone sealing to perimeter and remove waste and debris.	SM	28.87
4323BB	FLOOR TILES:RENEW VINYL TILES AND SUB-BASE Floor Tiles:Hack off vinyl floor tiles, supply and lay new ne 300x300x2.00mm vinyl floor tiles with adhesive to and including supply and lay approved hardboard or plywood sheet sub-base including all cutting, labours and clean off, silicone sealant to perimeter and remove waste and debris.	SM	52.08

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ITEM	DESCRIPTION	UNIT	RATE
4323CA	FLOOR TILES:LAY NEW VINYL TILES Floor Tiles:Supply and lay new ne 300x300x2.00mm vinyl floor tiles with adhesive including latex self levelling screed as necessary, all necessary cutting of tiles and clean off, silicone sealing to perimeter and remove waste and debris.	SM	24.44
4323CB	FLOOR TILES:LAY NEW VINYL TILES AND SUB-BASE Floor Tiles:Supply and lay new ne 300x300x2.00mm vinyl floor tiles with adhesive to and including approved hardboard or plywood sheet sub-base including all cutting, labours and clean off, silicone sealing to perimeter and remove waste and debris.	SM	39.32
4323DA	FLOOR TILES:REFIX VINYL TILES Floor Tiles:Take up existing loose vinyl floor tiles, set aside, clean off tiles and bed and refix tiles with adhesive latex self levelling screed as necessary, all necessary cutting of tiles and clean off, silicone sealing to perimeter and remove waste and debris.	SM	21.62
4323DB	FLOOR TILES:REFIX INDIVIDUAL VINYL TILE Floor Tile:Take up existing loose vinyl floor tiles in patch and set aside, clean off tiles and bed and refix tiles with adhesive, latex self levelling screed as necessary, all necessary cutting of tiles and clean off, silicone sealing to perimeter (per tile) and remove waste and debris.	NO	2.37
	Sheet Flooring		
4325AC	SHEET FLOORING:HACK UP Sheet Flooring:Hack off any numbers of layers of sheet flooring or vinyl tiles, including make good bed under and remove waste and debris.	SM	5.32
4325AA	SHEET FLOORING:RENEW VINYL Sheet Flooring:Take up any covering, clear away, supply and lay minimum 2.0mm felt backed vinyl sheet flooring to general areas including to stair treads and risers with adhesive to cement and sand screed including latex self levelling screed as necessary, or to existing hardboard or plywood sub-base including all necessary cutting, all labours and clean off, silicone sealant to perimeter and remove waste and debris.	SM	37.41
4325AB	SHEET FLOORING:RENEW VINYL AND SUB-BASE Sheet Flooring:Take up any covering, clear away, supply and lay minimum 2.0mm felt backed vinyl sheet flooring to general areas including to stair treads and risers with adhesive to and including supply and lay approved hardboard or plywood sheet sub-base, all necessary cutting, all labours and clean off, silicone sealant to perimeter and remove waste and debris.	SM	58.40
4325BA	SHEET FLOORING:LAY NEW VINYL Sheet Flooring:Supply and lay minimum 2.0mm felt backed vinyl sheet flooring to general areas including to stair treads and risers with adhesive to cement and sand screed including latex self levelling screed as necessary, or to existing hardboard or plywood sub-base including all necessary cutting, all labours and clean off, silicone sealant to perimeter and remove waste and debris.	SM	32.97
4325BB	SHEET FLOORING:LAY NEW VINYL AND SUB-BASE Sheet Flooring:Supply and lay minimum 2.0mm felt backed vinyl sheet flooring to general areas including to stair treads and risers with adhesive to and including supply and lay approved hardboard or plywood sheet sub-base including all necessary cutting, all labours and clean off, silicone sealant to perimeter and remove waste and debris.	SM	53.97

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ITEM	DESCRIPTION	UNIT	RATE
4325CA	SHEET FLOORING:REFIX FLOORING Sheet Flooring:Take up any type of existing loose sheet flooring, clean off flooring to general areas including to stair treads and risers and bed under and refix flooring with adhesive including latex self levelling screed as necessary, or to existing hardboard or plywood sub-base including all necessary cutting, all labours and clean off, silicone sealant to perimeter, and remove waste and debris and remove waste and debris.	SM	11.63
	Proprietary Safety Flooring		
4326AA	SHEET FLOORING:RENEW POLYSAFE Sheet Flooring:Take up any covering, clear away, supply and lay Polysafe or equal approved safety flooring to general areas with adhesive to cement and sand screed including latex self levelling screed as necessary or to existing hardboard or plywood sub-base including all necessary cutting, all labours, upstands, silicone sealant to perimeters and clean off and remove waste and debris.	SM	36.31
4326AB	SHEET FLOORING:RENEW POLYSAFE AND SUB-BASE Sheet Flooring:Take up any covering, clear away, supply and lay Polysafe or equal approved safety flooring to general areas with adhesive to and including supply and lay approved hardboard or plywood sheet sub-base, including all necessary cutting, all labours, upstands, silicone sealant to perimeters and clean off and remove waste and debris.	SM	57.30
4326BA	SHEET FLOORING:LAY NEW POLYSAFE Sheet Flooring:Supply and lay Polysafe or equal aproved safety flooring to general areas with adhesive to cement and sand screed including latex levelling screed as necessary or to existing hardboard or plywood sub-base including all necessary cutting, all labours, upstands, silicone sealant to perimeters and clean off and remove waste and debris.	SM	31.87
4326BB	SHEET FLOORING:LAY NEW POLYSAFE AND SUB-BASE Sheet Flooring:Supply and lay approved proprietary safety flooring to general areas including to stair treads and risers with adhesive to and including supply and lay approved hardboard or plywood sheet sub-base, including all necessary cutting, all labours, upstands, silicone sealant at perimeters and clean off and remove waste and debris.	SM	52.87
4326CA	SHEET FLOORING:RENEW POLYSAFE TO STAIRCASE Sheet Flooring:Take up any covering, clear away, supply and lay approved proprietary safety flooring with adhesive to cement and sand screed including latex self levelling screed as necessary or concrete treads, risers and landings of staircase including all necessary cutting, all labours, upstands, silicone sealant at perimeters and clean off and remove waste and debris.	SM	46.64
4326CC	SHEET FLOORING:LAY NEW POLYSAFE TO STAIRCASE Sheet Flooring:Supply and lay approved proprietary safety flooring with adhesive to cement and sand screed including latex self levelling screed as necessary or concrete treads, risers and landings of staircase including all necessary cutting, all labours, upstands, silicone sealant at perimeters and clean off and remove waste and debris.	SM	39.99

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ITEM	DESCRIPTION	UNIT	RATE
4326AC	SHEET FLOORING:REFIX POLYSAFE Sheet Flooring:Take up any type of existing loose proprietary non-slip sheet flooring, clean off flooring and bed under and refix flooring with adhesive including latex self levelling screed as necessary including all necessary cutting, all labours, upstands, silicone sealant at perimeters and clean off and remove waste and debris.	SM	11.99
	Proprietary Non Slip Flooring		
4326CB	SHEET FLOORING:RENEW NON-SLIP AND SUB-BASE Sheet Flooring:Take up any covering, clear away, supply and lay any type of approved non-slip vinyl sheet flooring with adhesive to and including supply and lay approved hardboard or plywood sheet sub-base, including all necessary cutting, all labours, upstands and clean off, clear silicone sealant jointing at all perimeters and remove waste and debris.	SM	46.75
4326CE	SHEET FLOORING:LAY NEW NON-SLIP AND SUB-BASE Sheet Flooring:Supply and lay any type of approved non-slip vinyl sheet flooring with adhesive to and including supply and lay approved hardboard or plywood sheet sub-base including all necessary cutting, all labours, upstands and clean off, clear silicone sealant jointing at all perimeters and remove waste and debris.	SM	43.65
4326CF	SHEET FLOORING:LAY NEW NON-SLIP Sheet Flooring:Supply and lay any type of approved non-slip vinyl sheet flooring with adhesive to cement and sand screed including latex self levelling screed as necessary, including all necessary cutting, all labours, upstands and clean off, clear silicone sealant jointing at all perimeters and remove waste and debris.	SM	33.34
4326CG	SHEET FLOORING:LAY NEW NON-SLIP TO STAIRCASE Sheet Flooring:Supply and lay any type of approved non-slip vinyl sheet flooring with adhesive to cement and sand screed including latex self levelling screed as necessary or concrete treads, risers and landings of staircase including all necessary cutting, all labours, upstands and clean off, clear silicone sealant jointing at all perimeters and remove waste and debris.	SM	39.99
	Non-Slip Flooring to Wet Rooms		
4326DA	WET ROOM:RENEW NON-SLIP SHEET FLOORING +SUB-BASE Wet Room:Take up any covering, clear away, supply and lay any type of approved non-slip vinyl sheet safety flooring with adhesive to and including supply and lay approved sheet sub base, including all necessary skirtings and formers, cutting, and cutting and sealing to outfalls, all labours, upstands and clean off, clear silicone sealant jointing at all perimeters, and remove waste and debris.	SM	54.41
4326DB	WET ROOM:LAY NEW NON-SLIP SHEET FLOORING +SUB-BASE Wet Room:Supply and lay any type of approved non-slip vinyl sheet safety flooring with adhesive to and including supply and lay approved sheet sub base including all necessary skirtings and formers, cutting and sealing to outfalls, all labours, upstands and clean off, clear silicone sealant jointing at all perimeters, and remove waste and debris.	SM	51.30

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ITEM	DESCRIPTION	UNIT	RATE
	Skirtings - Plastic, Vinyl, Lino or Rubber		
4327AA	SKIRTING:RENEW VINYL ETC Skirting:Renew or fix new plastic, vinyl, lino or rubber skirting including remove existing as necessary, fix new with adhesive including all cutting and labours, and remove waste and debris.	LM	15.18
4327BA	SKIRTING:REFIX VINYL ETC Skirting:Refix loose plastic, vinyl, lino or rubber skirting including remove existing as necessary, refix with adhesive including all labours, and remove waste and debris.	LM	9.29
	Contract Grade Carpeting		
4328AA	CARPET:RENEW TO COMMUNAL AREAS Carpet:Renew tight woven heavy contract grade carpet to communal areas, take up existing and dispose to tip, prepare sub-base including latex self levelling screed as necessary, secure all edges with gripper or proprietary adhesive tape, cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc. and remove waste and debris.	SM	21.00
4328AB	CARPET:RENEW TO COMMUNAL AREAS UNDERLAY Carpet:Renew tight woven heavy contract grade carpet to communal areas, take up existing and dispose to tip, prepare sub-base including latex self levelling screed as necessary, lay underlay secure all edges with gripper or proprietary adhesive tape, cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc. and remove waste and debris.	SM	27.00
4328AC	CARPET:RENEW TO DOMESTIC AREAS Carpet:Renew tight woven medium contract grade carpet to domestic areas, take up existing and dispose to tip, prepare sub-base including latex self levelling screed as necessary, lay underlay secure all edges with gripper or proprietary adhesive tape, cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc. and remove waste and debris.	SM	23.50
	Carpet Tiling		
4328BA	CARPET:RENEW INDIVIDUAL CARPET TILES Carpet:Renew individual tight woven heavy contract grade carpet tile take up existing and dispose to tip, prepare sub-base, and lay carpet tile, including cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc., and remove waste and debris.	NO	9.95
4328BB	CARPET:RENEW PATCH OF CARPET TILES NE 2SM Carpet:Renew patch of tight woven heavy contract grade carpet tiles, ne 2.00 sm, take up existing and dispose to tip, prepare sub-base, and lay carpet tiles, including cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc., and remove waste and debris.	IT	74.41
4328BC	CARPET:RENEW CARPET TILES Carpet:Renew or supply and fit new tight woven heavy contract grade carpet tile flooring, take up existing and dispose to tip, prepare sub-base, and lay carpet tiles, including cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc., and remove waste and debris.	SM	44.88

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ITEM	DESCRIPTION	UNIT	RATE
4328BD	CARPET:RELAY INDIVIDUAL CARPET TILES Carpet:Relay individual tight woven heavy contract grade carpet tile take up existing and dispose to tip, prepare sub-base and relay carpet tile, including cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc., and remove waste and debris.	NO	6.21
4328BE	CARPET:RELAY PATCH OF CARPET TILES NE 2SM Carpet:Relay patch of tight woven heavy contract grade carpet tiles, ne 2.00 sm, take up existing and dispose to tip, prepare sub-base and relay carpet tiles, including cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc., and remove waste and debris.	IT	24.39
4328CA	CARPET:RELAY CARPET TILES Carpet:Relay tight woven heavy contract grade carpet tile flooring, take up existing and set aside, prepare sub-base, and relay carpet tiles, including cut and fit around pipes, into alcoves, door openings and the like including all necessary door strips etc., and remove waste and debris.	SM	11.53
	Door Strips		
4328DA	CARPET:RENEW METAL DOOR STRIP - PROPRIETARY Carpet:Renew or supply and fix new proprietary metal door strip to carpet across door openings and the like, including plugging.	LM	9.76
4328DB	CARPET:REFIX METAL DOOR STRIP - PROPRIETARY Carpet:Remove and refix metal door strip to carpet across door openings and the like, including plugging.	LM	4.44
	Division Strips		
4331AA	DIVISION STRIP:PROVIDE ALUMINIUM Division Strip:Provide and bed into flooring aluminium division strip.	LM	15.25
	Floor Plates		
4328EA	FLOOR PLATE:RENEW POLISHED 350X350MM ALUMINIUM Floor Plate:Renew or supply and fix new 350x350mm polished aluminium floor plate to conceal redundant electrical outlet, including plugging.	NO	31.11
4328EB	FLOOR PLATE:REFIX 350X350MM ALUMINIUM Floor Plate:Remove and refix 350x350mm polished aluminium floor plate to conceal redundant electrical outlet, including plugging.	NO	9.46
	Nosings		
4329AA	NOSING:RENEW ALLOY NOSING TO STEP Nosing:Renew any size or type of proprietary alloy nosing to step including drilling and plugging as necessary and remove waste and debris.	NO	41.66
4329BA	NOSING:SUPPLY AND FIX NOSING TO STEP Nosing:Supply and fix any size or type of proprietary alloy nosing to step including all necessary drilling and plugging and remove waste and debris.	NO	37.22
4329CA	NOSING:REFIX TO STEP Nosing:Take off and refix any size or type of nosing to step including drilling and plugging as necessary.	NO	14.77

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ITEM	DESCRIPTION	UNIT	RATE
4329CB	NOSING:RENEW PVCU NOSING TO STEP Nosing:Renew any size or type of proprietary PVCu nosing to step including drilling and plugging as necessary and remove waste and debris.	NO	32.31
4329DA	NOSING:RENEW HI VIS NON SLIP TYPE Nosing:Renew any size or type of proprietary high visibility non-slip fibreglass nosing, remove existing, including drilling and plugging as necessary and remove waste and debris.	NO	38.79
4329DB	NOSING:INSTALL HI VIS NON SLIP TYPE Nosing:Supply and fix any size or type of proprietary high visibility non-slip nosing, including drilling and plugging as necessary and remove waste and debris.	NO	34.65
4329EA	STAIRCASE:HIGHLIGHT EDGE HI-VIS PAINT Staircase:Prepare, rub down, wash down, surfaces, fix masking tape and apply two coats of high visibility grip paint to highlight edge of step, remove masking tape, make good, remove waste and debris.	NO	15.53
	Silicone Sealant to Flooring		
4330AA	SEALANT TO PERIMETER:RENEW TO FLOORING Sealant to Perimeter:Rake out existing and renew clear silicone sealant to perimert of existing vinyl tile or sheet flooring or upstands.	LM	2.60
	Laminate Flooring		
4330BA	LAMINATE FLOORING:TAKE UP AND MAKE GOOD Laminate Flooring:Take up existing laminate flooring, including make good bed under, prepare surface for alternative finish, including laying latex self levelling screed and remove waste and debris.	SM	24.22
4330BB	LAMINATE FLOORING:LAY NEW WITH SUB-BASE Laminate Flooring:Supply and lay new ne 8mm laminate flooring on any type of base, including preparation of surface, insulating fibreboard, foam underlay, all cover trims and remove waste and debris.	SM	44.31
4330BC	LAMINATE FLOORING:RENEW WITH SUB-BASE Laminate Flooring:Take up existing flooring and sub-base, prepare surface and lay new ne 8mm laminate flooring on any type of base, including insulating fibreboard, foam underlay, all cover trims and remove waste and debris.	SM	48.74
4330BD	LAMINATE FLOORING:INSTALL THRESHOLD TRIM Laminate Flooring:Supply and fix threshold trim to match laminate floor decor, including trim to length and remove waste and debris.	LM	24.32
	Suspended Ceilings, Tile and Grid Systems		
4332ZA	SUSPENDED CEILINGS:RENEW TILE 600X600MM Suspended Ceilings:Renew individual suspended ceiling tile ne 600x600mm, bevelled, grooved, plain, patterned, perforated etc. to match the existing, and lay in position to metal suspension system.	NO	15.76
4332ZB	SUSPENDED CEILINGS:RENEW TILE 1200X600MM Suspended Ceilings:Renew individual suspended ceiling tile ne 1200x600mm, bevelled, grooved, plain, patterned, perforated etc. to match the existing, and lay in position to metal suspension system.	NO	23.27

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ITEM	DESCRIPTION	UNIT	RATE
4332ZC	SUSPENDED CEILINGS:RENEW 600SQ TILE PATCH NE 2SM Suspended Ceilings:Renew patch of 600x600mm suspended ceiling tiles ne 2.00sm, bevelled, grooved, plain, patterned, perforated etc. to match existing, and lay in position to metal suspension system, make good, and remove waste and debris.	IT	44.00
4332ZD	SUSP CEILINGS:RENEW 600X1200 TILE PATCH NE 2SM Suspended Ceilings:Renew patch of 1200x600mm suspended ceiling tiles ne 2.00sm, bevelled, grooved, plain, patterned, perforated etc. to match existing, and lay in position to metal suspension system, make good, and remove waste and debris.	IT	50.19
4332ZE	SUSPENDED CEILINGS:RENEW 600SQ TILE PATCH OVER 2SM Suspended Ceilings:Renew patch of 600x600mm suspended ceiling tiles over 2.00sm, bevelled, grooved, plain, patterned, perforated etc. to match existing, and lay in position to metal suspension system, make good, and remove waste and debris.	SM	24.96
4332ZF	SUSP CEILINGS:RENEW 600X1200 TILE PATCH OVER 2SM Suspended Ceilings:Renew patch of 1200x600mm suspended ceiling tiles over 2.00sm, bevelled, grooved, plain, patterned, perforated etc. to match existing, and lay in position to metal suspension system, make good, and remove waste and debris.	SM	29.76
4332ZG	SUSPENDED CEILING:REPAIR TO GRID Suspended Ceiling:Undertake any necessary repairs to any type of suspended ceiling grid framework and suspension system including straightening out and realigning grid members, refixing hangers, renewing rod or wire hangers as necessary (measured overall area of suspended ceiling subject to repair).	SM	16.23
4332ZT	SUSPENDED CEILING:INSTALL 600MM TILE SYSTEM Suspended Ceilings:Supply and install 600x600mm suspended ceiling tile system with proprietary ceiling grid framework comprising white finished metal tee sections 24mm high grid members, joined together with angle brackets, and white finished metal l shaped angle trim plugged and screwed to structure, hung by galvanised wire hangers not exceeding 600mm deep below soffit of floor, hangers plugged and screwed with ring bolt at 600mm centre, ceiling tiles to be bevelled, grooved, plain, patterned, perforated etc as specified, and laid in position in the metal suspension system, all builders work, cutting to size, all labours, make good and remove waste and debris.	SM	34.27
4332ZV	SUSPENDED CEILING:INSTALL 1200MM TILE SYSTEM Suspended Ceilings:Supply and install 1200x600mm suspended ceiling tile system with proprietary ceiling grid framework comprising white finished metal tee sections 24mm high grid members, joined together with angle brackets, and white finished metal l shaped angle trim plugged and screwed to structure, hung by galvanised wire hangers not exceeding 600mm deep below soffit of floor, hangers plugged and screwed with with ring bolt at 600mm centre, ceiling tiles to be bevelled, grooved, plain, patterened, perforated etc as specified, and laid in position in the metal suspension system, all builders work, cutting to size, all labours, make good and remove waste and debris.	SM	47.10

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ITEM	DESCRIPTION	UNIT	RATE
	PAINTING AND DECORATING		
	Preparation - External and Internal		
	Works Prior to Painting		
4350AA	GUTTER:CLEAN OUT PRIOR TO DECORATION Gutter:Clean out eaves gutter prior to redecoration including flush out and test and remove waste and debris.	LM	3.78
	Preparation - General Surfaces		
4351AA	SURFACE:STRIP BACK SURFACES OVER 300MM Surface:Apply paint remover, strip off paint to surfaces in accordance with manufacturers technical data sheet or using cyclone stripper, or burn off, or scrape off, wire brush, prepare and bring forward general surfaces over 300mm girth for redecoration and remove waste and debris.	SM	13.25
4351AB	SURFACE:STRIP BACK SURFACES NE 300MM Surface:Apply paint remover, strip off paint to surfaces in accordance with manufacturers technical data sheet or using cyclone stripper, or burn off, or scrape off, wire brush, prepare and bring forward general surfaces ne 300mm girth for redecoration and remove waste and debris.	LM	5.11
4351EA	SURFACE:STRIP BACK WINDOWS Surface:Apply paint remover, strip off paint to general surfaces of windows in accordance with manufacturers technical data sheet or using cyclone stripper, or burn off, or scrape off, wire brush, prepare and bring forward general surfaces for redecoration, including all beads, edges, rebates, opening edges and the like and remove waste and debris.	SM	22.15
4351ED	SURFACE:STRIP GLAZED DOOR Surfaces:Apply paint remover, strip off paint to surfaces in accordance with manufacturers technical data sheet or using cyclone stripper, or burn off, or scrape off, wire brush, prepare and bring forward general surfaces over 300mm girth for redecoration, including all beads, edges, rebates, opening edges and the like, and remove waste and debris.	NO	39.77
4351FA	SEALER:APPLY ONE COAT TO WALLS AND CEILINGS Sealer:Prepare and apply one coat of sealer stabilizer to walls or ceilings in accordance with manufacturers technical data sheet.	SM	5.58
4351GA	STAIN BLOCK:APPLY ONE COAT Stain Block:Apply one coat of stain block to plastered ceiling strictly in accordance with the manufacturers technical data sheet.	SM	7.81
4351HA	SURFACES:REMOVE GRAFFITI-RINSE/DRY Surfaces:Clean existing graffiti covered surfaces with proprietary graffiti remover/paint stripper, apply a thorough high pressure hot water rinse to remove all traces of remover/stripper, paint, debris etc, and allow to dry.	SM	11.63

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ITEM	DESCRIPTION	UNIT	RATE
	Washdown PVCu Products		
4352AA	WINDOWS:WASHDOWN AND CLEAN PVCU EXTERNAL Windows:Wash down External PVCu surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	4.44
4352AB	DOORS:WASHDOWN AND CLEAN PVCU EXTERNAL Doors:Wash down External PVCu surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	IT	9.45
4352AC	CLADDING:WASHDOWN CLEAN PVCU Cladding:Wash down PVCu surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	5.17
4352AD	FASCIAS:WASHDOWN AND CLEAN PVCU Fascias:Wash down PVCu surfaces of fascias, bargeboards, soffits etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	LM	4.22
4352AE	GUTTERS:WASHDOWN AND CLEAN PVCU Gutters:Wash down PVCu outside surfaces of gutters etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	LM	4.82
4352AF	DOWNPIPES:WASHDOWN AND CLEAN PVCU Downpipes:Wash down PVCu surfaces of downpipes etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	LM	2.56
	Washdown Glass/Perspex		
4352BA	CANOPY:WASHDOWN AND CLEAN GLASS Canopy:Wash down both faces of glass or perspex and supporting framework to canopy with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, algae, grease etc., rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	5.66
4352BB	BALCONY:WASHDOWN AND CLEAN GLASS Balcony:Wash down both faces of glass or perspex and supporting framework to juliet balcony with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, algae, grease etc., rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	5.22
4352BC	ROOFING:WASHDOWN AND CLEAN PERSPEX Roofing:Wash down both faces of perspex roof sheeting to cycle store or similar with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, algae, grease etc., rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	9.09

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ITEM	DESCRIPTION	UNIT	RATE
	Washdown Powder Coated Metalwork		
4352CA	WINDOWS:WASHDOWN AND CLEAN POWDER COATED Windows:Wash down powder coated surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	4.44
4352CB	DOORS:WASHDOWN AND CLEAN POWDER COATED Doors:Wash down powder coated surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	IT	9.45
4352CC	CLADDING:WASHDOWN CLEAN POWDER COATED Cladding:Wash down powder coated surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	4.29
4352CD	FASCIAS:WASHDOWN AND CLEAN POWDER COATED Fascias:Wash down powder coated surfaces of fascias, bargeboards, soffits etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	LM	4.22
4352CE	GUTTERS:WASHDOWN AND CLEAN POWDER COATED Gutters:Wash down powder coated outside surfaces of gutters etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	LM	4.82
4352CF	DOWNPIPES:WASHDOWN AND CLEAN POWDER COATED Downpipes:Wash down powder coated surfaces of downpipes etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	LM	2.56
4352CG	BALCONY:WASHDOWN AND CLEAN POWDER COATED Balcony:Wash down powder coated surfaces of balcony railings etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing. (measured both sides).	SM	3.40
4352CH	CANOPY:WASHDOWN AND CLEAN POWDER COATED Canopy:Wash down powder coated surfaces of canopy framework etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	4.29
4352CJ	SURFACES:WASHDOWN AND CLEAN POWDER COATED Surfaces:Wash down powder coated surfaces of miscellaneous general surfaces etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	5.17

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ITEM	DESCRIPTION	UNIT	RATE
4352CK	FENCING:WASHDOWN AND CLEAN POWDER COATED Fencing:Wash down surfaces of powder coated metal fencing and gates etc. with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	3.40
4352CL	RAILINGS:WASHDOWN AND CLEAN POWDER COATED Railings:Wash down surfaces of metal railings, with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	3.40
	Washdown Furniture, Fixtures and Fittings		
4352DA	BALUSTRADES:WASH AND CLEAN Balustrades:Wash to remove dust, dirt etc. and leave all surfaces cleaned free of smears and the like to any height and type of balustrades including associated newels, handrails and balusters.	LM	0.97
	Preparation - External Walls		
4353AA	WALLS:BRUSH AND WASH DOWN Walls:Brush or scrape and wire brush and wash down painted surfaces of walls to remove grime or soot or to remove flaking paint from walls.	SM	2.51
4353BA	WALLS:BRUSH, WASH, FUNGICIDE Walls:Brush or scrape and wire brush down painted surfaces of walls to remove mold, grime or soot or to remove flaking paint and apply two coats of MGC MGC Biocheck or other equal and approved fungicidal paint.	SM	10.43
4353CA	WALL:STEAM CLEAN EXTERNAL SURFACE Wall:Remove all loose dust/dirt prior to cleaning with a soft brush hose attachment, steam clean external walls using a steam cleaner in accordance with the manufacturer's recommendations to remove soiling, biological growth, paint and vegetation using the attachment hose, wand and/or pads as appropriate in accordance with the Specification, allow walls to air dry.	SM	2.51
4353DA	SURFACES:CLEAN-GRIT BLAST Surfaces:Clean down structure to remove dirt, mould, moss growth, algae and lichen, previous coatings and graffiti using grit blasing, apply a thorough high pressure hot water rinse to remove all traces of grit, paint, debris etc. and allow to dry.	SM	7.24
4353EA	SURFACES:CLEAN-CHEMICALS Surfaces:Clean down structure to remove dirt, mould, moss growth, algae and lichen, previous coatings and graffiti using chemicals, apply a thorough high pressure hot water rinse to remove all traces of chemicals, paint, debris etc. and allow to dry.	SM	8.56
4353EB	SURFACES:CLEAN-CHEMICALS ROTEC BLASTING Surfaces:Clean down heavily stained structure to remove dirt, mould, moss growth, algae and lichen, previous coatings and graffiti using chemicals, undertake rotec blasting, apply a thorough high pressure hot water rinse to remove all traces of chemicals, paint, debris etc. and allow to dry.	SM	12.84
4353FA	SURFACES:APPLY IMPREGNATION FUNGICIDAL WASH Surfaces:Prepare and apply impregnation fungicidal wash in accordance with the manufcaturer's technical data sheet, remove waste and debris.	SM	5.84

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ITEM	DESCRIPTION	UNIT	RATE
4353GA	SURFACES:APPLY MCI CORROSION INHIBITOR WASH Surfaces:Prepare, clean off dust and debris, apply MCI corrosion inhibitor in accordance with the manufacturer's technical data sheet, rinse down on completion with clean water to remove all debris, wipe dry, make good, remove waste and debris.	SM	27.29
	Power Wash - General Surfaces		
4354AA	WALLS:POWER WASH Walls:Brush down to remove mould, moss growth algae and lichen and power wash all surfaces of render or brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi.	SM	2.66
4354AB	CILLS:POWER WASH Cills:Brush down to remove mould, moss growth algae and lichen and power wash all surfaces of cills at a minimum pressure of 1500 psi, but not to exceed 2000 psi, brush apply one coat of MGC Lichenite or other equal and approved solution and one coat of MGC Haloseal or other equal and approved non silicone waterproofer, both applied in accordance with the manufacturer's technical data sheet.	LM	3.39
4354BA	ROOFS:POWER WASH TILING Roofs:Brush down to remove mould, moss growth algae and lichen and power wash all surfaces of roof tiling at a minimum pressure of 1500 psi, but not to exceed 2000 psi, brush apply one coat of MGC Lichenite or other equal and approved solution and one coat of MGC Haloseal waterproofer, both applied in accordance with the manufacturer's technical data sheet.	SM	19.33
4354AD	ROOFS:POWER WASH ASPHALT Roofs:Brush down to remove mould, moss growth algae and lichen and power wash all surfaces of asphalt roofing at a minimum pressure of 1500 psi, but not to exceed 2000 psi, brush apply one coat of MGC Lichenite or other equal and approved solution and one coat of MGC Haloseal waterproofer, both applied in accordance with the manufacturer's technical data sheet.	SM	19.33
4354AC	WALLS:DETERGENT POWER WASH Walls:Brush down to remove loose mould, moss growth, algae and lichen, power wash with hot water, apply detergent, rinse down with clean water to remove all traces of detergent and allow to dry.	SM	3.40
4354AF	WALLS:1:6 HD DETERGENT JET WASH Walls:Brush down to remove loose mould, moss growth, algae and lichen etc, jet wash with hot water at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply 1:6 heavy duty detergent solution. Scrub where required to remove mould, algae etc, apply a thorough pressure hot water rinse to remove all traces of detergent/debris and allow to dry.	SM	3.84
4354AE	WALLS:1:2 DETERGENT JET WASH Walls:Brush down heavily stained areas of brickwork, jet wash with hot water at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply 1:2 heavy duty detergent solution, scrub where required to remove staining, apply a thorough pressure hot water rinse to remove all traces of detergent/debris and allow to dry.	SM	5.17

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ITEM	DESCRIPTION	UNIT	RATE
4354AG	CLADDING:1:2 DETERGENT JET WASH Cladding:Brush down heavily stained areas of powder coated steel or aluminium cladding, jet wash with hot water at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply 1:2 heavy duty detergent solution, scrub where required to remove staining, apply a thorough pressure hot water rinse to remove all traces of detergent/debris and allow to dry.	SM	6.06
4354AH	SURFACES:POWER WASH - LOCALISED TREATMENT Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi, localised treament to remove overflow staining, remove waste and debris.	SM	5.02
4609AA	BRICKWORK SURFACES:POWER WASH Brickwork Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi.	SM	3.40
4609AB	PAVED SURFACES:1:6 HD DETERGENT JET WASH Paved Surfaces:Brush down to remove smoke damage, jet wash with hot water at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply 1:6 heavy duty detergent solution, scrub where required to remove mould, algae etc. apply a thorough pressure hot water rinse to remove all traces of detergent/debris and allow to dry.	SM	5.57
4609AC	PAVED SURFACES:POWER WASH Paved Surfaces:Brush to remove litter, excrement and other human debris, mould, moss growth algae and lichen and power wash all surfaces of paved surfaces at a minimum pressure of 1500 psi, but not to exceed 2000 psi, load up and remove waste and debris.	SM	4.84
	External Redecoration		
	Anti Graffiti Paint		
4355BA	SURFACES:APPLY ANTI-GRAFFITI PAINT Surfaces:Apply anti-graffiti paint strictly in accordance with the manufacturers technical data sheet to vulnerable external surfaces of brickwork, concrete and timber as directed.	SM	7.96
4355JA	SURFACES:POWER WASH GRAFFITI PROTECTOR 5YR Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of un-coated concrete at a minimum pressure of 1500 psi, but not to exceed 2000 psi, protect all adjacent surfaces and apply two coats of Graffiti Protector or other water based sacrificial yet breathable anti-graffiti system, 5 year joint warranty, remove waste and debris. (Graffiti removal measured seperately)	SM	12.24
4355KA	SURFACES:POWER WASH GRAFFITI PROTECTOR 10YR Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of un-coated concrete at a minimum pressure of 1500 psi, but not to exceed 2000 psi, protect all adjacent surfaces and apply two coats of Graffiti Protector or other water based sacrificial yet breathable anti-graffiti system, 10 year joint warranty, remove waste and debris. (Graffiti removal measured seperately)	SM	14.59

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ITEM	DESCRIPTION	UNIT	RATE
	Masonry (Smooth or Textured) Paint - Ext Walls		
4356AA	WALLS:APPLY 2 COATS MASONRY PAINT - RENDER Walls:Prepare and apply two coats smooth or textured masonry paint to external rendered surfaces of walls.	SM	9.34
4356AB	WALLS:APPLY 2 COATS MASONRY PAINT - BRICK Walls:Prepare and apply two coats smooth or textured masonry paint to brickwork or concrete surfaces of walls.	SM	10.23
4356AC	WALLS:WASH APPLY 2 COATS MASONRY PAINT - RENDER Walls:Wash down, fill in cracks and holes, sand smooth and apply two coats of smooth or textured masonry paint to rendered or concrete surfaces of walls.	SM	11.12
4356AD	WALLS:WASH APPLY 2 COATS MASONRY PAINT - BRICK Walls:Wash down, fill in cracks and holes, sand down and apply two coats of smooth or textured masonry paint to brickwork surfaces of walls.	SM	12.00
4356BA	WALLS:APPLY SEALER 2 COATS MASONRY - RENDER Walls:Prepare and apply one coat of stabilising solution and two coats smooth or textured masonry paint to external rendered surfaces of walls.	SM	11.00
4356BB	WALLS:APPLY SEALER 2 COATS MASONRY - BRICK Walls:Prepare and apply one coat of stabilising solution and two coats smooth or textured masonry paint to brickwork or concrete surfaces of walls.	SM	11.89
4356BC	WALLS:WASH APPLY SEALER 2 COATS MASONRY - RENDER Walls:Wash down, fill in cracks and holes, sand down and apply one coat of stabilising solution and two coats of smooth or textured masonry paint to rendered or concrete walls.	SM	13.22
4356BD	WALLS:WASH APPLY SEALER 2 COATS MASONRY - BRICK Walls:Wash down, fill in cracks and holes, sand down and apply one coat of stabilising solution and two coats of smooth or textured masonry paint to brickwork surfaces of walls.	SM	14.11
4356CA	SOFFIT:WASH APPLY 2 COATS SMOOTH MASONRY PAINT Soffit:Wash down, fill in cracks and holes, sand smooth and apply two coats of smooth or textured masonry paint to rendered or concrete canopies or soffits.	SM	14.95
4356CB	SOFFIT:WASH APPLY SEALER 2 COATS MASONRY PAINT Soffit:Wash down, fill in cracks and holes, sand smooth and apply one coat of sealer and two coats of smooth or textured masonry paint to rendered or concrete soffits.	SM	17.23
4356DA	WALL ELEVATION STOREY:APPLY SEALER 2 COATS MASONRY Wall Elevation Per Storey:Prepare and apply one coat of stabilising solution and two coats smooth or textured masonry paint to brickwork or concrete surfaces of walls including reveals, sills etc.	IT	125.55
	Anti-Carbonation Paint - External Surfaces		
4357AA	SURFACES:APPLY ANTI CARBONATION Surfaces:Prepare, stabilise and apply two coats of anti-carbonation paint to previously painted concrete and rendered surfaces.	SM	16.35

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ITEM	DESCRIPTION	UNIT	RATE
4357BA	SURFACES:ANTI CARB/ELASTOMERIC COATING Surfaces:Prepare, stabilise and apply two coats of anti-carbonation paint and elastomeric coating to previously painted concrete and rendered surfaces ne 300mm wide.	LM	19.39
	Masonry Waterproofer - External Walls		
4358AA	WALLS:APPLY 2 COATS EXTERNAL MASONRY W/PROOFER Walls:Brush down and prepare for and apply two coats of external masonry waterproofer to general surfaces of walls.	SM	10.30
4358AB	WALLS:SEALER - 2 COATS EXTERNAL MASONRY W/PROOFER Walls:Brush down and prepare for and apply one coat of sealer and two coats of external masonry waterproofer to general surfaces of walls.	SM	15.06
	Anti-Graffiti Flame Retardant Coatings		
4359AA	WALLS:ANTI-GRAFFITI FLAME RETARDENT COATINGS Surfaces:Prepare surfaces in accordance with the manufacturer's technical data sheet and apply anti-graffiti flame retardant coating as manufactured by Hubdean Ltd or other equal and approved, to a thickness ne 6mm, texturing to stipple finish on ceilings and woodbark on walls and apply two coats of Agproshield or other equal and approved finish.	SM	42.56
4359AB	SURFACES:ANTI-GRAFFITI FLAME RETARDENT COATINGS Surfaces:Prepare surfaces in accordance with the manufacturer's technical data sheet and apply anti-graffiti flame retardant coating as manufactured by Hubdean Ltd or other equal and approved, to a thickness ne 6mm, texturing to stipple finish on ceilings and woodbark on walls and apply two coats of Agproshield Armour finishes.	SM	17.23
	Smooth Finish Masonry Paint - External Walls		
4360BB	WALLS:WASH SEALER 2 COATS SMOOTH MASONRY PAINT Walls:Wash down, fill in cracks and holes, sand smooth and apply one coat of sealer, two coats of smooth finish masonry paint to rendered or concrete surfaces of walls.	SM	11.00
	Oil Paint - External Walls		
4361AA	WALLS:APPLY GLOSS PAINT Walls:Prepare and apply one undercoat and one coat of gloss paint to external rendered surfaces of walls.	SM	16.20
4361AB	WALLS:WASH APPLY GLOSS PAINT Walls:Wash down, fill in cracks and holes, sand down and apply one undercoat and one coat of gloss paint to rendered or concrete walls.	SM	20.93
	Water Repellent - External Walls		
4366AA	WALLS:BRUSH APPLY WATERPROOFING RENDER Walls:Brush, wash down and apply one coat of bitumen based waterproofing to rendered surfaces of walls.	SM	7.63
4366AB	WALLS:BRUSH APPLY WATERPROOFING BRICK Walls:Brush, wash down and apply one coat of bitumen based waterproofing to surfaces of brick or stone walls.	SM	8.52

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ITEM	DESCRIPTION	UNIT	RATE
	Spray Paint - External/Communal Walls		
4367AA	SURFACES:SPRAY PAINT SMOOTH SURFACE Surfaces:Wash down, rub down, prepare for and spray one coat primer, one base coat and one coat of multicolour finish on smooth surfaces of render, plaster or concrete walls.	SM	10.16
4367AB	SURFACES:SPRAY PAINT TEXTURED SURFACE Surfaces:Wash down, rub down, prepare for and spray one coat primer, one base coat and one coat of multicolour finish on surfaces of textured render or brickwork.	SM	11.37
4367AC	SURFACES:SPRAY PAINT GLAZE SMOOTH SURFACE Surfaces:Wash down, rub down, prepare for and spray one coat primer, one base coat, one coat glaze on smooth surfaces of render, plaster or concrete walls.	SM	12.10
4367AD	SURFACES:SPRAY PAINT GLAZE TEXTURED SURFACE Surfaces:Wash down, rub down, prepare for and spray one coat primer, one base coat, one coat of multicolour finish, one coat glaze on surfaces of textured render or brickwork.	SM	13.46
	Oil Paint - Metalwork - Three Coat		
4362AA	GARAGE DOOR:PREPARE PRIME PAINT 2 GLOSS Garage Door:Rub down, prepare, apply coat of primer, one undercoat, two coats of gloss paint on external surfaces of up and over metal garage door (one side and edges).	IT	101.88
4362AB	GARAGE DOOR, FRAME, FASCIA:PREPARE PAINT 2 GLOSS Garage Door, frame and fascia:Rub down, prepare, primer coat, one undercoat, two coats of gloss paint on external surfaces of up and over metal garage door (one side and edges), frame and front fascia.	IT	169.96
4362AC	GARAGE DOOR, FRAME, FASCIA ETC:PREPARE PT 2 GLOSS Garage Door, frame, fascia etc:Rub down, prepare, primer, one undercoat, two gloss coats on up and over metal garage door (one side and edges), frame, front fascia, soffits, all other painted surfaces.	IT	189.11
4362BA	DOOR FRAME:PREPARE PAINT 2 GLOSS NE 300MM Door Frame:Rub down, prepare, apply coat of primer, one undercoat, two coats of gloss paint on external surfaces of metal frames ne 300mm girth.	LM	6.96
4362BB	DOOR:PREPARE PRIME PAINT 2 GLOSS METAL DOOR Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of gloss paint on any size single metal door (both sides and edges).	IT	63.84
4362BC	DOOR:PREPARE PRIME PAINT 2 GLOSS METAL GLAZED Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of gloss paint on any size single glazed metal door (both sides and edges).	IT	75.54
4362CB	WINDOW:PREPARE PRIME PAINT 2 GLOSS METAL Window:Rub down, prepare for and apply a coat of primer, one undercoat, and two coats of gloss paint on surface of metal window (one side and edges).	SM	26.62

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ITEM	DESCRIPTION	UNIT	RATE
4362DA	GATES:PREPARE PRIME PAINT GATE AND POSTS Gates:Wire brush, prepare for and apply one coat primer, one undercoat, two coats of gloss paint to both sides of any size type single metal gate including all edges and all surfaces of posts.	IT	29.62
4362DC	PEDESTRIAN GATES:PREPARE PRIME PAINT GATE, POSTS Pedestrian Gates:Wire brush, prepare, primer coat, one undercoat, two coats of gloss paint to both sides of any size type single metal gate including all edges and all surfaces of posts.	IT	82.74
4362DB	VEHICULAR GATES:PREPARE PRIME PAINT GATE, POSTS Vehicular Gates:Wire brush, prepare, primer coat, one undercoat, two coats of gloss paint to both sides of any size type pair of metal gate including all edges and all surfaces of posts.	IT	137.54
4362EA	BALUSTRADING:PREPARE PRIME PAINT SURFACES Balustrading:Wire brush, prepare for and apply one coat of primer, one undercoat, two coats of gloss paint on ornamental metal balustrading, railings or gates (measured both sides).	SM	27.97
4362FA	STAIRCASE:PREPARE PRIME PAINT METAL STAIRS Staircase:Wire brush, prepare for and apply one coat of primer, one undercoat, two coats of gloss paint on metal staircase, strings, handrail balustrading (measured both sides).	SM	27.46
4362GA	GUTTER:PREPARE PRIME PAINT EAVES GUTTER Gutter:Wire brush, prepare and apply coat of primer, one undercoat and two coats of gloss paint to outside of eaves gutter including brackets.	LM	5.40
4362HA	PIPEWORK:PREPARE PRIME PAINT NE 300MM Pipework:Wire brush, prepare for and apply coat of primer, one undercoat and two coats of gloss paint to external pipework ne 300mm girth including brackets.	LM	3.01
	Oil Paint - Existing Metalwork - Three Coat		
4363AA	GARAGE DOOR:RUB DOWN PREPARE PAINT 2 GLOSS Garage Door:Rub down, prepare, spot prime and apply one undercoat, two coats of gloss paint on external existing painted surfaces of up and over metal garage door (one side and edges).	IT	95.63
4363AB	GARAGE DOOR, FRAME, FASCIA:PREPARE PRIME 2 GLOSS Garage Door, frame and fascia:Rub down, prepare, spot prime, one undercoat, two gloss coats on existing surfaces of up and over metal garage door (one side and edges), frame and front fascia.	IT	162.61
4363AC	GARAGE DOOR, FRAME, FASCIA ETC:PREPARE 2 GLOSS Garage Door, frame, fascia etc:Rub down, prepare, spot prime, one undercoat, two gloss coats on existing up and over metal garage door (one side and edges), frame, and all other painted surfaces.	IT	182.06
4363BA	DOOR FRAME:RUB DOWN PREPARE PAINT 2 GLOSS NE 300MM Door Frame:Rub down, prepare, spot prime and apply one undercoat, two coats of gloss paint on external existing painted surfaces of metal frames ne 300mm girth.	LM	7.78

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ITEM	DESCRIPTION	UNIT	RATE
4363BB	DOOR:RUB DOWN PREPARE PAINT 2 GLOSS METAL DOOR Door:Rub down, prepare for and apply one undercoat and two coats of gloss paint on existing painted surfaces of any size single metal door (both sides and edges).	IT	52.32
4363BC	DOOR:RUB DOWN PREPARE PAINT 2 GLOSS METAL GLAZED Door:Rub down, prepare for and apply one undercoat and two coats of gloss paint on existing painted surfaces of any size single glazed metal door (both sides and edges).	IT	59.59
4363CA	WINDOW:RUB DOWN PREPARE PAINT 2 GLOSS Window:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint on existing painted external surface of metal window (one side and edges).	SM	20.81
4363DA	GATES:WIRE PREPARE PAINT 2 GLOSS GATE AND POSTS Gates:Wire brush, prepare, spot prime and apply one undercoat and two coats of gloss paint to both sides of existing painted surface of any size/type single metal gate including all edges and all surfaces of posts.	IT	44.79
4363DB	PEDESTRIAN GATES:PREPARE PRIME 2 GLOSS GATE, POSTS Pedestrian Gates:Wire brush, prepare, spot prime, one undercoat, two gloss coats to both sides of any size type existing painted single metal gate including all edges and all surfaces of posts.	IT	97.12
4363DC	VEHICULAR GATES:PREPARE PRIME 2 GLOSS GATES, POSTS Vehicular Gates:Wire brush, prepare, spot prime, one undercoat, two gloss coats to both sides of any size type existing painted pair of metal gate including all edges and all surfaces of posts.	IT	166.75
4363DD	PEDESTRIAN GATES:PREPARE PRIME 1 GLOSS GATE, POSTS Pedestrian Gates:Wire brush, prepare, spot prime, one undercoat, one gloss coat to both sides of any size type existing painted single metal gate including all edges and all surfaces of posts.	IT	92.11
4363DE	VEHICULAR GATES:PREPARE PRIME 1 GLOSS GATES, POSTS Vehicular Gates:Wire brush, prepare, spot prime, one undercoat, one gloss coat to both sides of any size type existing painted pair of metal gate including all edges and all surfaces of posts.	IT	156.81
4363EA	BALUSTRADING:WIRE PREPARE PAINT 2 GLOSS SURFACES Balustrading:Wire brush, prepare, spot prime and apply one undercoat and two coats of gloss paint on existing painted surfaces ornamental metal balustrading, railings or gates (measured both sides).	SM	31.85
4363FA	STAIRCASE:WIRE PREPARE PAINT 2 GLOSS METAL STAIRS Staircase:Wire brush, prepare, spot prime and apply one undercoat and two coats of gloss paint on existing painted surfaces of metal staircase, strings, handrail balustrading (measured both sides).	SM	20.56
4363GA	GUTTER:WIRE PREPARE PAINT 2 GLOSS EAVES GUTTER Gutter:Wire brush, prepare and apply one undercoat and two coats of gloss paint to existing painted surfaces of outside of eaves gutter including brackets.	LM	7.33
4363HA	PIPEWORK:WIRE PREPARE PAINT 2 GLOSS NE 300MM Pipework:Wire brush, prepare for and apply one undercoat and two coats of gloss paint to existing painted surfaces of external pipework ne 300mm girth including brackets.	LM	2.27

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ITEM	DESCRIPTION	UNIT	RATE
4363JA	PLAY EQUIPMENT:PAINT METAL GATE CONTRASTING COLOUR Play Equipment:Wire brush, prepare for and apply one coat primer, one undercoat, two coats of gloss paint to both sides of any size type single metal gate in contrasting colour including all edges and all surfaces of posts.	IT	88.70
4364AE	GARAGE DOOR, FRAME, FASCIA:PREPARE PRIME 1 GLOSS Garage Door, frame and fascia:Rub down, prepare, spot prime, one undercoat, one gloss coat on existing surfaces of up and over metal garage door (one side and edges), frame and front fascia.	IT	116.46
4364AF	GARAGE DOOR, FRAME, FASCIA ETC:PREPARE 1 GLOSS Garage Door, frame, fascia etc:Rub down, prepare, spot prime, one undercoat, one gloss coat on existing up and over metal garage door (one side and edges), frame, and all other painted surfaces.	IT	130.85
	Oil Paint - Existing Metalwork - Two Coat		
4364AA	GARAGE DOOR:RUB DOWN PREPARE PAINT 1 GLOSS Garage Door:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted external surfaces of up and over metal garage door (one side and edges).	IT	70.06
4364AB	DOOR FRAME:RUB DOWN PREPARE PAINT 1 GLOSS NE 300MM Door Frame:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted external surfaces of metal frames ne 300mm girth.	LM	5.70
4364AC	DOOR:RUB DOWN PREPARE PAINT 1 GLOSS METAL DOOR Door:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted external surfaces of any size single metal door (both sides and edges).	IT	37.98
4364AD	DOOR:RUB DOWN PREPARE PAINT 1 GLOSS METAL GLAZED Door:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted external surfaces of any size single glazed metal door (both sides and edges).	IT	44.57
4364BB	WINDOW:RUB DOWN PREPARE PAINT 1 GLOSS METAL Window:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted external surface of metal window ne 1.5sm overall (one side and edges).	SM	17.71
4364CA	GATES:WIRE PREPARE PAINT 1 GLOSS GATE AND POSTS Gates:Wire brush, prepare, spot prime and apply one undercoat, one coat of gloss paint to both sides of existing painted any size/type single metal gate including all edges and all surfaces of posts.	IT	32.35
4364DA	BALUSTRADING:WIRE PREPARE PAINT 1 GLOSS SURFACES Balustrading:Wire brush, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted surfaces of ornamental metal balustrading, railings or gates (measured both sides).	SM	23.74
4364EA	STAIRCASE:WIRE PREPARE PAINT 1 GLOSS METAL STAIRS Staircase:Wire brush, prepare, spot prime and apply one undercoat, and one coat of gloss paint on existing painted surfaces of metal staircase, strings, handrail balustrading (measured both sides).	SM	15.24

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ITEM	DESCRIPTION	UNIT	RATE
4364FA	GUTTER:WIRE PREPARE PAINT 1 GLOSS EAVES GUTTER Gutter:Wire brush, prepare, spot prime and apply one undercoat and one coat of gloss paint to existing painted surfaces outside of eaves gutter including brackets.	LM	5.66
4364GA	PIPEWORK:WIRE PREPARE PAINT 1 GLOSS NE 300MM Pipework:Wire brush, prepare for and apply one undercoat and one coat of gloss paint to existing painted surfaces of external pipework ne 300mm girth including brackets.	LM	1.67
	Bitumen Paint - Existing Metalwork		
4365AA	SURFACES:APPLY 2 COATS BITUMEN Surfaces:Brush down, prepare for and apply two coats of black bitumen paint to external surfaces of metalwork.	SM	19.03
4365BA	GUTTER:APPLY 2 COATS BITUMEN Gutter:Brush down, prepare for and apply two coats of black bitumen paint on surfaces of eaves gutter including brackets.	LM	5.50
4365CA	PIPES:APPLY 2 COATS BITUMEN Pipes:Brush down, prepare for and apply two coats of black bitumen paint on external pipework ne 300mm girth including brackets.	LM	3.54
	Extended Life Paint - Metalwork		
4366ZA	GARAGE DOOR:PREPARE PRIME EXTENDED LIFE PAINT Garage Door:Rub down, prepare, apply coat of primer, two coats of 8 years all weather protection metal gloss finish paint on external surfaces of up and over metal garage door (one side and edges).	IT	87.73
4366ZB	DOOR FRAME:PREP PRIME EXTENDED LIFE PAINT NE 300MM Door Frame:Rub down, prepare, apply coat of primer, two coats of 8 years all weather protection metal gloss finish paint on external surfaces of metal frames ne 300mm girth.	LM	6.81
4366ZC	DOOR:PREPARE PRIME EXTENDED LIFE PAINT METAL Door:Rub down, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on any size single metal door (both sides and edges).	IT	90.43
4366ZD	DOOR:PREP PRIME EXTENDED LIFE PAINT METAL GLAZED Door:Rub down, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on any size single glazed metal door (both sides and edges).	IT	80.36
4366ZE	WINDOW:PREPARE EXTENDED LIFE PAINT METAL Window:Rub down, prepare for and apply a coat of primer, two coats of 8 years all weather protection metal gloss finish paint on surface of metal window (one side and edges).	SM	23.47
4366ZF	GATES:PREP PRIME EXTENDED LIFE PAINT GATE + POSTS Gates:Wire brush, prepare for and apply one coat primer, two coats of 8 years all weather protection metal gloss finish paint to both sides of any size type single metal gate including all edges and all surfaces of posts.	IT	24.74

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ITEM	DESCRIPTION	UNIT	RATE
4366ZG	RAILINGS-ORNAMENTAL:PRIME EXTENDED LIFE PAINT Balustrading:Wire brush, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on ornamental metal balustrading, railings or gates (measured both sides).	SM	23.38
4366ZH	STAIRCASE:PREPARE PRIME EXTENDED LIFE PAINT METAL Staircase:Wire brush, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on metal staircase, strings, handrail balustrading (measured both sides).	SM	22.87
4366XX	GUTTER:PREPARE PRIME EXTENDED LIFE PAINT EAVES Gutter:Wire brush, prepare and apply coat of primer, two coats of 8 years all weather protection metal gloss finish paint to outside of eaves gutter including brackets.	LM	5.14
4366ZJ	PIPEWORK:PREPARE PRIME EXTENDED LIFE PAINT NE300MM Pipework:Wire brush, prepare for and apply coat of primer, two coats of 8 years all weather protection metal gloss finish paint to external pipework ne 300mm girth including brackets.	LM	3.26
4366ZK	RAILINGS-HAIRPIN:PRIME EXTENDED LIFE PAINT Railings, Fencing and Gates - Hairpin:Wire brush, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on hairpin metal balustrading, railings or gates (measured both sides).	SM	12.73
4366ZL	RAILINGS-PLAIN OPEN:PRIME EXTENDED LIFE PAINT Railings, Fencing and Gates - Plain Open:Wire brush, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on plain open metal balustrading, railings or gates (measured both sides).	SM	11.40
4366ZM	RAILINGS-CLOSE TYPE:PRIME EXTENDED LIFE PAINT Railings, Fencing and Gates - Close Type:Wire brush, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on close type metal balustrading, railings or gates (measured both sides).	SM	9.18
	Extended Life Paint - Metalwork - 2 Coat		
4366YB	GARAGE DOOR, FRAME, FASCIA:PREPARE EXT LIFE PAINT Garage Door, Frame and Fascia:Rub down, prepare, touch up, primer, two 8 years all weather protection paint coats on external surfaces of up and over metal garage door (one side and edges), frame, front fascia.	IT	150.89
4366YC	GARAGE DOOR, FRAME, FASCIA ETC:PREPARE EXT LIFE PT Garage Door, Frame and Fascia:Wire brush, prepare, spot prime, two 8 years all weather protection paint coats on existing surfaces of up and over metal garage door (one side and edges)., frame, fascia.	IT	167.93
4366YF	PEDESTRIAN GATES:PREP EXT LIFE PAINT GATE + POSTS Pedestrian Gates:Rub down, prepare, primer, two 8 years all weather protection paint coats to both sides of any size type single metal gate including all edges and all surfaces of posts.	IT	87.63
4366YG	VEHICULAR GATES:PREP EXT LIFE PAINT GATES + POSTS Vehicular Gates:Rub down, prepare, primer, two 8 years all weather protection paint coats to both sides of any size type pair metal gates including all edges and all surfaces of posts.	IT	148.56

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ITEM	DESCRIPTION	UNIT	RATE
	Extended Life Paint - Existing Metalwork - 3 Coat		
4364WA	GARAGE DOOR:PREPARE 3 COATS EXTENDED LIFE PAINT Garage Door:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of up and over metal garage door (one side and edges).	IT	104.21
4364WB	DOOR FRAMES:PREPARE 3 CT EXTEND LIFE PAINT NE300MM Door Frames:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of metal frames ne 300mm girth.	LM	7.88
4364WC	DOOR:PREPARE 3 COATS EXTENDED LIFE PAINT METAL Door:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of any size single metal door (both sides and edges).	IT	87.79
4364WD	DOOR:PREPARE 3 COAT EXTEND LIFE PAINT METAL GLAZED Door:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of any size single glazed metal door (both sides and edges).	IT	57.20
4364WE	WINDOW:PREPARE 3 COATS EXTENDED LIFE PAINT METAL Window:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted external surface of metal window (one side and edges).	SM	22.33
4364WF	GATES:PREPARE 3 COATS EXTEND LIFE PAINT GATE+POSTS Gates:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint to both sides of existing painted any size/type single metal gate including all edges and all surfaces of posts.	IT	57.20
4364WG	RAILINGS-ORNAMENTAL:PREPARE 3 CT EXTEND LIFE PAINT Balustrading:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted surfaces of ornamental metal balustrading, railings or gates (measured both sides).	SM	27.48
4364WH	STAIRCASE:PREPARE 3 CTS EXTENDED LIFE PAINT METAL Staircase:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted surfaces of metal staircase, strings, handrail balustrading (measured both sides).	SM	31.48
4364WJ	GUTTER:PREPARE 3 COATS EXTENDED LIFE PAINT EAVES Gutter:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint to existing painted surfaces outside of eaves gutter including brackets.	LM	9.66
4364WK	GARAGE DOOR FRAME FASCIA:PREPARE 3 CT EXT LIFE PT Garage Door, Frame, Fascia:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection paint coats on existing surfaces of up and over metal garage door (one side and edges)., frame, fascia	IT	25.16
4364WL	GARAGE DOOR FRAME FASCIA ETC:PREP 3 CT EXT LIFE PT Garage Door, Frame, Fascia etc:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection paint coats on existing up and over garage door (one side and edges) and all other painted surfaces	IT	28.71

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ITEM	DESCRIPTION	UNIT	RATE
4364WM	PEDESTRIAN GATES:PREP 3CT EXT LIFE PAINT + POSTS Pedestrian Gates:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection paint coats to both sides of existing any size/type single metal gate including all edges and all surfaces of posts	IT	47.00
4364WN	VEHICULAR GATES:PREP 3CT EXT LIFE PAINT + POSTS Vehicular Gates:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection paint coats to both sides of any size type pair metal gates including all edges and all surfaces of posts.	IT	95.63
4364WP	PIPEWORK:PREPARE 3 COATS EXTEND LIFE PAINT NE300MM Pipework:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint to existing painted surfaces of external pipework ne 300mm girth including brackets.	LM	5.67
4364WQ	RAILINGS-PLAIN OPEN:PREP 3 CT EXTEND LIFE PAINT Railings, Fencing and Gates - Plain Open:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on plain open metal balustrading, railings or gates (measured both sides).	SM	16.39
4364WR	RAILINGS-CLOSE TYPE:PREPARE 3 CT EXTEND LIFE PAINT Railings, Fencing and Gates - Close Type:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on close type metal balustrading, railings or gates (measured both sides).	SM	13.73
4364WS	RAILINGS-HAIRPIN:PREPARE 3 CT EXTENDED LIFE PAINT Railings, Fencing and Gates - Hairpin:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on hairpin metal balustrading, railings or gates (measured both sides).	SM	17.72
4367WT	SURFACES:PREPARE 3 COATS EXTENDED LIFE PAINT Surfaces:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of metalwork.	SM	46.12
4367WV	SURFACES:PREPARE 3 COATS EXTEND LIFE PAINT PROFILE Surfaces:Wire brush, prepare, apply one coat of primer and two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of profiled metalwork.	SM	34.75
	Extended Life Paint - Existing Metalwork - 2 Coat		
4364ZA	GARAGE DOOR:PREPARE 2 COATS EXTENDED LIFE PAINT Garage Door:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of up and over metal garage door (one side and edges).	IT	59.52
4364ZB	DOOR FRAMES:PREP 2 CTS EXTENDED LIFE PAINT NE300MM Door Frames:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of metal frames ne 300mm girth.	LM	5.55
4364ZC	DOOR:PREPARE 2 COATS EXTENDED LIFE PAINT METAL Door:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of any size single metal door (both sides and edges).	IT	55.28

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ITEM	DESCRIPTION	UNIT	RATE
4364ZD	DOOR:PREP 2 COATS EXTENDED LIFE PAINT METAL GLAZED Door:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of any size single glazed metal door (both sides and edges).	IT	34.84
4364ZE	WINDOW:PREPARE 2 COATS EXTENDED LIFE PAINT METAL Window:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted external surface of metal window ne 1.5sm overall (one side and edges).	IT	18.29
4364ZF	GATES:PREP 2 COATS EXTENDED LIFE PAINT GATE+POSTS Gates:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint to both sides of existing painted any size/type single metal gate including all edges and all surfaces of posts.	IT	30.47
4364ZG	RAILINGS-ORNAMENTAL:2 COATS EXTENDED LIFE PAINT Balustrading:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted surfaces of ornamental metal balustrading, railings or gates (measured both sides).	SM	19.93
4364ZH	STAIRCASE:PREPARE 2 CTS EXTENDED LIFE PAINT METAL Staircase:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted surfaces of metal staircase, strings, handrail balustrading (measured both sides).	SM	20.13
4364XX	GUTTER:PREPARE 2 COATS EXTENDED LIFE PAINT EAVES Gutter:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint to existing painted surfaces outside of eaves gutter including brackets.	LM	5.67
4364YB	GARAGE DOOR, FRAME, FASCIA:PREPARE EXT LIFE PT Garage Door, Frame and Fascia:Wire brush, prepare, spot prime, two 8 years all weather protection paint coats on existing surfaces of up and over metal garage door (one side and edges)., frame, fascia.	IT	156.65
4364YC	GARAGE DOOR, FRAME, FASCIA ETC:PREP EXT LIFE PT Garage Door, Frame, Fascia etc:Rub down, prepare, touch up, spot prime, two 8 years all weather protection paint coats on existing up and over garage door (one side and edges) and all other painted surfaces.	IT	175.03
4364YF	PEDESTRIAN GATES:WIRE EXT LIFE PAINT GATE + POSTS Pedestrian Gates:Wire brush, prepare, spot prime, two 8 years all weather protection paint coats to both sides of existing any size/type single metal gate including all edges and all surfaces of posts.	IT	77.96
4364YG	VEHICULAR GATES:WIRE EXT LIFE PAINT GATES + POSTS Vehicular Gates:Wire brush, prepare, spot prime, two 8 years all weather protection paint coats to both sides of any size type pair metal gates including all edges and all surfaces of posts.	IT	127.43
4364ZJ	PIPEWORK:PREP 2 COATS EXTENDED LIFE PAINT NE300MM Pipework:Wire brush, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint paint to existing painted surfaces of external pipework ne 300mm girth including brackets.	LM	3.77

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ITEM	DESCRIPTION	UNIT	RATE
4364ZL	RAILINGS-PLAIN OPEN:2 COATS EXTENDED LIFE PAINT Railings, Fencing and Gates - Plain Open:Wire brush, prepare, spot prime and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint paint on plain open metal balustrading, railings or gates (measured both sides).	SM	10.17
4364ZM	RAILINGS-CLOSE TYPE:2 COATS EXTENDED LIFE PAINT Railings, Fencing and Gates - Close Type:Wire brush, prepare, spot prime and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint paint on close type metal balustrading, railings or gates (measured both sides).	SM	7.95
4364ZN	RAILINGS-HAIRPIN:2 COATS EXTENDED LIFE PAINT Railings, Fencing and Gates - Hairpin:Wire brush, prepare for and apply one coat of primer, two coats of 8 years all weather protection metal gloss finish paint on hairpin metal balustrading, railings or gates (measured both sides).	SM	11.50
4367ZN	SURFACES:PREPARE 2 COATS EXTENDED LIFE PAINT Surfaces:Rub down, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of metalwork.	SM	10.49
4367ZP	SURFACES:PREPARE 2 CTS EXTENDED LIFE PAINT PROFILE Surfaces:Rub down, prepare, spot prime and apply two coats of 8 years all weather protection metal gloss finish paint on existing painted external surfaces of profiled metalwork.	SM	12.31
4368AA	PLAY EQUIPMENT:PAINT METAL 1 SEAT SWING FRAME Play Equipment:Prepare and paint surfaces of metal 1 seat swing frame, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	44.97
4368AB	PLAY EQUIPMENT:PAINT METAL 2 SEAT SWING FRAME Play Equipment:Prepare and paint surfaces of metal 2 seat swing frame, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	85.60
4368AC	PLAY EQUIPMENT:PAINT METAL 3 SEAT SWING FRAME Play Equipment:Prepare and paint surfaces of metal 3 seat swing frame including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	114.79
4368AD	PLAY EQUIPMENT:PAINT METAL 4 SEAT SWING FRAME Play Equipment:Prepare and paint surfaces of metal 4 seat swing frame, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	171.20
4368AE	PLAY EQUIPMENT:PAINT METAL BENCH Play Equipment:Prepare and paint surfaces of metal bench, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	100.59
4368AF	PLAY EQUIPMENT:PAINT METAL NON BUMP SEESAW Play Equipment:Prepare and paint surfaces of metal Wicksteed Non Bump See Saw or similar piece of apparatus, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	40.28

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ITEM	DESCRIPTION	UNIT	RATE
4368AG	PLAY EQUIPMENT:PAINT METAL FINISH ROCKER Play Equipment:Prepare and paint surfaces of metal Finish Rocker, See Saw or similar piece of apparatus, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	25.18
4368AH	PLAY EQUIPMENT:PAINT METAL MULTIPLAY UNIT Play Equipment:Prepare and paint surfaces of metal multi play unit of any size, including all necessary preparation, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	120.84
4368AJ	PLAY EQUIPMENT:PAINT METAL PEDESTAL SLIDE NE 2m Play Equipment:Prepare and paint surfaces of metal pedestal slide ne 2m tall, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	65.45
4368AK	PLAY EQUIPMENT:PAINT METAL PEDESTAL SLIDE OVER 2m Play Equipment:Prepare and paint surfaces of metal pedestal slide exceeding 2m tall, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	100.70
4368AL	PLAY EQUIPMENT:PAINT METAL CABLE RUNWAY Play Equipment:Prepare and paint surfaces of metal cable runway supports, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	156.09
4368AM	PLAY EQUIPMENT:PAINT METAL GULL WING SEE SAW Play Equipment:Prepare and paint surfaces of gull wing sea saw, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	30.21
4368AN	PLAY EQUIPMENT:PAINT METAL SMP SWINGABOUT Play Equipment:Prepare and paint surfaces of metal SMP Swingabout or similar piece of apparatus, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	125.88
4368AP	PLAY EQUIPMENT:PAINT METAL WICKSTEED SWINGABOUT Play Equipment:Prepare and paint surfaces of metal Wicksteed Swingabout or similar piece of apparatus, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	151.05
4368AQ	PLAY EQUIPMENT:PAINT METAL SWING BARRIER Play Equipment:Prepare and paint surfaces of metal swing barrier, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	36.21
4368AR	PLAY EQUIPMENT:PAINT METAL TODDLER MULTIPLAY UNIT Play Equipment:Prepare and paint surfaces of metal toddler multi play unit of any size, including wash down, clean off, spot prime and apply two coats of Vinyl-Tec finish in accordance with the manufacturer's technical data sheet.	IT	120.84

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ITEM	DESCRIPTION	UNIT	RATE
	Oil Paint - External Woodwork - Three Coats		
4380AA	SURFACES:PRIME PAINT GENERAL SURFACES TIMBER Surfaces:Rub down, prepare and apply one coat of primer, one undercoat and two coats of gloss paint on general surfaces of woodwork.	SM	23.76
4380AB	FASCIAS,SOFFITS ETC:PRIME PAINT TIMBER NE 300MM Fascias, Soffits, Bargeboards etc.:Rub down, prepare for and apply one coat primer, one undercoat, two coats of gloss paint on surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	9.80
4380AC	CLADDING ELEVATION STOREY:PRIME PAINT GEN TIMBER Cladding Elevation Per Storey:Rub down, prepare, one coat of primer, one undercoat and two coats of gloss paint on general surfaces of timber cladding per elevation storey including reveals, cills etc.	IT	261.36
4380AD	DOOR CANOPY:PRIME PAINT GENERAL SURFACES TIMBER Door Canopy:Rub down, prepare and apply one coat of primer, one undercoat and two coats of gloss paint on general surfaces of timber members to door canopy.	IT	59.39
4380AE	ENCLOSED PORCH:PRIME PAINT GENERAL SURFACES TIMBER Enclosed porch:Rub down, prepare and apply one coat of primer, one undercoat and two coats of gloss paint on general surfaces of timber members to enclosed porch.	IT	191.84
4380BA	WINDOW:PREPARE PRIME PAINT TIMBER Window:Rub down, prepare and apply one coat of primer, one undercoat and two coats of gloss paint on surfaces of wooden windows (one side and edges).	SM	38.36
4380CA	FRAME:PREPARE PRIME PAINT TIMBER NE 300MM Frame:Rub down, prepare and apply one coat of primer, one undercoat and two coats of gloss paint on timber frame ne 300mm girth.	LM	8.15
4380DA	DOOR:PREPARE PRIME PAINT TIMBER GLAZED DOOR (O/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of gloss paint to all surfaces of any size or type of single glazed timber door (one sides and edges).	IT	28.48
4380DB	DOOR:PREPARE PRIME PAINT TIMBER GLAZED DOOR (B/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of gloss paint to all surfaces of any size or type of single glazed timber door (both sides and edges).	IT	56.96
4380DC	DOOR:PREPARE PRIME PAINT TIMBER DOOR (O/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of gloss paint to all surfaces of any type or size of single timber door (one sides and edges).	IT	35.21
4380DD	DOOR:PREPARE PRIME PAINT TIMBER DOOR (B/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of gloss paint to all surfaces of any type or size of single timber door (both sides and edges).	IT	70.31
4380EA	FENCING:PREPARE PRIME PAINT TIMBER FENCE NE 300MM Fencing:Rub down, prepare for and apply one coat primer, one undercoat, two coats of gloss paint on surfaces of fencing and posts ne 300mm girth.	LM	8.38

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ITEM	DESCRIPTION	UNIT	RATE
4380FA	GATES:PREPARE PRIME PAINT TIMBER GATES POSTS Gates:Rub down, prepare for and apply one coat primer, one undercoat, two coats of gloss paint on surfaces of gates and posts (measured both sides).	SM	21.89
4380EC	FENCING OPEN TYPE:PREPARE PRIME PAINT TIMBER Fencing:Rub down, prepare for and apply one coat primer, one undercoat, two coats of gloss paint on isolated surfaces of open type fencing and posts (measured overall face one side).	SM	19.68
4380ED	FENCING CLOSE TYPE:PREPARE PRIME PAINT TIMBER Fencing:Rub down, prepare for and apply one coat primer, one undercoat, two coats of gloss paint on isolated surfaces of close type fencing and posts (measured overall face one side).	SM	19.54
	Oil Paint - Existing Woodwork - Three Coat		
4381AA	SURFACES:PREPARE 2 GLOSS GENERAL SURFACES TIMBER Surfaces:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint on existing painted general surfaces of woodwork.	SM	18.19
4381AB	FASCIAS,SOFFITS ETC:PAINT 2 GLOSS TIMBER NE 300MM Fascias, Soffits, Bargeboards etc.:Rub down, prepare for and apply one undercoat, two coats of gloss paint on existing painted surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	10.22
4381AC	CLADDING PER STOREY:PREPARE 2 GLOSS SURFACES TIMB Cladding Elevation Per Storey:Rub down, prepare, spot prime, one undercoat, two coats of gloss paint on existing painted surfaces of timber cladding per elevation storey including reveals, cills etc.	IT	200.07
4381AD	DOOR CANOPY:PREPARE 2 GLOSS SURFACES TIMBER Door Canopy:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint on existing painted general surfaces of timber members to door canopy.	IT	45.46
4381AE	ENCLOSED PORCH:PREPARE 2 GLOSS SURFACES TIMBER Enclosed Porch:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint on existing painted general surfaces of timber members to enclosed porch.	IT	161.33
4381BB	WINDOW:PREPARE PAINT 2 GLOSS TIMBER Window:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint on existing painted surfaces of wooden windows (one side and edges).	SM	32.27
4381CA	DOOR FRAME:PAINT 2 GLOSS TIMBER NE 300MM Frame:Rub down, prepare and apply one undercoat and two coats of gloss paint on existing painted timber frame ne 300mm girth.	LM	7.92
4381DA	DOOR:PAINT 2 GLOSS TIMBER GLAZED DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint to all existing painted surfaces of any size or type of single glazed timber door (one sides and edges).	IT	20.09
4381DB	DOOR:PAINT 2 GLOSS TIMBER GLAZED DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint to all existing painted surfaces of any size or type of single glazed timber door (both sides and edges).	IT	40.17

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ITEM	DESCRIPTION	UNIT	RATE
4381DC	DOOR:PAINT 2 GLOSS TIMBER DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint to all existing painted surfaces of any size or type of single timber door (one sides and edges).	IT	26.25
4381DD	DOOR:PAINT 2 GLOSS TIMBER DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of gloss paint to all existing painted surfaces of any size or type of single timber door (both sides and edges).	IT	52.44
4381ED	FENCING ISOLATED:PREPARE 1 GLOSS NE 300MM Fencing:Rub down, prepare for and apply one undercoat, one coat of gloss paint on existing painted surfaces of ranch fencing and posts ne 300mm girth.	LM	5.23
4381EA	FENCING ISOLATED:PREPARE 2 GLOSS NE 300MM Fencing:Rub down, prepare for and apply one undercoat, two coats of gloss paint on existing painted surfaces of ranch fencing and posts ne 300mm girth.	LM	7.81
4381EB	FENCING OPEN TYPE:PREPARE 2 GLOSS TIMBER Fencing:Rub down, prepare for and apply one undercoat, two coats of gloss paint on isolated surfaces of open type fencing and posts (measured overall face one side).	SM	14.44
4381EC	FENCING CLOSE TYPE:PREPARE 2 GLOSS TIMBER Fencing:Rub down, prepare, spot prime and apply one undercoat, two coats of gloss paint on isolated surfaces of close type fencing and posts (measured overall face one side).	SM	14.47
4381FA	GATES:PREPARE 2 GLOSS TIMBER GATES POSTS Gates:Rub down, prepare for and apply one undercoat, two coats of gloss paint on existing painted surfaces of gates and posts (measured both sides).	SM	16.66
4381GA	BALUSTRADING OPEN TYPE:PREPARE 2 GLOSS TIMBER Balustrading:Rub down, prepare for and apply one undercoat, two coats of gloss paint on isolated surfaces of open type balustrading and posts (measured overall face one side).	SM	18.88
4381GB	BALUSTRADING CLOSE TYPE:PREPARE 2 GLOSS TIMBER Balustrading:Rub down, prepare for and apply one undercoat, two coats of gloss paint on isolated surfaces of close type balustrading and posts (measured overall face one side).	SM	17.90
	Oil Paint - Existing Woodwork - Two Coat		
4381HA	SURFACES:PREPARE 1 GLOSS GENERAL SURFACES TIMBER Surfaces:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted general surfaces of woodwork.	SM	12.17
4381HB	FASCIAS,SOFFITS ETC:PAINT 1 GLOSS TIMBER NE 300MM Fascias, Soffits, Bargeboards etc.:Rub down, prepare for and apply one undercoat, one coat of gloss paint on existing painted surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	7.59
4381HC	SURFACES:PREPARE 1 GLOSS NE 300MM TIMBER Surfaces:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted general surfaces of woodwork ne 300mm girth.	LM	4.71

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ITEM	DESCRIPTION	UNIT	RATE
4381HD	CLADDING PER STOREY:PREPARE 1 GLOSS SURFACES TIMB Cladding Elevation Per Storey:Rub down, prepare, spot prime, one undercoat, one coat of gloss paint on existing painted surfaces of timber cladding per elevation storey including reveals, cills etc.	IT	133.83
4381HE	DOOR CANOPY:PREPARE 1 GLOSS GENERAL SURFACES TIMBR Door Canopy:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted general surfaces of timber members to door canopy.	IT	30.40
4381HF	ENCLOSED PORCH:PREPARE 1 GLOSS SURFACES TIMBER Enclosed Porch:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted general surfaces of timber members to enclosed porch.	IT	108.90
4381JB	WINDOW:PREPARE 1 GLOSS TIMBER Window:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted surfaces of wooden windows (one side and edges).	SM	21.78
4381KA	DOOR FRAME:PREPARE 1 GLOSS TIMBER NE 300MM Frame:Rub down, prepare and apply one undercoat and one coat of gloss paint on existing painted timber frame ne 300mm girth.	LM	5.34
4381LA	DOOR:PAINT 1 GLOSS TIMBER GLAZED DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single glazed timber door (one sides and edges).	IT	13.47
4381LB	DOOR:PAINT 1 GLOSS TIMBER GLAZED DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single glazed timber door (both sides and edges).	IT	26.92
4381LC	DOOR:PAINT 1 GLOSS TIMBER DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single timber door (one sides and edges).	IT	17.73
4381LD	DOOR:PAINT 1 GLOSS TIMBER DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single timber door (both sides and edges).	IT	34.99
4381MA	FENCING:PAINT TIMBER FENCE NE 300MM - 2 EXT Fencing:Rub down, prepare for and apply one undercoat, one coat of gloss paint on existing painted surfaces of ranch fencing and posts ne 300mm girth.	LM	5.25
4381MB	FENCING OPEN TYPE:PREPARE 1 GLOSS TIMBER Fencing:Rub down, prepare for and apply one undercoat, one coat of gloss paint on isolated surfaces of open type fencing and posts (measured overall face one side).	SM	9.73
4381MC	FENCING CLOSE TYPE:PREPARE 1 GLOSS TIMBER Fencing:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on isolated surfaces of close type fencing and posts (measured overall face one side).	SM	9.82

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ITEM	DESCRIPTION	UNIT	RATE
4381NA	GATES:PREPARE 1 GLOSS TIMBER GATES POSTS Gates:Rub down, prepare for and apply one undercoat, one coat of gloss paint on existing painted surfaces of gates and posts (measured both sides).	SM	11.06
	Extended Life Paint - Existing Woodwork - 3 Coat		
4370AA	CLADDING PER STOREY:EXTEND LIFE PT SURFACES TIMBER Cladding Per Storey:Rub down, prepare, primer, one undercoat and two 8 years all weather protection paint coats on surfaces of timber cladding, reveals, cills etc. per elevation storey.	IT	276.79
4370AB	DOOR CANOPY:EXTEND LIFE PT SURFACES TIMBER Door Canopy:Rub down, prepare, primer and apply one undercoat and two 8 years all weather protection gloss finish paint coats on surfaces of timber members to door canopy.	IT	62.92
4370AC	ENCLOSED PORCH:EXTENDED LIFE PT SURFACES TIMBER Enclosed Porch:Rub down, prepare, primer, apply one undercoat and two 8 years all weather protection gloss finish paint coats on surfaces of timber members to enclosed porch.	IT	203.49
4370AD	CLADDING PER STOREY:PREP EXT LIFE PT SURFACES TIMB Cladding Per Storey:Rub down, prepare, primer, apply one undercoat, two 8 years all weather protection gloss paint coats on existing painted timber cladding, reveals, cills etc. per elevation storey.	IT	222.11
4370AE	DOOR CANOPY:PREP EXTEND LIFE PT SURFACES TIMBER Door Canopy:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection gloss finish paint on existing painted surfaces of timber members to door canopy.	IT	50.47
4370AF	ENCLOSED PORCH:PREP EXTEND LIFE PT SURFACES TIMBER Enclosed Porch:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection gloss paint on existing painted surfaces of timber members to enclosed porch.	IT	201.95
4370AG	SURFACES:PREPARE EXTEND LIFE GENERAL TIMBER Surfaces:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection paint on existing painted general surfaces of woodwork.	SM	20.21
4370AH	FASCIAS ETC:PREPARE EXTEND LIFE TIMBER NE 300MM Fascias, Soffits, Bargeboards etc.:Rub down, prepare for and apply one undercoat and two coats of 8 years all weather protection paint on existing painted surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	7.12
4370AJ	WINDOW:PREPARE PAINT EXTEND LIFE TIMBER Window:Rub down, prepare, spot prime and apply one undercoat and and two coats of 8 years all weather protection paint on existing painted surfaces of wooden windows (one side and edges).	SM	33.46
4370AK	DOOR FRAME:PREPARE PAINT EXTEND LIFE NE 300MM Frame:Rub down, prepare and apply one undercoat and two coats of 8 years all weather protection paint on existing painted timber frame ne 300mm girth.	LM	8.06

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ITEM	DESCRIPTION	UNIT	RATE
4370AL	DOOR:PREPARE PAINT EXTEND LIFE GLAZED DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single glazed timber door (one side and edges).	IT	20.77
4370AM	DOOR:PREPARE PAINT EXTEND LIFE GLAZED DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single glazed timber door (both sides and edges).	IT	42.62
4370AN	DOOR:PREPARE PAINT EXTEND LIFE TIMBER DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single timber door (one side and edges).	IT	27.12
4370AP	DOOR:PREPARE PAINT EXTEND LIFE TIMBER DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single timber door (both sides and edges).	IT	54.15
4370AQ	FENCING ISOLATED:PREPARE PAINT EXTEND LIFE 300MM Fencing:Rub down, prepare for and apply one undercoat and two coats of 8 years all weather protection paint on existing painted surfaces of ranch fencing and posts ne 300mm girth.	LM	8.45
4370AR	FENCING OPEN TYPE:PREPARE PAINT EXTEND LIFE TIMBER Fencing:Rub down, prepare for and apply one undercoat and two coats of 8 years all weather protection paint on isolated surfaces of open type fencing and posts (measured overall face one side).	SM	15.72
4370AS	FENCING CLOSETYPE:PREPARE PAINT EXTEND LIFE TIMBER Fencing:Rub down, prepare, spot prime and apply one undercoat and two coats of 8 years all weather protection paint on isolated surfaces of close type fencing and posts (measured overall face one side).	SM	16.26
4370AT	GATES:PREPARE PAINT EXTEND LIFE TIMBER GATES POSTS Gates:Rub down, prepare for and apply one undercoat and two coats of 8 years all weather protection paint on existing painted surfaces of gates and posts (measured both sides).	SM	17.71
4370AV	BALUSTRADING OPEN TYPE:PREPARE PAINT EXTEND LIFE Balustrading:Rub down, prepare for and apply one undercoat and two coats of 8 years all weather protection paint on isolated surfaces of open type balustrading and posts (measured overall face one side).	SM	20.16
4370AW	BALUSTRADING CLOSE TYPE:PREPARE PAINT EXTEND LIFE Balustrading:Rub down, prepare for and apply one undercoat and two coats of 8 years all weather protection paint on isolated surfaces of close type balustrading and posts (measured overall face one side).	SM	19.81
	Extended Life Paint - Existing Woodwork - 2 Coat		
4381PA	SURFACES:PREPARE 2 EXTEND LIFE GENERAL TIMBER Surfaces:Rub down, prepare, spot prime and apply two coats of 8 years all weather protection paint on existing painted general surfaces of woodwork.	SM	13.88

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ITEM	DESCRIPTION	UNIT	RATE
4381PB	FASCIAS,SOFFITS ETC:PAINT 2 EXTEND LIFE NE 300MM Fascias, Soffits, Bargeboards etc.:Rub down, prepare, spot prime and apply two coats of 8 years all weather protection paint on existing painted surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	6.13
4381PC	SURFACES:PREPARE 2 EXTEND LIFE NE 300MM TIMBER Surfaces:Rub down, prepare, spot prime and apply two coats of 8 years all weather protection paint on existing painted general surfaces of woodwork ne 300mm girth.	LM	4.71
4381PD	CLADDING PER STOREY:PREPARE 2 EXTEND LIFE SURFACES Cladding Elevation Per Storey: Rub down, prepare, spot prime and apply two coats of 8 years all weather protection paint on existing painted surfaces of timber cladding per elevation storey including reveals, cills etc	IT	167.31
4381PE	DOOR CANOPY:PREPARE 2 EXTEND LIFE GENERAL SURFACES Door Canopy: Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint on existing painted general surfaces of timber members to door canopy	IT	38.11
4381PF	ENCLOSED PORCH:PREPARE 2 EXTEND LIFE SURFACES Enclosed Porch: Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint on existing painted general surfaces of timber members to enclosed porch	IT	153.16
4381PG	WINDOW:PREPARE 2 EXTEND LIFE TIMBER Window:Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint on existing painted surfaces of wooden windows (one side and edges).	SM	22.77
4381PH	DOOR FRAME:PREPARE 2 EXTEND LIFE TIMBER NE 300MM Frame:Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint on existing painted timber frame ne 300mm girth.	LM	5.84
4381PJ	DOOR:PAINT 2 EXTEND LIFE TIMBER GLAZED DOOR (O/S) Door:Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single glazed timber door (one side and edges).	IT	14.56
4381PK	DOOR:PAINT 2 EXTEND LIFE TIMBER GLAZED DOOR (B/S) Door:Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single glazed timber door (both sides and edges).	IT	30.20
4381PL	DOOR:PAINT 2 EXTEND LIFE TIMBER DOOR (O/S) Door:Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single timber door (one sides and edges).	IT	19.14
4381PM	DOOR:PAINT 2 EXTEND LIFE TIMBER DOOR (B/S) Door:Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint to all existing painted surfaces of any size or type of single timber door (both sides and edges).	IT	34.47
4381PN	FENCING:PAINT 2 EXTEND LIFE TIMBER FENCE NE 300MM Fencing: Rub down, prepare, spot prime and apply and two coats of 8 years all weather protection paint on existing painted surfaces of ranch fencing and posts ne 300mm girth.	LM	6.24

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ITEM	DESCRIPTION	UNIT	RATE
4381PP	FENCING CLOSE TYPE:PREPARE 2 EXTEND LIFE TIMBER Fencing:Rub down, prepare, spot prime and apply two coats of 8 years all weather protection paint on isolated surfaces of close type fencing and posts (measured overall face one side).	SM	12.71
4381PQ	GATES:PREPARE 2 EXTEND LIFE TIMBER GATES POSTS Gates: Rub down, prepare, spot prime and apply two coats of 8 years all weather protection paint on existing painted surfaces of gates and posts (measured both sides).	SM	12.84
	Extended Life Paint - New Ext Woodwork - 3 Coat		
4380PA	SURFACES:PRIME EXTENDED LIFE GENERAL TIMBER Surfaces:Rub down, prepare and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint on general surfaces of woodwork.	SM	24.64
4380PB	FASCIAS ETC:PRIME EXTENDED LIFE TIMBER NE 300MM Fascias, Soffits, Bargeboards etc.:Rub down, prepare for and apply one coat primer, one undercoat, and two coats of 8 years all weather protection paint on surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	7.02
4380PC	CLADDING ELEVATION STOREY:PRIME EXTENDED LIFE Cladding Elevation Per Storey:Rub down, prepare, one coat of primer, one undercoat and two coats of 8 years all weather protection paint on general surfaces of timber cladding per elevation storey including reveals, cills etc	IT	270.90
4380PD	DOOR CANOPY:PRIME EXTENDED LIFE SURFACES TIMBER Door Canopy:Rub down, prepare and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint on general surfaces of timber members to door canopy	IT	61.56
4380PE	ENCLOSED PORCH:PRIME EXTENDED LIFE SURFACES TIMBER Enclosed porch:Rub down, prepare and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint on general surfaces of timber members to enclosed porch	IT	210.87
4380PF	WINDOW:PREPARE PRIME EXTENDED LIFE TIMBER Window:Rub down, prepare and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint on surfaces of wooden windows (one side and edges).	SM	34.87
4380PG	FRAME:PREPARE PRIME EXTENDED LIFE TIMBER NE 300MM Frame:Rub down, prepare for and apply two coats of extended life decorative wood stain to existing decorated external surfaces timber sub-frame, ne 300mm girth.	LM	9.03
4380PH	DOOR:PREPARE PRIME EXTENDED LIFE GLAZED DOOR (O/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint to all surfaces of any size or type of single glazed timber door (one side and edges).	IT	29.40
4380PJ	DOOR:PREPARE PRIME EXTENDED LIFE GLAZED DOOR (B/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint to all surfaces of any size or type of single glazed timber door (both sides and edges).	IT	58.70

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ITEM	DESCRIPTION	UNIT	RATE
4380PK	DOOR:PREPARE PRIME EXTENDED LIFE TIMBER DOOR (O/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint to all surfaces of any type or size of single timber door (one side and edges).	IT	35.61
4380PL	DOOR:PREPARE PRIME EXTENDED LIFE TIMBER DOOR (B/S) Door:Rub down, prepare for and apply one coat of primer, one undercoat and two coats of 8 years all weather protection paint to all surfaces of any type or size of single timber door (both sides and edges).	IT	71.12
4380PM	FENCING:PREPARE PRIME EXTENDED LIFE FENCE NE 300MM Fencing:Rub down, prepare for and apply one coat primer, one undercoat, and two coats of 8 years all weather protection paint on surfaces of fencing and posts ne 300mm girth.	LM	9.03
4380PN	GATES:PREPARE PRIME EXTENDED LIFE GATES POSTS Gates:Rub down, prepare for and apply one coat primer, one undercoat, and two coats of 8 years all weather protection paint on surfaces of gates and posts (measured both sides).	SM	23.17
4380PP	FENCING ISOLATED:PREPARE PRIME EXTEND LIFE NE300MM Fencing:Rub down, prepare for and apply one coat primer, one undercoat, and two coats of 8 years all weather protection paint on isolated surfaces of fencing and posts ne 300mm girth.	LM	9.03
4380PQ	FENCING OPEN TYPE:PREPARE PRIME EXTENDED LIFE Fencing:Rub down, prepare for and apply one coat primer, one undercoat, and two coats of 8 years all weather protection paint on isolated surfaces of open type fencing and posts (measured overall face one side).	SM	20.95
4380PR	FENCING CLOSE TYPE:PREPARE PRIME EXTENDED LIFE Fencing:Rub down, prepare for and apply one coat primer, one undercoat, and two coats of 8 years all weather protection paint on isolated surfaces of close type fencing and posts (measured overall face one side).	SM	20.37
	Decorative Wood Protection - New Woodwork		
4382AA	SURFACES:PREPARE PRIME 3 COATS DECORATIVE STAIN Surfaces:Rub down, prepare for and apply touch up primer and apply three coats of decorative wood stain on external general surfaces of woodwork.	SM	15.58
4382AB	FASCIAS,SOFFITS ETC:3 COATS DEC STAIN NE 300MM Fascias, Soffits, Bargeboards etc.:Rub down, prepare for and apply touch up primer and apply three coats of decorative wood stain on surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	8.90
4382BB	WINDOW:PREPARE PRIME 3 COATS DECORATIVE STAIN Window:Rub down, prepare for and apply touch up primer and apply three coats of decorative wood stain on surfaces of timber window (one side and edges).	SM	21.39
4382CA	FRAME:PREPARE 3 COATS DECORATIVE FRAME NE 300MM Frame:Rub down, prepare for, and apply touch up primer and three coats of decorative wood stain to external surfaces timber sub-frame, ne 300mm girth.	LM	6.82

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ITEM	DESCRIPTION	UNIT	RATE
4382DA	DOOR:PREPARE 3 COATS DECORATIVE STAIN (O/S) Door:Rub down, prepare for and apply touch up primer and apply three coats decorative wood stain on external surfaces of any size type of single door (one side and edges).	IT	25.22
4382DB	DOOR:PREPARE 3 COATS DECORATIVE STAIN (B/S) Door:Rub down, prepare for and apply touch up primer and apply three coats decorative wood stain on external surfaces of any size type of single door (both sides and edges).	IT	44.51
4382DC	DOOR:PREPARE 3 COAT DECORATIVE STAIN GLAZED (O/S) Door:Rub down, prepare for and apply touch up primer and apply three coats of decorative wood stain on any size type single glazed timber door (one side and edges).	IT	18.55
4382DD	DOOR:PREPARE 3 COAT DECORATIVE STAIN GLAZED (B/S) Door:Rub down, prepare for and apply touch up primer and three coats of decorative wood stain on any size type single glazed timber door (both sides and edges).	IT	32.65
4382EA	FENCING:PREPARE 3 COATS DECORATIVE STAIN NE 300MM Fencing:Rub down, prepare for and apply touch up primer and three coats of decorative wood stain on surfaces of ranch fencing and posts ne 300mm girth.	LM	7.71
4382FA	GATES:PREPARE 3 COATS DECORATIVE STAIN GATE POSTS Gates:Rub down, prepare and apply three coats of decorative wood stain to both sides of any size/type single timber gate including all edges and on general surfaces of posts.	IT	17.87
	Decorative Wood Protection - Existing Woodwork		
4383AA	SURFACES:APPLY 3 COATS DECORATIVE STAIN - EXISTING Surfaces:Rub down, prepare for and apply three coats of decorative wood stain on existing decorated external general surfaces of woodwork.	SM	23.12
4383AB	SURFACES:PREPARE 2 COATS DECORATIVE STAIN Surfaces:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated external general surfaces of woodwork.	SM	14.08
4383BB	WINDOW:PREPARE 2 COATS DECORATIVE STAIN Window:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated surfaces of timber window (one side and edges).	SM	31.67
4383CA	DOOR FRAME:PREPARE 2 COATS DECORATIVE NE 300MM Frame:Rub down, prepare for and apply two coats of decorative wood stain to existing decorated external surfaces timber sub-frame, ne 300mm girth.	LM	6.77
4383DA	DOOR:PREPARE 2 COATS DECORATIVE STAIN (O/S) Door:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated external surfaces of any size/type of single door (one side and edges).	IT	25.94
4383DB	DOOR:PREPARE 2 COATS DECORATIVE STAIN (B/S) Door:Rub down, prepare for and apply two coats decorative wood stain on existing decorated external surfaces of any size/type of single door (both sides and edges).	IT	45.68

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ITEM	DESCRIPTION	UNIT	RATE
4383DC	DOOR:PREPARE 2 COATS DECORATIVE STAIN GLAZED (O/S) Door:Rub down, prepare, apply two coats of decorative wood stain on any existing decorated size/type single glazed timber door (one side and edges).	IT	19.12
4383DD	DOOR:PREPARE 2 COATS DECORATIVE STAIN GLAZED (B/S) Door:Rub down, prepare, and apply two coats of decorative wood stain on any size/type existing decorated single glazed timber door (both sides and edges).	IT	38.23
4383ES	FENCING:PREPARE 2 CTS DEC STAIN NE 300MM EXISTING Fencing:Rub down, prepare, and apply two coats of decorative wood stain on surfaces of existing decorated ranch fencing and posts ne 300mm girth.	LM	7.66
4383FA	GATES:PREPARE 3 COATS DECORATIVE STAIN GATES POSTS Gates:Rub down, prepare for and apply touch up primer and apply three coats of decorative wood stain to both sides of any size type existing decorated single timber gate including all edges and on general surfaces of posts.	IT	18.56
	Decorative Extended Life Wood Protection - New		
4382PA	SURFACES:PREPARE PRIME 3 EXTEND LIFE DECORAT STAIN Surfaces:Rub down, prepare for and apply touch up primer and apply three coats of extended life decorative wood stain on external general surfaces of woodwork.	SM	17.79
4382PB	FASCIAS ETC:3 EXTEND LIFE DEC STAIN NE 300MM Fascias, Soffits, Bargeboards etc.: Rub down, prepare for and apply touch up primer and apply three coats of extedned life decorative wood stain on surfaces of fascias, soffits, bargeboards and the like ne 300mm girth.	LM	6.82
4382PC	WINDOW:PREPARE PRIME 3 EXTENDLIFE DECORATIVE STAIN Window:Rub down, prepare for and apply touch up primer and apply three coats of extended life decorative wood stain on surfaces of timber window (one side and edges).	SM	21.42
4382PE	DOOR:PREPARE 3 EXTEND LIFE DECORATIVE STAIN (O/S) Door:Rub down, prepare for and apply touch up primer and apply three coats extended life decorative wood stain on external surfaces of any size type of single door (one side and edges).	IT	26.72
4382PF	DOOR:PREPARE 3 EXTEND LIFE DECORATIVE STAIN (B/S) Door:Rub down, prepare for and apply touch up primer and apply three coats extended life decorative wood stain on external surfaces of any size type of single door (both sides and edges).	IT	49.00
4382PG	DOOR:PREPARE 3 EXTEND LIFE DECOR STAIN GLAZED(O/S) Door:Rub down, prepare for and apply touch up primer and apply three coats of extended life decorative wood stain on any size type single glazed timber door (one side and edges).	IT	18.69
4382PH	DOOR:PREPARE 3 EXTEND LIFE DECOR STAIN GLAZED(B/S) Door:Rub down, prepare for and apply touch up primer and three coats of extended life decorative wood stain on any size type single glazed timber door (both sides and edges).	IT	32.95
4382PJ	FENCING:PREPARE 3 EXTEND LIFE DECOR STAIN NE 300MM Fencing:Rub down, prepare for and apply touch up primer and three coats of extended life decorative wood stain on surfaces of ranch fencing and posts ne 300mm girth.	LM	7.71

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ITEM	DESCRIPTION	UNIT	RATE
4382PK	GATES:PREPARE 2 EXTEND LIFE DECOR STAIN GATE POSTS Gates:Rub down, prepare and apply three coats of extended life decorative wood stain to both sides of any size/type single timber gate including all edges and on general surfaces of posts.	IT	17.80
	Decorative Extended Life Wood Protection-Existing		
4383PA	SURFACES:APPLY 3 COATS EXTEND LIFE DECOR STAIN Surfaces:Rub down, prepare for and apply three coats of extended life decorative wood stain on existing decorated external general surfaces of woodwork.	SM	21.62
4383PB	SURFACES:PREPARE 2 COATS EXTEND LIFE DECOR STAIN Surfaces:Rub down, prepare for and apply two coats of extended life decorative wood stain on existing decorated external general surfaces of woodwork.	SM	13.07
4383PC	WINDOW:PREPARE 2 COATS EXTEND LIFE DECOR STAIN Window:Rub down, prepare for and apply two coats of extended life decorative wood stain on existing decorated surfaces of timber window (one side and edges).	SM	31.67
4383PD	DOOR FRAME:PREPARE 2 EXTEND LIFE DECOR NE 300MM Frame:Rub down, prepare for and apply two coats of extended life decorative wood stain to existing decorated external surfaces timber sub-frame, ne 300mm girth.	LM	6.77
4383PE	DOOR:PREPARE 2 COATS EXTEND LIFE DECOR STAIN (O/S) Door:Rub down, prepare for and apply two coats of extended life decorative wood stain on existing decorated external surfaces of any size/type of single door (one side and edges).	IT	25.94
4383PF	DOOR:PREPARE 2 COATS EXTEND LIFE DECOR STAIN (B/S) Door:Rub down, prepare for and apply two coats decorative wood stain on existing decorated external surfaces of any size/type of single door (both sides and edges).	IT	45.68
4383PG	DOOR:PREPARE 2 EXTEND LIFE DECOR STAIN GLAZED(O/S) Door:Rub down, prepare, apply two coats of decorative wood stain on any existing decorated size/type single glazed timber door (one side and edges).	IT	19.12
4383PH	DOOR:PREPARE 2 EXTEND LIFE DECOR STAIN GLAZED(B/S) Door:Rub down, prepare, and apply two coats of decorative wood stain on existing decorated any size/type single glazed timber door (both sides and edges).	IT	38.23
4383PJ	FENCING:PREPARE 2 EXTEND LIFE DEC STAIN NE 300MM Fencing:Rub down, prepare, and apply two coats of decorative wood stain on surfaces of existing decorated ranch fencing and posts ne 300mm girth.	LM	7.64
4383PK	GATES:PREPARE 3 EXTEND LIFE DECOR STAIN EXT GATES Gates:Rub down, prepare for and apply touch up primer and apply three coats of decorative wood stain to both sides of any size type existing decorated single timber gate including all edges and on general surfaces of posts.	IT	18.56
4383PL	GATES:PREPARE 2 EXTEND LIFE DECOR STAIN EXT GATES Gates:Rub down, prepare for and apply touch up primer and apply two coats of decorative wood stain to both sides of any size type existing decorated single timber gate including all edges and on general surfaces of posts.	IT	13.81

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ITEM	DESCRIPTION	UNIT	RATE
	Bituminous Emulsion Damp Proofing Solution		
4384AA	WALLS:PREPARE 2 COATS BITUMIN DAMP PROOF Walls:Brush down and prepare for and apply two coats of bituminous emulsion damp proofing solution general surfaces of walls.	SM	13.25
	Anti-Vandal Paint		
4386AA	PIPEWORK:PREPARE 2 COATS ANTI CLIMB TO PIPES Pipework:Wire brush, prepare for and apply one coat zinc phosphate primer and one coat of non-drying anti-vandal paint to external pipework, ne 300mm girth including brackets.	LM	11.84
4386XX	WALLS:PREPARE APPLY 2 COATS ANTI CLIMB Walls:brush down surfaces of brickwork, concrete or timber, apply one coat of primer and one coat of non-drying anti-vandal paint strictly in accordance with the manufacturers technical data sheet.	SM	26.02
	Polyurethane Lacquer - New External Woodwork		
4387AA	SURFACES:PREPARE 3 COATS POLYURETHANE TIMBER Surfaces:Rub down, prepare for and apply three coats of polyurethane lacquer on general surfaces of woodwork.	SM	14.80
4387BB	WINDOW:PREPARE 3 COATS POLYURETHANE NEW TIMBER Window:Rub down, prepare and apply three coats of polyurethane lacquer on surfaces of wooden windows (one side and edges).	SM	42.89
4387CA	DOOR FRAME:POLYURETHANE TIMBER NE 300MM - NEW Frame:Rub down, prepare and apply three coats of polyurethane lacquer on timber frame ne 300mm girth.	LM	9.10
4387DA	DOOR:PREPARE 3 COAT POLYURETHANE GLAZED DOOR (O/S) Door:Rub down, prepare for and apply three coats of polyurethane lacquer to all surfaces of any size or type of single glazed timber door (one side and edges).	IT	17.76
4387DB	DOOR:PREPARE 3 COAT POLYURETHANE GLAZED DOOR (B/S) Door:Rub down, prepare for and apply three coats of polyurethane lacquer to all surfaces of any size or type of single glazed timber door (both sides and edges).	IT	31.09
4387DC	DOOR:3 COATS POLYURETHANE TIMBER DOOR (O/S) Door:Rub down, prepare for and apply three coats of polyurethane lacquer to all surfaces of any size or type of single timber door (one side and edges).	IT	25.17
4387DD	DOOR:3 COATS POLYURETHANE TIMBER DOOR (B/S) Door:Rub down, prepare for and apply three coats of polyurethane lacquer to all surfaces of any size or type of single timber door (both sides and edges).	IT	45.91
	Polyurethane Lacquer - Existing External Woodwork		
4388AA	SURFACES:WASH 2 COATS POLYURETHANE TIMBER Surfaces:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer on existing lacquered general surfaces of woodwork.	SM	11.35

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ITEM	DESCRIPTION	UNIT	RATE
4388BB	WINDOW:WASH 2 COATS POLYURETHANE TIMBER Window:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer on existing lacquered surfaces of wooden windows (one side and edges).	SM	28.59
4388CA	DOOR FRAME:POLYURETHANE TIMBER NE 300MM - EXISTING Frame:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer on existing lacquered surfaces on timber frame ne 300mm girth.	LM	9.61
4388DA	DOOR:WASH 2 COATS POLYURETHANE GLAZED DOOR (O/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single glazed timber door (one side and edges).	IT	17.63
4388DB	DOOR:WASH 2 COATS POLYURETHANE GLAZED DOOR (B/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single glazed timber door. (both sides and edges).	IT	30.37
4388DC	DOOR:WASH 2 COATS POLYURETHANE TIMBER DOOR (O/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single timber door. (one side and edges).	IT	24.46
4388DD	DOOR:WASH 2 COATS POLYURETHANE TIMBER DOOR (B/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single timber door (both sides and edges).	IT	44.06
	Creosote - External Woodwork		
4390AA	SURFACES:APPLY 2 COATS CREOSOTE Surfaces:Rub down, prepare for and apply two coats of creosote BS 144 on external general surfaces of woodwork.	SM	7.60
4390BA	FENCING:APPLY 2 COATS CREOSOTE Fencing:Rub down, prepare for and apply two coats of creosote BS 144 on surfaces of fencing and posts.	SM	8.04
4390CA	GATES:APPLY 2 COATS CREOSOTE Gates:Rub down, prepare for and apply two coats of creosote BS 144 on surfaces of gates and posts (measured both sides).	SM	9.37
	Timber Preservative - Woodwork		
4391AA	SURFACES:APPLY 2 COATS PRESERVATIVE Surfaces:Rub down, prepare for and apply two coats of wood preservative exterior grade on external general surfaces of woodwork.	SM	7.88
4391BA	FENCING:APPLY 2 COATS PRESERVATIVE Fencing:Rub down, prepare for and apply two coats of wood preservative exterior grade on surfaces of fencing and posts.	SM	8.33
4391CA	GATES:APPLY 2 COATS PRESERVATIVE Gates:Rub down, prepare for and apply two coats of wood preservative exterior grade on surfaces of gates and posts (measured both sides).	SM	9.66

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ITEM	DESCRIPTION	UNIT	RATE
4391DA	SHEDS:APPLY 2 COATS PRESERVATIVE Sheds:Rub down, prepare for and apply two coats of wood preservative exterior grade on surfaces of shed walls, doors, door frame and window surrounds and beading.	SM	8.33
4391EA	PLAY EQUIPMENT:APPLY 2 COATS PRESERVATIVE BENCH Play Equipment:Rub down, prepare for and apply two coats of wood preservative exterior grade to surfaces of timber bench, including all necessary preparation colour and material to match existing.	IT	84.18
4391EB	PLAY EQUIPMENT:APPLY 2 COATS PRESERV BENCH + BACK Play Equipment:Rub down, prepare for and apply two coats of wood preservative exterior grade to surfaces of timber bench with back rest, including all necessary preparation colour and material to match existing.	IT	95.83
4391EC	PLAY EQUIPMENT:APPLY PRESERVATIVE 1SEAT SWINGFRAME Play Equipment:Rub down, prepare for and apply two coats of wood preservative exterior grade to surfaces of 1 seat swing frame, including all necessary preparation colour and material to match existing.	IT	47.27
4391ED	PLAY EQUIPMENT:APPLY PRESERVATIVE 2SEAT SWINGFRAME Play Equipment:Rub down, prepare for and apply two coats of wood preservative exterior grade to surfaces of 2 seat swing frame, including all necessary preparation colour and material to match existing.	IT	88.78
4391EF	PLAY EQUIPMENT:APPLY PRESERVATIVE 3SEAT SWINGFRAME Play Equipment:Rub down, prepare for and apply two coats of wood preservative exterior grade to surfaces of 3 seat swing frame, including all necessary preparation colour and material to match existing.	IT	119.64
4391EG	PLAY EQUIPMENT:APPLY PRESERVATIVE 4SEAT SWINGFRAME Play Equipment:Rub down, prepare for and apply two coats of wood preservative exterior grade to surfaces of 4 seat swing frame, including all necessary preparation colour and material to match existing.	IT	177.56
4391EH	PLAY EQUIPMENT:APPLY 2 COATS PRESERVATIVE MPU Play Equipment:Rub down, prepare for and apply two coats of wood preservative exterior grade to surfaces of multi-play unit of any size, including all necessary preparation colour and material to match existing.	IT	128.77
4392AA	SURFACES:APPLY 1 COAT OPAQUE PRESERVATIVE Surfaces:Rub down, prepare for and apply one coat of opaque fencing timber preservative on external general surfaces of timber cladding etc.	SM	5.24
4392BA	FENCING OPEN TYPE:APPLY 1 COAT OPAQUE PRESERVATIVE Fencing:Rub down, prepare for and apply one coat of opaque fencing timber preservative on surfaces of timber open type fencing and posts. (measured overall one side).	SM	3.25
4392BB	FENCING CLOSE TYPE:APPLY 1 CT OPAQUE PRESERVATIVE Fencing:Rub down, prepare for and apply one coat of opaque fencing timber preservative on surfaces of timber close type fencing and posts. (measured overall one side).	SM	3.33
4392XX	GATES:APPLY 1 COAT OPAQUE PRESERVATIVE Gates:Rub down, prepare for and apply one coat of opaque fencing timber preservative on surfaces of timber gates and posts (measured both sides).	SM	3.69

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ITEM	DESCRIPTION	UNIT	RATE
4392CA	SURFACES:APPLY 2 COAT OPAQUE PRESERVATIVE Surfaces:Rub down, prepare for and apply two coats of opaque fencing timber preservative on external general surfaces of timber cladding etc.	SM	5.36
4392DA	FENCING OPEN TYPE:APPLY 2 COAT OPAQUE PRESERVATIVE Fencing:Rub down, prepare for and apply two coats of opaque fencing timber preservative on surfaces of timber open type fencing and posts (measured overall one side).	SM	4.73
4392DB	FENCING CLOSE TYPE:APPLY 2 CTS OPAQUE PRESERVATIVE Fencing:Rub down, prepare for and apply two coats of opaque fencing timber preservative on surfaces of timber close type fencing and posts (measured overall one side).	SM	4.87
4392XZ	GATES:APPLY 2 COAT OPAQUE PRESERVATIVE Gates:Rub down, prepare for and apply two coats of opaque fencing timber preservative on surfaces of timber gates and posts (measured both sides).	SM	5.62
	Tile Paint - General Surfaces		
4393AA	CILLS:APPLY TILE PAINT Cills:Brush down to remove mould, moss growth, etc. and apply two coats of red tile paint on existing surfaces of tiled cills.	LM	3.14
4393BA	STEPS:APPLY TILE PAINT Steps:Brush down to remove mould, moss growth, etc. and apply two coats of red tile paint on existing surfaces of tiled treads and risers to steps.	LM	5.59
4393CA	TILE FLOORING:APPLY TILE PAINT Tile Flooring:Brush down to remove mould, moss growth, etc. and apply two coats of red tile paint on existing surfaces of tiled flooring.	SM	12.31
	Graffiti Removal - External Surfaces		
4355AA	SURFACES:REMOVE GRAFFITI-RINSE/DRY Surfaces:Clean existing graffiti covered surfaces with proprietary graffiti remover/paint stripper, apply a thorough high pressure hot water rinse to remove all traces of remover/stripper, paint, debris etc, and allow to dry.	SM	11.63
4355AB	GRAFFITI:CLEAN-CHEMICALS Graffiti:Clean down wall or paving to remove graffiti using chemicals, apply a thorough high pressure hot water rinse to remove all traces of chemicals, paint, debris etc. and allow to dry.	SM	18.00
4355AC	GRAFFITI:CLEAN-GRIT BLAST Graffiti:Clean down wall or paving to remove graffiti using grit blasing, apply a thorough high pressure hot water rinse to remove all traces of grit, paint, debris etc. and allow to dry.	SM	19.50
4355AD	SURFACES:REMOVE GRAFFITI RINSE DRY Surfaces:Clean existing graffiti covered surfaces with proprietary graffiti removal or paint stripper, apply a thorough high pressure hot water rinse to remove all traces of remover or stripper, paint, debris etc., and allow to dry.	SM	11.63

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ITEM	DESCRIPTION	UNIT	RATE
	Numerals		
4396AA	NUMERAL:PAINT 50MM HIGH Numeral:Prepare and paint numeral 50mm high on painted or varnished surfaces.	NO	3.60
4396AB	NUMERAL:PAINT 100MM HIGH Numeral:Prepare and paint numeral 100mm high on painted or varnished surfaces.	NO	4.98
4396AC	NUMERAL:PAINT 150MM HIGH Numeral:Prepare and paint numeral 150mm high on painted or varnished surfaces.	NO	6.36
4396AD	NUMERAL:PAINT 200MM HIGH Numeral:Prepare and paint numeral 200mm high on painted or varnished surfaces.	NO	7.75
4396AE	NUMERAL:PAINT 300MM HIGH Numeral:Prepare and paint numeral 300mm high on painted or varnished surfaces.	NO	11.40
	Internal Redecoration		
	Wash Down		
4410AA	WASH:WASH SURFACES TO ANY ROOM Wash:Wash down ceiling, walls, woodwork and metalwork to any size room.	IT	22.03
4410BA	WASH:WASH SURFACES OF HALL LANDING STAIR Wash:Wash down ceiling, walls, woodwork and metalwork to any size hall, landing and staircase area (classified as a single area).	IT	42.12
4410BC	ROOM:PREPARATION FOR DECORATION BY OTHERS Room:Preparation for decoration by others (Via Decoration Allowance granted by Client or occupiers liability), fill in existing holes not arising out of removal of previous tenants contents, make good around pipes, electrical accessories, radiator brackets and the like, remove plaster splashes, nibs etc.	IT	20.62
	Washdown PVCu Products		
4411AA	WINDOWS:WASHDOWN AND CLEAN PVCU INTERNAL Windows:Wash down Internal PVCu surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	SM	3.99
4411AB	DOORS:WASHDOWN AND CLEAN PVCU INTERNAL Doors:Wash down Internal PVCu surfaces with soap and water or detergent solution and apply non solvent based cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	IT	8.56

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ITEM	DESCRIPTION	UNIT	RATE
	Washdown Self Finished Products		
4412AA	DOORS:WASHDOWN AND CLEAN FLUSH Doors:Wash down self finish flush door with soap and water or detergent solution and apply non solvent cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing.	IT	8.12
4412AB	DOORS:WASHDOWN AND CLEAN GLAZED Doors:Wash down self finish glazed flush door with soap and water or detergent solution and apply non solvent cleaner to remove dirt, grease etc, rinse off and leather off to produce a clean dry surface free from water marks or smearing, clean glass with proprietary glass cleaner.	IT	9.00
	Internal Decoration		
	Strip Paper to Walls and Ceilings		
4414AA	ROOM:STRIP WALLPAPER Room:Strip any number of layers of any type of wallpaper or wall covering from walls and ceilings including any extra preparation to receive new decoration (Measured nett square metreage of wall or ceiling stripped)	SM	5.02
	Strip Painted Paper to Walls and Ceilings		
4414BA	ROOM:STRIP PAINTED WALLPAPER PAPER Room:Strip any number of layers of any type of painted wallpaper or wall covering from walls and ceilings including any extra preparation to receive new decoration (Measured nett square metreage of wall or ceiling stripped) (Only to be charged when specifically instructed by Client Representative).	SM	6.42
	Internal Redecoration		
	Strip Polystyrene Ceiling Tiles		
4415AA	CEILINGS:STRIP POLYSTYRENE TILES Ceilings:Strip polystyrene ceiling tiles and make good surfaces of ceiling and walls and remove waste and debris.	SM	19.03
	Multi-Layer Paint Removal		
4418AA	COMMUNAL STAIRCASE:MULTI PAINT REMOVAL WATER Communal Staircase:Removal of multi layer paint in communal staircase areas using a water based multilayer paint removal system in up to two applications and scraping off paint back to an acceptable surface finish for redecoration.	SM	11.79
4418AB	COMMUNAL STAIRCASE:MULTI PAINT REMOVAL WATER ADD Communal Staircase:Removal of multi layer paint in communal staircase areas using a water based multilayer paint removal system in additional application (up to a maximum of 5 applications) and scraping off paint back to an acceptable surface finish for redecoration. (measured for additional application)	SM	20.78
4418BA	COMMUNAL STAIRCASE:MULTI PAINT REMOVAL SOLVENT Communal Staircase:Removal of multi layer paint in communal staircase areas using a solvent based multilayer paint removal system in up to two applications and scraping off paint back to an acceptable surface finish for redecoration.	SM	14.46

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ITEM	DESCRIPTION	UNIT	RATE
4418BB	COMMUNAL STAIRCASE:MULTI PAINT REMOVAL SOLVENT ADD Communal Staircase:Removal of multi layer paint in communal staircase areas using a solvent based multilayer paint removal system in additional application (up to a maximum of 5 applications) and scraping off paint back to an acceptable surface finish for redecoration. (measured for additional application)	SM	27.02
	Sundry Redecoration		
4420AA	WALLS AND CEILINGS:APPLY MIST 2 COATS EMULSION Walls and Ceilings:Prepare and apply one mist coat and two full coats of emulsion paint to walls or ceilings to match existing including all joints to adjacent surfaces and finishes.	SM	6.52
4420BA	WALLS AND CEILINGS:APPLY 2 COATS EGGSHELL GLOSS Walls and Ceilings:Prepare and apply two coats of eggshell or undercoat and gloss paint to walls or ceilings to match existing including all joints to adjacent surfaces and finishes.	SM	8.48
4420CA	WALLS AND CEILINGS:HANG LINING,WOODCHIP Walls and Ceilings:Prepare, size and hang lining, woodchip or anaglypta paper, to walls or ceilings to match existing and prepare and apply two coats of emulsion paint to papered surfaces including all joints to adjacent finishes and surfaces.	SM	12.34
4420CB	WALLS AND CEILINGS:HANG LINING PAPER (NO DECORATE) Walls and Ceilings:Prepare, size and hang lining, woodchip or anaglypta paper to walls or ceilings to match existing and leave for decoration by others.	SM	7.72
4420DA	WALLS:HANG WALLPAPER Walls:Prepare, size and hang approved wallpaper, to walls to match existing including all joints to adjacent finishes and surfaces.	SM	8.32
	Decoration to Walls and Ceilings		
4421AA	WALLS:MIST AND 2 COATS EMULSION Walls:Wash down, prepare and apply one mist coat and two full coats of emulsion paint to previously painted walls.	SM	8.29
4421AB	WALLS:MIST AND 2 COATS EMULSION STAIR WALLS Walls:Wash down, prepare and apply one mist coat and two full coats of emulsion paint to previously painted staircase walls.	SM	9.62
4421AD	CEILINGS:MIST AND 2 COATS EMULSION CEILINGS Ceilings:Wash down, prepare and apply one mist coat and two full coats of emulsion paint to previously painted ceilings.	SM	8.29
4421AC	CEILINGS:MIST AND 2 COATS EMULSION STAIR CEILINGS Ceilings:Wash down, prepare and apply one mist coat and two full coats of emulsion paint to previously painted staircase ceilings.	SM	9.62
4421BA	WALLS:EMULSION AND ANAGLYPTA Walls:Wash down halls, hang anaglypta paper, size, apply adhesive, butt joints, and apply one mist coat and two coats of emulsion paint to previously painted walls.	SM	13.29

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ITEM	DESCRIPTION	UNIT	RATE
4421BB	WALLS:EMULSION AND ANAGLYPTA STAIR WALLS Walls:Wash down walls, hang anaglypta paper, size, apply adhesive, butt joints, and apply one mist coat and two coats of emulsion paint to previously painted staircase walls.	SM	16.84
4421CA	WALLS:EMULSION AND ANAGLYPTA STRIP WALLS Walls:Strippping existing paper, wash down walls, hang anaglypta paper, size apply adhesive, butt joints, and apply one mist coat and two coats of emulsion paint to walls.	SM	16.39
4421CB	WALLS:EMULSION AND ANAGLYPTAL STRIP STAIR WALLS Walls:Stripping existing paper, wash down walls, hang anaglypta paper, size, apply adhesive, butt joints, and apply one mist coat and two coats of emulsion paint to staircase walls.	SM	19.94
4421DA	WALLS:EGGSHELL:APPLY 3 COATS Walls:Wash down, prepare and apply two undercoats and one coat eggshell (matt/silk) finish on previously painted walls.	SM	18.21
4421DB	WALLS:EGGSHELL:APPLY 3 COATS STAIR WALLS Walls:Wash down prepare, and apply two undercoats and one coat eggshell (matt/silk) finish on previously painted staircase walls.	SM	19.54
4421EA	WALLS:TEXTURED FINISH Walls:Wash down, prepare and apply glass fibre cloth with adhesive, apply textured Hessian paper overlay, apply one undercoat and one coat of gloss paint to previously painted walls.	SM	29.81
4421EB	WALLS:TEXTURED FINISH STAIR WALLS Walls:Wash down, prepare and apply glass fibre cloth with adhesive, apply textured Hessian paper overlay, apply one undercoat and one coat of gloss paint to previously painted staircase walls.	SM	31.14
4421FA	WALLS:GLOSS APPLY 2 COATS WALLS Gloss:Wash down, prepare and apply one undercoat and one coat of gloss paint on previouisly painted walls.	SM	10.42
4421FB	WALLS:GLOSS APPLY 2 COATS STAIR WALLS Gloss:Wash down, prepare and apply one undercoat and one coat of gloss paint finish on previously painted staircase walls.	SM	11.75
4421GA	WALLS:LATEX:WALLS Walls:Wash down, prepare and apply latex scrubbable paint on previously painted walls.	SM	16.22
4421GB	WALLS:LATEX:STAIR WALLS Walls:Wash down, prepare and apply latex scrubbable paint on previously painted staircase walls.	SM	17.55
4421HA	WALLS:SURFACES:SPRAY PAINT SMOOTH WALLS Walls:Wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, on smooth surfaces of render, plaster or concrete walls.	SM	17.25
4421JA	WALLS:SURFACES:SPRAY PAINT TEXTURED WALLS Walls:Wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, on textured surfaces of render, blockwork or brickwork walls.	SM	18.47

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ITEM	DESCRIPTION	UNIT	RATE
4421JB	WALLS:SURFACES:SPRAY PAINT, GLAZE, SMOOTH WALLS Walls:wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, one coat glaze on smooth surfaces of render, plaster or concrete walls.	SM	21.87
4421JC	WALLS:SPRAY PAINT, GLAZE, TEXTURED WALLS Walls:Wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, one coat glaze on textured surfaces on render, blockwork or brickwork walls.	SM	24.53
4421JD	WALLS:SPRAY PAINT SMOOTH WALLS - STAIRS Walls:Wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, on smooth surfaces of render, plaster or concrete staircase walls.	SM	19.58
4421JE	WALLS:SPRAY PAINT TEXTURED WALLS - STAIRS Walls:Wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, on textured surfaces of render, blockwork or brickwork staircase walls.	SM	21.07
4421JF	WALLS:SPRAY PAINT, GLAZE, SMOOTH WALLS - STAIRS Walls:Wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, one coat glaze on smooth surfaces of render, plaster or concrete staircase walls.	SM	24.19
4421JG	WALLS:SPRAY PAINT, GLAZE, TEXTURED WALLS - STAIRS Walls:Wash down, rub down, prepare for and spray one coat primer, one coat base coat and one coat multicolour finish, one coat glaze on textured surfaces of render, blockwork or brickwork staircase walls.	SM	25.86
4421KA	WALLS:WALLPAPER - PREVIOUS PAPER Walls:Stripping existing paper, wash down walls, size, prepare and hang new wallpaper PC £10.00 per roll to walls, butt joints.	SM	15.49
4421KB	WALLS:WALLPAPER - NEW Walls:Wash down walls, size, prepare and hang new wallpaper PC £10.00 per roll.	SM	12.38
4421LA	WALLS AND CEILINGS:APPLY MIST COAT TO NEW PLASTER Walls and Ceilings:Apply mist coat of diluted emulsion to new plaster.	SM	2.62
4422AA	WALLS:APPLY 2 COATS OF ANTI CONDENSATION PAINT Walls:Wash down, prepare and apply one mist coat and two full coats of anti-condensation insulating emulsion paint to previously painted walls.	SM	8.47
4422AB	CEILINGS:APPLY 2 COATS OF ANTI CONDENSATION PAINT Ceilings:Wash down, prepare and apply prepare and apply one mist coat and two full coats of anti-condensation insulating emulsion paint to previously painted ceilings.	SM	8.47
4422BA	WALLS AND CEILINGS:WASH APPLY 2 COATS EMULSION Walls and Ceilings:Wash down, clean and degrease and prepare and apply two full coats of emulsion paint to walls or ceilings to tank room including all joints to adjacent surfaces and finishes.	SM	14.50

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ITEM	DESCRIPTION	UNIT	RATE
	Fire Retardant Paint - Whole Room		
4540AA	HALL STAIRS:REDECORATE 2 STOREY CLASS 'O' Hall Stairs:Thoroughly clean down all wall and ceiling surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose and defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint, prepare and apply two coats of polyurethane lacquer or one undercoat and one gloss coat to all previously decorated timber surfaces to hall, landing and staircase areas complete (2 storey, classified as a single area).	IT	1324.72
4540AB	HALL STAIRS:REDECORATE 3 STOREY CLASS 'O' Hall Stairs:Thoroughly clean down all wall and ceiling surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose and defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint, prepare and apply two coats of polyurethane lacquer or one undercoat and one gloss coat to all previously decorated timber surfaces to hall, landing and staircase areas complete (3 storey, classified as a single area).	IT	1987.08
4540AC	HALL:REDECORATE COMPLETE OVER 3SM CLASS 'O' Hall:Thoroughly clean down all wall and ceiling surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose and defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint, prepare and apply two coats of polyurethane lacquer or one undercoat and one gloss coat to all previously decorated timber surfaces to lobby, hall or corridor over 3.00sm ceiling area complete (classified as a single area).	IT	742.20
4540AD	LOBBY:REDECORATE COMPLETE NE 3SM CLASS 'O' Lobby:Thoroughly clean down all wall and ceiling surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose and defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint, prepare and apply two coats of polyurethane lacquer or one undercoat and one gloss coat to all previously decorated timber surfaces to lobby or hall ne 3.00sm ceiling area complete (classified as a single area).	IT	253.75
	Fire Retardant Paint to Walls and Ceilings		
4711AA	WALLS:APPLY 2 COATS CLASS 'O' PAINT Walls:Thoroughly clean down all wall surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint.	SM	16.02
4711AB	CEILINGS:APPLY 2 COATS CLASS 'O' PAINT Ceilings:Thoroughly clean down all ceiling surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint.	SM	16.91
4711AC	GENERAL SURFACES:APPLY 2 COATS CLASS 'O' PAINT General Surfaces:Thoroughly clean down all general surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint.	SM	20.44

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ITEM	DESCRIPTION	UNIT	RATE
4711AD	GENERAL SURFACES:APPLY 2 CT CLASS 'O' PT NE 250MM General Surfaces:Thoroughly clean down all general surfaces to common areas ne 250mm to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint.	LM	5.77
4711AE	GENERAL SURFACES:APPLY 2 CT CLASS 'O' PT NE 400MM General Surfaces:Thoroughly clean down all general surfaces to common areas ne 400mm to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint.	LM	9.06
4711AF	STAIRCASES:APPLY 2 COATS CLASS 'O' PAINT Staircases:Thoroughly clean down all surfaces to staircases including soffits and stringers to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint. (measured per storey height of 2.7M)	IT	61.47
4711AG	STAIRCASE AREAS:APPLY 2 COATS CLASS 'O' PAINT Staircase Areas:Thoroughly clean down all surfaces to walls, ceilings and staircases including soffits and stringers to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class 'O' fire retardant matt paint. (exclude balustrades, windows and doors) (measured per storey height of 2.7M)	IT	448.32
	Fire and Anti Graffiti Paint to Walls and Ceilings		
4711BA	WALLS:APPLY 2 COATS CLASS '1'/ANTI-GRAFFITI PAINT Walls:Thoroughly clean down all wall surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class '1' fire retardant/anti-graffiti matt paint. (measured over openings)	SM	27.47
4711BB	CEILINGS:APPLY 2 COATS CLASS '1'/ANTI-GRAFFITI PT Ceilings:Thoroughly clean down all ceiling surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class '1' fire retardant/anti-graffiti matt paint.(measured over openings)	SM	29.24
4711BC	GENERAL SURFACES:APPLY 2 CT CLASS '1'/ANTI GRAF PT General Surfaces:Thoroughly clean down all general surfaces to common areas to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class '1' fire retardant/anti graffiti matt paint.	SM	28.35
4711BD	GEN SURF:APPLY 2 CT CLASS '1'/ANTI-GRAF NE 250MM General Surfaces:Thoroughly clean down all general surfaces to common areas ne 250mm to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class '1' fire retardant/anti-grafitti matt paint.	LM	7.76

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ITEM	DESCRIPTION	UNIT	RATE
4711BE	GEN SURF:APPLY 2 CT CLASS '1'/ANTI-GRAF NE 400MM General Surfaces:Thoroughly clean down all general surfaces to common areas ne 400mm to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class '1' fire retardant/anti-graffiti matt paint.	LM	12.24
4711BF	STAIRCASES:APPLY 2 CT CLASS '1'/ANTI-GRAFFITI PT Staircases:Thoroughly clean down all surfaces to staircases including soffits and stringers to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class '1' fire retardant/anti-graffiti matt paint. (measured per storey height of 2.7M)	IT	108.93
4711BG	STAIRCASE AREAS:APPLY 2 CT CLASS '1'/ANTI-GRAFF PT Staircase Areas:Thoroughly clean down all surfaces to walls, ceilings and staircases including soffits and stringers to remove dirt, grease and surface contaminants, scrape and remove all loose or defective coatings, prime bare areas with one coat of fire retardant primer and apply two coats of Class '1' fire retardant/anti-graffiti matt paint. (exclude balustrades, windows and doors) (measured per storey height of 2.7M)	IT	922.93
	Oil Paint- Existing Internal Metalwork - Two Coats		
4426AA	DOOR FRAME:PREPARE, PAINT FRAME NE 300MM Door Frame:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted surfaces of metal frames ne 300mm girth.	LM	4.34
4426AL	SURFACES:PREPARE, PAINT METALWORK Surfaces:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing surfaces of metalwork.	SM	16.91
4426AM	SURFACES:PREPARE, PAINT METALWORK NE 300MM Surfaces:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing surfaces of metalwork ne 300mm girth.	LM	6.14
4426AB	DOOR:PREPARE, PAINT METAL DOOR Door:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted surfaces of any size single metal door (both sides and edges).	SM	13.80
4426AC	DOOR:PREPARE, PAINT METAL GLAZED DOOR Door:Rub down, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted surfaces of any size single glazed metal door (both sides and edges).	SM	17.69
4426AE	WINDOW:PREPARE, PAINT METAL Window:Rub down, prepare for and apply one undercoat, one coat of gloss paint on existing painted internal surfaces of metal window (one side and edges).	SM	17.27
4426AG	BALUSTRADING:PREPARE, PAINT SURFACES Balustrading:Wire brush, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted surfaces of ornamental metal balustrading, railings or gates (measured both sides).	SM	15.31

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ITEM	DESCRIPTION	UNIT	RATE
4426AH	STAIRCASE:PREPARE, PAINT METAL STAIRS Staircase:Wire brush, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted surfaces of metal staircase, strings and balustrading (measured both sides).	SM	17.02
4426AJ	RADIATOR:PREPARE, PAINT RADIATOR AND BRACKETS Radiator:Wire brush, prepare and apply one undercoat, one coat of gloss paint on existing painted surfaces of cast iron sectional or steel panel radiator including brackets (measured surface to be decorated).	SM	18.02
4426AK	PIPEWORK:PREPARE, PAINT NE300MM INC BRACKETS Pipework:Wire brush, prepare, spot prime and apply one undercoat, one coat of gloss paint on existing painted surfaces of internal metal pipework ne 300mm girth.	LM	5.69
	Oil Paint - Existing Internal Woodwork - Two Coats		
4430AA	SURFACES:PREPARE, PAINT GENERAL SURFACES WOODWORK Surfaces:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted general surfaces of woodwork.	SM	13.96
4430AB	SURFACES:PREPARE, PAINT WOODWORK NE 300MM Surfaces:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted general surfaces of woodwork ne 300mm.	LM	4.40
4430AC	WINDOW:PREPARE, PAINT WOODEN Window:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted surfaces of wooden windows (one side and edges).	SM	16.91
4430AD	GLAZED SCREENS:PREPARE, PAINT TIMBER Glazed Screens:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted timber framed glazed screen.	SM	16.91
4430AE	FRAME:PREPARE, PAINT TIMBER FRAME NE 300MM Frame:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted timber frame ne 300mm girth.	LM	4.37
4430AF	DOOR:PREPARE, PAINT GLAZED DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single glazed timber door (one side and edge).	SM	17.46
4430AG	DOOR:PREPARE, PAINT GLAZED DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single glazed timber door (both sides and edges).	SM	33.13
4430AH	DOOR:PREPARE, PAINT TIMBER DOOR (O/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single timber door (one side and edge).	SM	12.41
4430AJ	DOOR:PREPARE, PAINT TIMBER DOOR (B/S) Door:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint to all existing painted surfaces of any size or type of single timber door (both sides and edges).	SM	23.01

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ITEM	DESCRIPTION	UNIT	RATE
	Decorative Wood Protection - Existing Woodwork		
4432AA	SURFACES:APPLY 2 COATS DECORATIVE WOOD STAIN Surfaces:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated internal general surfaces of woodwork.	SM	21.62
4432AC	WINDOW:APPLY 2 COATS STAIN Window:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated surfaces of timber window (one side and edges).	SM	26.79
4432AE	FRAME:APPLY 2 COATS STAIN NE 300MM Frame:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated internal surfaces of timber frame or sub-frame ne 300mm girth.	LM	7.22
4432AF	DOOR:APPLY 2 COATS STAIN TO DOOR (O/S) Door:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated internal surface of any size or type of single timber door (one side and edge).	SM	23.64
4432AG	DOOR:APPLY 2 COATS STAIN TO DOOR (B/S) Door:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated internal surface of any size or type of single timber door (both sides and edges).	SM	44.46
4432AH	DOOR:APPLY 2 COATS STAIN TO GLAZED DOOR (O/S) Door:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated internal surface of any size or type of single glazed timber door (one side and edge).	SM	21.26
4432AJ	DOOR:APPLY 2 COATS STAIN TO GLAZED DOOR (B/S) Door:Rub down, prepare for and apply two coats of decorative wood stain on existing decorated internal surface of any size or type of single glazed timber door (both sides and edges).	SM	40.30
4432BA	SURFACES:APPLY 3 COATS DECORATIVE WOOD STAIN Surfaces:Rub down, prepare for and apply three coats of decorative wood stain on existing decorated internal general surfaces of woodwork.	SM	21.62
	Polyurethane Lacquer- Existing Internal Woodwork		
4435AA	SURFACES:APPLY 2 COATS POLY WOODWORK SURFACES Surfaces:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer on existing lacquered general surfaces of woodwork.	SM	15.34
4435AB	SURFACES:APPLY 2 CT POLY WOODWORK SURFACES NE300MM Surfaces:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer on existing lacquered general surfaces of woodwork ne 300mm.	LM	5.17
4435AC	WINDOW:APPLY 2 COATS POLY TO TIMBER Window:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer on existing lacquered surfaces of timber window (one side and edges).	SM	19.36

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ITEM	DESCRIPTION	UNIT	RATE
4435AE	FRAME:APPLY 2 COATS POLY TO TIMBER FRAME NE 300MM Frame:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer on existing lacquered surfaces of timber frame or sub-frame ne 300mm girth.	LM	5.17
4435AF	DOOR:APPLY 2 COATS POLY TO DOOR (O/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single timber door (one side and edge).	SM	17.81
4435AG	DOOR:APPLY 2 COATS POLY TO DOOR (B/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single timber door (both sides and edges).	SM	33.86
4435AH	DOOR:APPLY 2 COATS POLY TO GLAZED DOOR (O/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single glazed timber door (one side and edge).	SM	21.18
4435AJ	DOOR:APPLY 2 COATS POLY TO GLAZED DOOR (B/S) Door:Wash down, rub down, prepare for and apply two coats of polyurethane lacquer to all existing lacquered surfaces of any size or type of single glazed timber door (both sides and edges).	SM	40.57
	Varnish, Polish to Existing Internal Woodwork		
4440AA	WOODWORK:VARNISH GENERAL SURFACES Woodwork:Wash down and apply two coats of polyurethane lacquer varnish to general surfaces of existing varnished woodwork.	SM	18.45
4440AB	WOODWORK:FRENCH POLISH Woodwork:Strip old polish, wash down, oil, body in and fully French polish to general surfaces of existing polished woodwork.	SM	70.12
4440AC	WOODWORK:WASH AND POLISH Woodwork:Wash down and apply two coats of wax polish to general surfaces of existing polished woodwork.	SM	40.66
4440AD	WOODWORK:REVIVE AND POLISH Woodwork:Wash down, strip old polish, oil and apply two coats of wax polish to general surfaces of existing woodwork.	SM	53.96
	Floor Finishes and Painting		
	Sanding and Sealing - Timber Floors		
4791AA	SAND:EXISTING WOOD FLOOR Sand:Sanding only existing wood flooring by machine.	SM	13.31
4791AB	SAND/SEAL:EXISTING WOOD FLOOR Sand/Seal:Sanding existing wood flooring by machine and prepare, apply one priming coat and one finish coat of proprietary floor sealer.	SM	20.22

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ITEM	DESCRIPTION	UNIT	RATE
	Lacquer - Timber Floors		
4792AA	FLOOR:APPLY 2 COATS POLY TO TIMBER FLOOR Floor:Sand floor by machine and prepare for and apply two coats of polyurethane lacquer to any type of hardwood timber floor.	SM	21.11
4792AB	FLOOR:FINISH TO TIMBER FLOOR Floor:Sand floor by machine and prepare for and apply two coats of water based lacquer to any type of hardwood timber floor.	SM	19.75
	Floor Painting		
4793AA	FLOOR PAINT:APPLY TO CONCRETE Floor Paint:Clean off, degrease and prepare and apply two coats of coarse gritted floor paint to surface of existing painted or un-painted concrete floor.	SM	18.69
4793AB	FLOOR PAINT:SAFETY LINES - COLOURED Floor Paint:Paint 100mm wide line on floor in colour as safety designation.	LM	3.64
	Paint Applications - Fire Upgrading		
	Communal Areas - Three Coats		
4801AA	FIRE UPGRADE COATING:PAINTED BRICK WALLS - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to fair face brick or block wall surfaces back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	36.42
4801AB	FIRE UPGRADE COATING:PAINTED PLASTER WALLS - 3 CT Fire Upgrading Coating:Remove all existing defective paint to plastered or rendered wall surfaces back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	30.35
4801AC	FIRE UPGRADE COATING:PAINTED CONCRETE SOFFIT-3 CT Fire Upgrading Coating:Remove all existing defective paint to concrete soffit back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	39.08
4801AD	FIRE UPGRADE COATING:PLASTERED SOFFIT - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to plastered or rendered surfaces back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	33.01

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ITEM	DESCRIPTION	UNIT	RATE
	Communal Areas - Four Coats		
4802AA	FIRE UPGRADE COATING:PAINTED BRICK WALLS - 4 COAT Fire Upgrading Coating:Remove all existing defective paint to fair face brick or block wall surfaces back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply two full coats of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	48.25
4802AB	FIRE UPGRADE COATING:PAINTED PLASTER WALLS - 4 CT Fire Upgrading Coating:Remove all existing defective paint to plastered or rendered wall surfaces back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply two full coats of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	39.98
4802AC	FIRE UPGRADE COATING:PAINTED CONCRETE SOFFIT-4 CT Fire Upgrading Coating:Remove all existing defective paint to concrete soffit back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	51.80
4802AD	FIRE UPGRADE COATING:PAINTED PLASTER SOFFIT -4 CT Fire Upgrading Coating:Remove all existing defective paint to plastered or rendered surfaces back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply two full coats of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	43.53
	Communal Areas - Strip and Three Coats		
4803AA	FIRE UPGRADE COATING:STRIP PAINTED BRICK WALL-3 CT Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing walls with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply two full coats of gloss or satin finish at a coverage rate of 10sm per litre.	SM	53.15
4803AB	FIRE UPGRADE COATING:STRIP PAINT PLASTER WALL-3 CT Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing plastered or rendered walls with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply two full coats of gloss or satin finish at a coverage rate of 10sm per litre.	SM	48.42

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ITEM	DESCRIPTION	UNIT	RATE
4803AC	FIRE UPGRADE COATING:CONCRETE SOFFIT-STRIP 3 COAT Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing concrete soffits with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply two full coats of gloss or satin finish at a coverage rate of 10sm per litre.	SM	41.18
4803AD	FIRE UPGRADE COATING:PLASTERED SOFFIT-STRIP 3 COAT Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing plastered or rendered soffits with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply two full coats of gloss or satin finish at a coverage rate of 10sm per litre.	SM	36.44
	Communal Areas - Strip and Three Coats Dec Flake		
4804AA	FIRE UPGRADE COATING:STRIP PAINT BRICK WALLS- DEC Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing walls with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply one full coats of colourcoat complete with decorative flakes, and apply one full coat of gloss or satin lacquer finish at a coverage rate of 10sm per litre.	SM	56.96
4804AB	FIRE UPGRADE COATING:STRIP PAINT PLASTER WALL- DEC Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing plastered or rendered walls with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply one full coats of colourcoat complete with decorative flakes, and apply one full coat of gloss or satin lacquer finish at a coverage rate of 10sm per litre.	SM	51.06
4804AC	FIRE UPGRADE COATING:PAINT CONCRETE SOFFIT- DEC Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing concrete soffits with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply one full coats of colourcoat complete with decorative flakes, and apply one full coat of gloss or satin lacquer finish at a coverage rate of 10sm per litre.	SM	46.31
4804AD	FIRE UPGRADE COATING:PAINT PLASTER SOFFIT- DEC Fire Upgrading Coating:Strip off existing multi layer paint coatings to existing plastered or rendered soffits with a proprietary paint stripper, scrape off or remove with a proprietary paint scraper, wash down, rinse, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, clean off and apply one full coat of primer at a coverage rate of 10sm per litre, apply one full coats of colourcoat complete with decorative flakes, and apply one full coat of gloss or satin lacquer finish at a coverage rate of 10sm per litre.	SM	42.63

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ITEM	DESCRIPTION	UNIT	RATE
	Woodwork - Three Coats		
4805AA	FIRE UPGRADE COATING:WOODWORK - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of woodwork back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	36.00
4805AB	FIRE UPGRADE COATING:WOODWORK NE 300MM - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of woodwork ne 300mm girth, back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	LM	11.48
4805AC	FIRE UPGRADE COATING:TIMBER DOORS - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of timber doors back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	51.52
4805AD	FIRE UPGRADE COATING:TIMBER GLAZED DOORS - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of glazed timber doors back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	28.68
4805AE	FIRE UPGRADE COATING:TIMBER WINDOWS, SCREENS-3 CT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of glazed timber windows, screens etc. back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	26.21
4805AF	FIRE UPGRADE COATING:DOOR FRAMES NE 300MM - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of timber door frames ne 300mm girth, back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	LM	11.48

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ITEM	DESCRIPTION	UNIT	RATE
4805AG	FIRE UPGRADE COATING:SKIRTINGS NE 300MM - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of skirtings etc. ne 300mm girth, back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	LM	11.48
	Metalwork - Three Coats		
4806AA	FIRE UPGRADE COATING:METALWORK - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of metalwork back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	27.13
4806AB	FIRE UPGRADE COATING:METALWORK NE 300MM - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of metalwork ne 300mm girth, back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	LM	15.03
4806AC	FIRE UPGRADE COATING:METAL DOORS - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of metal doors back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	36.00
4806AD	FIRE UPGRADE COATING:METAL GLAZED DOORS - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of glazed metal doors back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	32.23
4806AE	FIRE UPGRADE COATING:METAL WINDOWS, SCREENS - 3 CT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of glazed metal windows, screens etc. back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	30.20

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ITEM	DESCRIPTION	UNIT	RATE
4806AF	FIRE UPGRADE COATING:METAL DR FRAMES NE 300MM-3 CT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of metal door frames ne 300mm girth, back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	LM	11.48
4806AG	FIRE UPGRADE COATING:BALUSTRADES - 3 COAT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of balustrading [measured both sides], back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	SM	33.93
4806AH	FIRE UPGRADE COATING:METAL HANDRAILS NE 300MM-3 CT Fire Upgrading Coating:Remove all existing defective paint to general surfaces of metal handrails, brackets etc. ne 300mm girth, back to a solid edge, feather off and repair any defective areas with a high quality filler as necessary, spot prime filled or bare areas with a fire upgrading primer, remove any existing graffiti with a graffiti removal system, wash down, rinse, clean off and apply one full coat of fire upgrading primer at a coverage rate of 10sm per litre, apply two full coats of fire upgrading finish at a coverage rate of 10sm per litre.	LM	11.48
	Sprayed Mineral Fibre Coatings		
4808AA	SPRAYED COATINGS:16MM ONE HOUR TO SURFACES Sprayed Coatings:Prepare and apply sprayed mineral wool coating, 16mm thickness to give one hour fire protection to general surfaces.	SM	26.33
4808AB	SPRAYED COATINGS:22MM ONE HOUR TO SURFACES Sprayed Coatings:Prepare and apply sprayed mineral wool coating, 22mm thickness to give one and a half hour fire protection to general surfaces.	SM	31.59
4808AC	SPRAYED COATINGS:28MM TWO HOUR TO SURFACES Sprayed Coatings:Prepare and apply sprayed mineral wool coating, 28mm thickness to give two hour fire protection to general surfaces.	SM	35.10
4808AD	SPRAYED COATINGS:52MM FOUR HOUR TO SURFACES Sprayed Coatings:Prepare and apply sprayed mineral wool coating, 522mm thickness to give four hour fire protection to general surfaces.	SM	50.90
	Sprayed Cementitious Rendered Coatings		
4809AA	SPRAYED COATINGS:15MM Sprayed Coatings:Prepare and apply sprayed cementitious coating Pyrok CV25 or other equal and approved, 15mm thickness to and including expanded metal lathing to general surfaces.	SM	77.22
	Flame Retardant Coatings - Two Coats		
4810AA	FLAME RETARDANT COATING:APPLY 2 CT SURFACES Flame Retardant Coating:Prepare and apply one undercoat and one finishing coat of clear flame retardant surface coating to general surfaces of woodwork.	SM	16.05

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ITEM	DESCRIPTION	UNIT	RATE
4810AB	FLAME RETARDANT COATING:APPLY 2 CT SURFACE NE300MM Flame Retardant Coating:Prepare and apply one undercoat and one finishing coat of clear flame retardant surface coating to general surfaces of woodwork ne 300mm girth.	LM	11.07
	Flame Retardant Coatings - Three Coats		
4811AA	FLAME RETARDANT COATING:APPLY 3 CT SURFACES Flame Retardant Coating:Prepare and apply two undercoats and one finishing coat of clear flame retardant surface coating to general surfaces of woodwork.	SM	24.30
4811AB	FLAME RETARDANT COATING:APPLY 3 CT SURFACE NE300MM Flame Retardant Coating:Prepare and apply two undercoats and one finishing coat of clear flame retardant surface coating to general surfaces of woodwork ne 300mm girth.	LM	17.05
	Rubberised Bitumen Emulsion		
4812AA	WALLS:APPLY RUBBERISED BITUMEN EMULSION Rubberised Bitumen Emulsion:Prepare and apply two costs of rubberised bitumen emulsion to walls.	SM	15.04
	Internal Decoration		
	Paintwork to Ceiling, Walls, Woodwork (Rooms)		
4500DA	ROOM:REDECORATE UPTO 20SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room upto 20.00sm ceiling area.	IT	240.66
4500DB	ROOM:REDECORATE 20-25SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room over 20.00 and ne 25.00sm ceiling area.	IT	304.10
4500DC	ROOM:REDECORATE 25-30SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room over 25.00 and ne 30.00sm ceiling area.	IT	366.40
4500DD	ROOM:REDECORATE OVER 30SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room over 30.00sm ceiling area.	IT	428.40
4500EA	HALL STAIRS:REDECORATE 2 STOREY Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of hall, landing and staircase area complete (2 storey, classified as a single area).	IT	608.26
4500EB	HALL STAIRS:REDECORATE 3 STOREY Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of hall, landing and staircase area complete (3 storey, classified as a single area).	IT	897.80

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ITEM	DESCRIPTION	UNIT	RATE
4500FA	HALL:REDECORATE COMPLETE OVER 3SM CEILING AREA Hall:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of lobby, hall or corridor over 3.00sm ceiling area complete (classified as a single area).	IT	224.75
4500FB	LOBBY:REDECORATE COMPLETE NE 3SM CEILING AREA Lobby:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of lobby or hall ne 3.00sm ceiling area complete (classified as a single area).	IT	122.32
4500GA	CORRIDOR/COMMUNAL AREA:REDECORATE Corridor/Communal Area:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of corridors, open communal areas etc. (measured per square metre of ceiling area).	SM	16.94
4500HA	WALK IN CUPBOARD:REDECORATE NE 2SM CEILING AREA Walk In Cupboard:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of walk in cupboard, larder and the like ne 2.00sm ceiling area complete (classified as a single area).	IT	91.43
4500ZA	COMMUNAL ROOM:REDECORATE UPTO 12SM CEILING AREA Communal Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room, (including but not limited to windows, window boards, door frames, doors, skirtings, radiators, pipework) upto 12.00sm ceiling area.	IT	172.20
4500ZB	COMMUNAL ROOM:REDECORATE 12-25SM CEILING AREA Communal Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room (including but not limited to windows, window boards, door frames, doors, skirtings, radiators, pipework) over 12.01 and ne 25.00sm ceiling area.	IT	304.10
4500ZC	COMMUNAL ROOM:REDECORATE 25-50SM CEILING AREA Communal Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room (including but not limited to windows, window boards, door frames, doors, skirtings, radiators, pipework) over 25.01 and ne 50.00sm ceiling area.	IT	448.62
4500ZD	COMMUNAL ROOM:REDECORATE 50-100SM CEILING AREA Communal Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of room (including but not limited to windows, window boards, door frames, doors, skirtings, radiators, pipework) over 50.01 and ne 100.00sm ceiling area.	IT	693.31
4500ZE	COMMUNAL HALL STAIRS:REDECORATE 2 STOREY Communal Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of hall, landing and staircase area complete (2 storey, classified as a single area).	IT	790.74
4500ZF	COMMUNAL HALL STAIRS:REDECORATE 3 STOREY Communal Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of hall, landing and staircase area complete (3 storey, classified as a single area).	IT	1167.14

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ITEM	DESCRIPTION	UNIT	RATE
4500ZG	COMMUNAL ENTRANCE LOBBY ETC:REDECORATE COMPLETE Communal Entrance Lobby etc.,:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of entrance lobby, landing or corridor (including but not limited to windows, window boards, door frames, doors, skirtings, radiators, pipework) (classified as a single area).	IT	292.17
4500ZH	COMMUNAL ENTRANCE LOBBY ETC:REDECORATE W/O WINDOWS Communal Entrance Lobby etc.,:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all previously painted surfaces of entrance lobby, landing or corridor (including but not limited to, skirtings, radiators, pipework) (windows, and doors/door frames not to be decorated) (classified as a single area).	IT	247.22
4500ZM	COMMUNAL ROOM:E O COST FOR WALLPAPER Communal Room:Extra over cost for applying wallpaper in lieu of applying two costs of emulsion to walls of room, hang wallpaper, size, apply adhesive, butt joints, match patterns including allowance for waste, cut around projecting frames, switch and socket plates, measured nett wall area including deducting door and window openings, allow for wallpaper at £12.00 per roll).	SM	7.95
4500ZP	COMMUNAL ROOM:DECORATING INTERNAL WINDOW FACES Communal Room:Rub down, prepare, spot prime and apply one undercoat and one coat of gloss paint on existing painted surfaces of wooden windows (one side and edges) whilst undertaking painting of external surfaces of windows.	SM	17.07
	Paintwork to Ceiling, Walls, Washdown Woodwork		
4505DA	ROOM:WASH REDECORATE UPTO 20SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of room upto 20.00sm ceiling area.	IT	150.56
4505DB	ROOM:WASH REDECORATE 20-25SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of room over 20.00 and ne 25.00sm ceiling area.	IT	196.89
4505DC	ROOM:WASH REDECORATE 25-30SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of room over 25.00 and ne 30.00sm ceiling area.	IT	243.40
4505DD	ROOM:WASH REDECORATE OVER 30SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of room over 30.00sm ceiling area.	IT	289.61
4505EA	HALL STAIRS:WASH REDECORATE 2 STOREY Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces of hall, landing and staircase area complete (2 storey, classified as a single area).	IT	293.24
4505EB	HALL STAIRS:WASH REDECORATE 3 STOREY Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of hall, landing and staircase area complete (3 storey, classified as a single area).	IT	427.44

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ITEM	DESCRIPTION	UNIT	RATE
4505FA	HALL:WASH REDECORATE OVER 3SM CEILING AREA Hall:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of lobby, hall or corridor over 3.00sm ceiling area complete (classified as a single area).	IT	165.79
4505FB	LOBBY:WASH REDECORATE NE 3SM CEILING AREA Lobby:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of lobby or hall ne 3.00sm ceiling area complete (classified as a single area).	IT	58.07
4505GA	CORRIDOR/COMMUNAL AREA:WASH REDECORATE Corridor/Communal Area:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of corridors, open communal areas etc. (measured per square metre of ceiling area).	SM	10.84
4505HA	WALK IN CUPBOARD:WASH REDECORATE NE 2SM CEILING Walk In Cupboard:Rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces of walk in cupboard, larder and the like ne 2.00sm ceiling area complete (classified as a single area).	IT	47.29
	Paintwork to Ceilings Only (Rooms)		
4506AA	ROOM:REDECORATE CEILING UPTO 20SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings only of room upto 20.00sm ceiling area.	IT	93.37
4506AF	ROOM:REDECORATE CEILING 20-25SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings only of room over 20.00 and ne 25.00sm ceiling area.	IT	140.03
4506AG	ROOM:REDECORATE CEILING 25-30SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings only of room over 25.00 and ne 30.00sm ceiling area.	IT	157.90
4506AH	ROOM:REDECORATE CEILING OVER 30SM CEILING AREA Room:Rub down, prepare for and apply two coats of emulsion to ceilings only of room over 30.00sm ceiling area.	IT	175.82
4506AC	HALL STAIRS:REDECORATE CEILINGS 2 STOREY Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings of hall, landing and staircase area complete (2 storey, classified as a single area).	IT	136.81
4506AB	HALL STAIRS:REDECORATE CEILINGS 3 STOREY Hall Stairs:Rub down, prepare for and apply two coats of emulsion to ceilings of hall, landing and staircase area complete (3 storey, classified as a single area).	IT	212.32
4506AD	HALL:REDECORATE CEILINGS OVER 3SM AREA Hall:Rub down, prepare for and apply two coats of emulsion to ceilings of lobby, hall or corridor over 3.00sm area complete (classified as a single area).	IT	92.04
4506AE	LOBBY:REDECORATE CEILINGS NE 3SM AREA Lobby:Rub down, prepare for and apply two coats of emulsion to ceilings of lobby or hall ne 3.00sm area complete (classified as a single area).	IT	22.67

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ITEM	DESCRIPTION	UNIT	RATE
4506AI	LOBBY:DECORATE CEILINGS NE 3SM AREA Lobby:Prepare for and apply two coats of emulsion to ceilings of lobby or hall ne 3.00sm area complete (classified as a single area).	IT	22.67
4506AJ	CORRIDOR/COMMUNAL ROOMS:REDECORATE CEILING Corridor/Communal Rooms:Rub down, prepare for and apply two coats of emulsion to ceilings only of corridor or open communal areas (measured per square metre of ceiling area).	SM	6.21
4506AK	CORRIDOR/COMMUNAL ROOMS:DECORATE CEILING Corridor/Communal Room:Prepare for and apply two coats of emulsion to ceilings only of corridor or open communal areas (measured per square metre of ceiling area).	SM	6.21
	Ceiling Finishes - Alternatives (Rooms)		
4520CD	ROOM:EGGSHELL GLOSS CEILING UPTO 20SM CEILING AREA Room:Extra for prepare and apply two coats of eggshell or undercoat and gloss to ceilings, upto 20.00sm ceiling area.	IT	46.42
4520CJ	ROOM:EGGSHELL GLOSS CEILING OVER 20SM CEILING AREA Room:Extra for prepare and apply two coats of eggshell or undercoat and gloss to ceilings, over 20.00sm ceiling area (measured per square metre of ceiling area in excess of 20.00sm).	SM	4.91
4520CE	HALL STAIRS:EGGSHELL OR GLOSS CEILING 2 STOREY Hall Stairs:Extra for prepare and apply two coats of eggshell or undercoat and gloss to ceilings of any hall, landing and staircase area (2 storey, classified as a single area).	IT	53.33
4520CF	HALL STAIRS:EGGSHELL OR GLOSS CEILING 3 STOREY Hall Stairs:Extra for prepare and apply two coats of eggshell or undercoat and gloss to ceilings of any hall, landing and staircase area (3 storey, classified as a single area).	IT	81.62
4520CG	HALL:EGGSHELL GLOSS CEILING OVER 3SM CEILING AREA Hall:Extra for prepare and apply two coats of eggshell or undercoat and gloss to ceilings of any lobby, hall or corridor over 3.00sm ceiling area (classified as a single area).	IT	41.97
4520CH	LOBBY:EGGSHELL GLOSS CEILING NE 3SM CEILING AREA Lobby:Extra for prepare and apply two coats of eggshell or undercoat and gloss to ceilings of any lobby or hall ne 3.00sm ceiling area (classified as a single area).	IT	14.18
4520CK	CORRIDOR/COMMUNAL ROOMS:EGGSHELL GLOSS CEILING Corridor/Communal Rooms:Extra for prepare and apply two coats of eggshell or undercoat and gloss to ceilings of corridor or open communal areas (measured per square metre of ceiling area).	SM	4.91
	Wall Finishes - Alternatives (Rooms)		
4530CD	ROOM:EGGSHELL GLOSS WALLS UPTO 20SM CEILING AREA Room:Extra for prepare and apply two coats eggshell or undercoat and gloss to walls of room upto 20.00sm ceiling area.	IT	74.67

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ITEM	DESCRIPTION	UNIT	RATE
4530CJ	ROOM:EGGSHELL GLOSS WALLS OVER 20SM CEILING AREA Room:Extra for prepare and apply two coats eggshell or undercoat and gloss to walls of room over 20.00sm ceiling area (measured per square metre of ceiling area in excess of 20.00sm).	SM	10.67
4530CE	HALL STAIRS:EGGSHELL OR GLOSS WALLS 2 STOREY Hall Stairs:Extra for prepare and apply two coats eggshell or undercoat and gloss to walls of any size hall, landing and staircase area (2 storey, classified as a single area).	IT	193.44
4530CF	HALL STAIRS:EGGSHELL OR GLOSS WALLS 3 STOREY Hall Stairs:Extra for prepare and apply two coats of eggshell or undercoat and gloss to walls of any hall, landing and staircase area (3 storey, classified as a single area).	IT	262.21
4530CG	HALL:EGGSHELL OR GLOSS WALLS OVER 3SM CEILING AREA Hall:Extra for prepare and apply two coats eggshell or undercoat and gloss to walls of any lobby, hall or corridor over 3.00sm ceiling area (classified as a single area).	IT	76.35
4530CH	LOBBY:EGGSHELL OR GLOSS WALLS NE 3SM CEILING AREA Lobby:Extra for prepare and apply two coats eggshell or undercoat and gloss to walls of any lobby or hall ne 3.00sm ceiling area (classified as a single area).	IT	29.25
4530CK	CORRIDOR/COMMUNAL ROOMS:EGGSHELL WALLS Corridor/Communal Rooms:Extra for prepare and apply two coats eggshell or undercoat and gloss to walls of corridor or open communal areas (measured per square metre of ceiling area).	SM	10.23
	Internal Paintwork - Complete Dwellings		
4700AA	DWELLING:REDECORATE 1 BEDROOM FLAT Dwelling:Redecorate complete one bedroom flat or bungalow, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1001.75
4700AB	DWELLING:REDECORATE 2 BEDROOM FLAT Dwelling:Redecorate complete two bedroom flat or bungalow, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1210.31
4700AC	DWELLING:REDECORATE 3 BEDROOM FLAT Dwelling:Redecorate complete three bedroom flat or bungalow, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1418.85
4700CA	DWELLING:REDECORATE 2 BEDROOM HOUSE Dwelling:Redecorate complete two bedroom house or maisonette, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1423.93
4700CB	DWELLING:REDECORATE 3 BEDROOM HOUSE Dwelling:Redecorate complete three bedroom house or maisonette, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1614.04

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ITEM	DESCRIPTION	UNIT	RATE
4700CC	DWELLING:REDECORATE 4 BEDROOM HOUSE Dwelling:Redecorate complete four bedroom house or maisonette, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1808.65
4700DA	DWELLING:REDECORATE BEDSIT NE 20SM CEILING AREA Dwelling:Redecorate complete bedsit ne 20.00sm ceiling area including all rooms, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	546.61
4700DB	DWELLING:REDECORATE BEDSIT 20-30SM CEILING AREA Dwelling:Redecorate complete bedsit 20.00-30.00sm ceiling area including all rooms, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	650.15
4700DC	DWELLING:REDECORATE BEDSIT OVER 30SM CEILING AREA Dwelling:Redecorate complete bedsit exceeding 30.00sm ceiling area including all rooms, rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	819.90
4700EA	DWELLING:REDECORATE MULTIPLE OCCUPIED 3 BED FLAT Dwelling:Redecorate all rooms in three bedroom multiple occupancy flat complete comprising bedrooms, lobby, hall, communal kitchen, bathroom, toilet and shower room including rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1458.69
4700EB	DWELLING:REDECORATE MULTIPLE OCCUPIED 4 BED FLAT Dwelling:Redecorate all rooms in four bedroom multiple occupancy flat complete comprising bedrooms, lobby, hall, communal kitchen, bathroom, toilet and shower room including rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1667.24
4700EC	DWELLING:REDECORATE MULTIPLE OCCUPIED 5 BED FLAT Dwelling:Redecorate all rooms in five bedroom multiple occupancy flat complete comprising bedrooms, lobby, hall, communal kitchen, bathroom, toilet and shower room including rub down, prepare for and apply two coats of emulsion to ceilings and walls, one undercoat and gloss on all other previously painted surfaces.	IT	1875.80
	Paintwork and Washdown - Complete Dwellings		
4705AA	DWELLING:WASH 2CT REDECORATION 1 BEDROOM FLAT Dwelling:Redecoration and washdown complete one bedroom flat or bungalow, rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces.	IT	609.61
4705AB	DWELLING:WASH 2CT REDECORATION 2 BEDROOM FLAT Dwelling:Redecoration and washdown complete two bedroom flat or bungalow, rub down, prepare for and apply two coats of emulsion to ceilings and walls, wash down only to all other previously painted surfaces.	IT	737.63
4705AC	DWELLING:WASH 2CT REDECORATION 3 BEDROOM FLAT Dwelling:Redecoration and washdown complete three bedroom flat or bungalow, rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	863.42

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ITEM	DESCRIPTION	UNIT	RATE
4705CA	DWELLING:WASH 2CT REDECORATION 2 BEDROOM HOUSE Dwelling:Redecoration and washdown complete two bedroom house or maisonette, rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	955.88
4705CB	DWELLING:WASH 2CT REDECORATION 3 BEDROOM HOUSE Dwelling:Redecoration and washdown complete three bedroom house or maisonette, rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	1112.59
4705CC	DWELLING:WASH 2CT REDECORATION 4 BEDROOM HOUSE Dwelling:Redecoration and washdown complete four bedroom house or maisonette, rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	1291.72
4705EA	DWELLING:WASH 1CT REDECORATION 1 BEDROOM FLAT Dwelling:Redecoration and washdown complete one bedroom flat or bungalow, rub down, prepare for and apply one coat of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	380.38
4705EB	DWELLING:WASH 1CT REDECORATION 2 BEDROOM FLAT Dwelling:Redecoration and washdown complete two bedroom flat or bungalow, rub down, prepare for and apply one coat of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	457.70
4705EC	DWELLING:WASH 1CT REDECORATION 3 BEDROOM FLAT Dwelling:Redecoration and washdown complete three bedroom flat or bungalow, rub down, prepare for and apply one coat of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	532.77
4705GA	DWELLING:WASH 1CT REDECORATION 2 BEDROOM HOUSE Dwelling:Redecoration and washdown complete two bedroom house or maisonette, rub down, prepare for and apply one coat of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	586.09
4705GB	DWELLING:WASH 1CT REDECORATION 3 BEDROOM HOUSE Dwelling:Redecoration and washdown complete three bedroom house or maisonette, rub down, prepare for and apply one coat of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	675.36
4705GC	DWELLING:WASH 1CT REDECORATION 4 BEDROOM HOUSE Dwelling:Redecoration and washdown complete four bedroom house or maisonette, rub down, prepare for and apply one coat of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	779.24
4705JA	DWELLING:WASH 2CT REDEC BEDSIT NE 20SM CLG AREA Dwelling:Redecoration and washdown complete bedsit ne 20.00sm ceiling area including all rooms, rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	324.37
4705JB	DWELLING:WASH 2CT REDEC BEDSIT 20-30SM CLG AREA Dwelling:Redecoration and washdown complete bedsit 20-30sm ceiling area including all rooms, rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	382.74

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ITEM	DESCRIPTION	UNIT	RATE
4705JC	DWELLING:WASH 2CT REDEC BEDSIT OVER 30SM CLG AREA Dwelling:Redecoration and washdown complete bedsit exceeding 30.00sm ceiling area including all rooms, rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	487.64
4705KA	DWELLING:WASH 2CT REDEC MULTIPLE OCC 3 BED FLAT Dwelling:Redecoration and washdown all rooms in three bedroom multiple occupancy flat complete comprising bedrooms, lobby, hall, communal kitchen, bathroom, toilet and shower room including rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	906.18
4705KB	DWELLING:WASH 2CT REDEC MULTIPLE OCC 4 BED FLAT Dwelling:Redecoration and washdown all rooms in four bedroom multiple occupancy flat complete comprising bedrooms, lobby, hall, communal kitchen, bathroom, toilet and shower room including rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	1031.97
4705KC	DWELLING:WASH 2CT REDEC MULTIPLE OCC 5 BED FLAT Dwelling:Redecoration and washdown all rooms in five bedroom multiple occupancy flat complete comprising bedrooms, lobby, hall, communal kitchen, bathroom, toilet and shower room including rub down, prepare for and apply two coats of emulsion to ceilings and walls, washdown only to all other previously painted surfaces.	IT	1153.34
	Room Heights over 3.00M		
4700FA	ROOM:WHOLE REDECORATION ADDITION HT ABOVE 3.0M Room:Additional allowance for working in room with ceiling 3.00m above floor level and painting all walls, ceilings and woodwork (measured floor area).	SM	9.58
	Internal Paintwork - Strip Complete Dwellings		
4706AA	DWELLING:STRIP PRIOR TO REDECORATE 1 BED FLAT Dwelling:Strip all layers of wallpaper, painted wallpaper, wall and ceiling lining paper prior to redecoration complete to one bedroom flat or bungalow, including all additional preparation, rubbing down and making good, and applying sealing coat as necessary.	IT	294.05
4706AB	DWELLING:STRIP PRIOR TO REDECORATE 2 BED FLAT Dwelling:Strip all layers of wallpaper, painted wallpaper, wall and ceiling lining paper prior to redecoration complete to two bedroom flat or bungalow, including all additional preparation, rubbing down and making good and applying sealing coat as necessary.	IT	647.50
4706AC	DWELLING:STRIP PRIOR TO REDECORATE 3 BED FLAT Dwelling:Strip all layers of wallpaper, painted wallpaper, wall and ceiling lining paper prior to redecoration complete to three bedroom flat or bungalow, including all additional preparation, rubbing down and making good and applying sealing coat as necessary.	IT	561.50

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ITEM	DESCRIPTION	UNIT	RATE
4706BA	DWELLING:STRIP PRIOR TO REDECORATE 2 BED HOUSE Dwelling:Strip all layers of wallpaper, painted wallpaper, wall and ceiling lining paper prior to redecoration complete to two bedroom house or maisonette, including all additional preparation, rubbing down and making good and applying sealing coat as necessary.	IT	599.86
4706BB	DWELLING:STRIP PRIOR TO REDECORATE 3 BED HOUSE Dwelling:Strip all layers of wallpaper, painted wallpaper, wall and ceiling lining paper prior to redecoration complete to three bedroom house or maisonette, including all additional preparation, rubbing down and making good and applying sealing coat as necessary.	IT	726.93
4706BC	DWELLING:STRIP PRIOR TO REDECORATE 4 BED HOUSE Dwelling:Strip all layers of wallpaper, painted wallpaper, wall and ceiling lining paper prior to redecoration complete to four bedroom house or maisonette, including all additional preparation, rubbing down and making good and applying sealing coat as necessary.	IT	853.99

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ITEM	DESCRIPTION	UNIT	RATE
	CLEANING AND CLEARANCE		
	Dwelling and Garden Cleaning and Clearance		
4600CA	DWELLING:CLEAR EXCEPTIONALLY DIRTY Dwelling:Clear out 'exceptionally' dirty dwelling, remove all rubbish, furniture, carpets and non-approved fittings to approved tip, initial wash and scrub with disinfectant floors, woodwork, walls and ceilings and all other surfaces, including drying out with de-humidifier. (Provision of skip or equivalent deemed necessary by Client Representative to be charged separately.).	IT	299.88
4600CB	DWELLING:CLEAR ENVIRONMENTALLY DIRTY Dwelling:Clear out socially and environmentally dirty dwelling, remove all rubbish, furniture, carpets and non-approved fittings to approved tip, carefully clean out and dispose of anti-social, medical or human debris, initial wash and scrub with disinfectant floors, woodwork, walls and ceilings and all other surfaces and dry by de-humidifier. (Provision of skip or equivalent deemed necessary by Client Representative to be charged separately.).	IT	559.58
4600CC	DWELLING:CLEAR OUT COMPLETE Dwelling:Clear out, remove all rubbish, furniture, carpets and all non-approved fittings to tip and make ready for incoming tenants. (Provision of skip or equivalent deemed necessary by Client Representative to be charged separately.).	IT	103.53
4600DD	ROOFSPACE:CLEAR OUT COMPLETE Roofspace:Clear out, remove all rubbish, debris, previous tenants stored items and all non-approved fittings to tip and make ready for incoming tenants. (Provision of skip or equivalent deemed necessary by Client Representative to be charged separately.).	IT	104.34
4600FA	GARDEN:CLEAR DEBRIS Garden:Clear away all litter and rubbish including scrap metal, timber, broken glass, garden debris, fallen leaves, dumped materials and stones, load up and remove from site to an approved tip.	IT	97.74
4600FB	GARDEN:CLEAR EXCEPTIONAL DEBRIS Garden:Clear up exceptionally littered and overgrown garden, clear away all litter and rubbish including scrap metal, timber, broken glass, garden debris, fallen leaves, fly tipped materials, building debris, load up and remove from site to an approved tip.	IT	204.29
4600FC	GARDEN:CUT GRASS NE 150MM HIGH Garden:Litter pick including removal of minor objects and cut grass (ne 150mm high) with rotary or cylinder mower to garden area ne 50sm including bag up cut grass and remove.	SM	3.87
4600FD	GARDEN:CUT GRASS OVER 150MM HIGH Garden:Litter pick including removal of minor objects and cut grass (over 150mm high) with rotary or cylinder mower to garden area ne 50sm including bag up cut grass and remove.	SM	4.84
4600GA	GARAGE:CLEAR DEBRIS Garage:Clear out and remove all contents to an approved tip or recycling centre and make ready for new tenant.	IT	106.61

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ITEM	DESCRIPTION	UNIT	RATE
4600HA	SHED:CLEAR DEBRIS Shed:Clear out and remove all contents to an approved tip or recycling and make ready for new tenant.	IT	40.97
4600JA	YARD OR EXTERNAL AREA:CLEAR DEBRIS Yard or external area:Sweep up rubbish, previous tenants debris, wash down and remove all debris to an approved tip or recycling centre and make ready for new tenant.	IT	20.62
4600SA	DWELLING:PROVIDE MINI SKIP FOR RUBBISH Dwelling:Provide mini skip or equivalent for removal of excessive domestic rubbish etc., to approved tip or recycling centre, including costs of landfill tax (only to be charged when specifically instructed by Client Representative).	NO	190.00
4600SB	DWELLING OR GARDEN:PROVIDE SKIP FOR RUBBISH Dwelling or Garden:Provide skip or equivalent for removal of excessive domestic rubbish, furniture, carpets and non-approved fittings to approved tip or recycling centre including costs of landfill tax (only to be charged when specifically instructed by Client Representative).	NO	260.00
4600SD	GARDEN:LABOUR AND SKIP FOR RUBBISH Garden:Provide labour, skip or equivalent for removal of environmentally unsound material, fly tipping, scrap metal, tenants debris etc., from garden areas to approved tip or recycling centre including landfill tax (per skip).	NO	463.87
4600TA	DWELLING:MOVE CONTENTS TO SERVICE PROVIDER STORE Dwelling:Additional cost for removing furniture, carpets and other contents as designated by Client's Representative to secure storage provided by Provider, store for upto 42 days and later hand over to former Tenant or their representatives.	IT	325.54
4600TC	DWELLING:MOVE CONTENTS TO CLIENT STORE Dwelling:Additional cost for removing furniture, carpets and other contents as designated by Client Representative to secure storage provided by Client.	IT	126.64
4600TB	DWELLING:MOVE DISPOSE CONTENTS TO STORE Dwelling:Additional cost for removing furniture, carpets and other contents as designated by Client's Representative to secure storage provided by Provider, store for upto 42 days and later when instructed, dispose to tip.	IT	124.30
	External Communal Clearance		
4601AA	GARDEN OR COMMUNAL AREA:LABOUR SKIP RUBBISH Garden or Communal Area:Provide labour, skip or equivalent for removal of environmentally unsound material, fly tipping, scrap metal, tenants debris etc., from communal garden, bin stores, communal staircases, balcony access decks and the like, garages and hard paved areas to approved tip or recycling centre including landfill tax, wash down and disinfect as necessary (per skip).	NO	468.31
4601AB	GARDEN OR COMMUNAL AREA:LABOUR MINI-SKIP RUBBISH Garden or Communal Area:Provide labour, mini-skip or equivalent for removal of environmentally unsound material, fly tipping, scrap metal, tenants debris etc., from communal garden, bin stores, communal staircases, balcony access decks and the like, garages and hard paved areas to approved tip or recycling centre including landfill tax, wash down and disinfect as necessary (per mini-skip).	NO	302.14

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ITEM	DESCRIPTION	UNIT	RATE
	Environmental Communal Waste Clearance		
	The following Schedule of Rates items are in respect of the disposal to approved waste transfer sites of environmental waste left as a result of Fly Tipping, these rates are not to be claimed for the disposal of debris, rubbish, waste materials, packaging and the like etc arising from undertaking the Works		
4603AA	COMMUNAL WASTE CLEARANCE:FRIDGES, FREEZERS Communal Waste Clearance:Environmental waste disposal of fly tipped domestic fridges, fridge/freezers, upright and chest freezers to approved disposal site including cost of landfill tax (per appliance). (Only to be charged when instructed by Client Representative).	NO	63.47
4603AB	COMMUNAL WASTE CLEARANCE:CALOR GAS BOTTLES Communal Waste Clearance:Environmental waste disposal of fly tipped calor gas bottles to approved disposal site including cost of landfill tax (per bottle). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	27.56
4603AC	COMMUNAL WASTE CLEARANCE:TV AND COMPUTER MONITORS Communal Waste Clearance:Environmental waste disposal of fly tipped television screens and computer monitors to approved disposal site including cost of landfill tax (per item). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	20.91
4603AD	COMMUNAL WASTE CLEARANCE:COMPUTER DESK TOP UNITS Communal Waste Clearance:Environmental waste disposal of fly tipped computer desktop unit or cpu's to approved disposal site including cost of landfill tax (per item). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	17.65
4603AE	COMMUNAL WASTE CLEARANCE:CAR TYRES Communal Waste Clearance:Environmental waste disposal of fly tipped car or van tyres with or without rims to approved disposal site including cost of landfill tax (per tyre). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	16.48
4603AF	COMMUNAL WASTE CLEARANCE:CAR OR VAN BATTERIES Communal Waste Clearance:Environmental waste disposal of fly tipped car or van batteries to approved disposal site including cost of landfill tax (per battery). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	19.16
4603AG	COMMUNAL WASTE CLEARANCE:COOKERS Communal Waste Clearance:Environmental waste disposal of fly tipped domestic cookers, built in ovens or hob units, to approved disposal site including cost of landfill tax (per appliance - built in oven with separate hob unit will be treated as one appliance). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	38.31

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ITEM	DESCRIPTION	UNIT	RATE
4603AH	COMMUNAL WASTE CLEARANCE:FLUORESCENT TUBES Communal Waste Clearance:Environmental waste disposal of fly tipped fluorescent tubes to approved disposal site including cost of landfill tax (per tube). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	4.57
4603AJ	COMMUNAL WASTE CLEARANCE:PAINT CANS Communal Waste Clearance:Environmental waste disposal of fly tipped paint cans to approved disposal site including cost of landfill tax (per can). (Minimum order value will not apply unless this is sole item of works on the Works Order). (Only to be charged when instructed by Client Representative).	NO	4.57
4603BA	COMMUNAL WASTE CLEARANCE:COT MATTRESS Communal Waste Clearance:Environmental waste disposal of fly tipped cot mattress to approved disposal site including cost of landfill tax (per appliance). (Only to be charged when instructed by Client Representative).	NO	7.48
4603BB	COMMUNAL WASTE CLEARANCE:SINGLE BED MATTRESS Communal Waste Clearance:Environmental waste disposal of fly tipped single bed mattress to approved disposal site including cost of landfill tax (per appliance). (Only to be charged when instructed by Client Representative).	NO	17.59
4603BC	COMM WASTE CLEARANCE:DOUBLE TO KING SIZE MATTRESS Communal Waste Clearance:Environmental waste disposal of fly tipped double, queen or king size mattress to approved disposal site including cost of landfill tax (per appliance). (Only to be charged when instructed by Client Representative).	NO	29.01
	Carpet Cleaning		
4605AD	CARPET:CLEAN TO ROOM UPTO 20SM CEILING AREA Carpet:Thoroughly clean, scrub as necessary vacuum carpet including dry by dehumidifier to room upto 20.00sm ceiling area.	IT	39.30
4605AE	CARPET:CLEAN TO HALL STAIRS Carpet:Thoroughly clean, scrub as necessary vacuum carpet including dry by dehumidifier to hall, landing and staircase area complete.	IT	39.30
4605AF	CARPET:CLEAN TO HALL Carpet:Thoroughly clean, scrub as necessary vacuum carpet including dry by dehumidifier to hall area complete.	IT	23.39
	Communal Areas Cleaning		
4607AA	SURFACES:POWER WASH Surfaces:Brush down to remove dirt, mould, moss growth, algae and lichen, power wash all surfaces of brickwork at a minimum pressure of 1500 psi, but not to exceed 2000 psi, remove waste and debris.	SM	2.22
4607AB	SURFACES:1:6 HD DETERGENT JET WASH Surfaces:Brush down to remove smoke damage, jet wash with hot water at a minimum pressure of 1500 psi, but not to exceed 2000 psi, apply 1:6 heavy duty detergent solution, scrub where required to remove mould, algae etc. apply a thorough pressure hot water rinse to remove all traces of detergent/debris and allow to dry.	SM	3.15

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ITEM	DESCRIPTION	UNIT	RATE
4607AC	HARD SURFACES:POWER WASH Hard Landscaping:Brush to remove litter, excrement and other human debris, mould, moss growth algae and lichen and power wash all surfaces of hard surfaces at a minimum pressure of 1500 psi, but not to exceed 2000 psi, load up and remove waste and debris.	SM	4.16
	Disinfestation		
4610AA	DWELLING:DISINFESTATION WORKS Dwelling:Seal and secure void dwelling and carry out disinfestation works.	IT	121.22
	Demolition of Garages		
4611AA	GARAGE OR OUTBUILDING:DEMOLISH MULTI COMPLETE Garage or Outbuilding:Demolish complete brick or precast concrete constructed block of garages or outbuildings, remove all doors, door frames, windows, roof construction, roof coverings, rainwater goods etc. down to foundation slab level, remove waste and debris (building measured overall length x width x height to eaves), foundation slab left insitu.	CM	30.62
4611AB	GARAGE OR OUTBUILDING:DEMOLISH MULTI COMPLETE SLAB Garage or Outbuilding:Demolish complete brick or precast concrete constructed block of garages or outbuildings, remove all doors, door frames, windows, roof construction, roof coverings, rainwater goods etc. break up foundation slab including sub-base, backfill with hardcore, levelled and compacted and finished to receive new surfacing, remove all waste and debris (measured seperately) (building measured overall length x width x height to eaves).	CM	54.97
4611AC	GARAGE OR OUTBUILDING:DEMOLISH SGL COMPLETE SLAB Garage or Outbuilding:Demolish complete brick or precast concrete constructed single garage or outbuilding, remove all doors, door frames, windows, roof construction, roof coverings, rainwater goods etc. break up foundation slab including sub-base and clear away all debris off site, backfill with hardcore, levelled and compacted and finished to receive new surfacing (measured separately) (building measured overall length x width x height to eaves).	CM	57.19
4611AD	GARAGE OR OUTBUILDING:DEMOLISH SINGLE COMPLETE Garage or Outbuilding:Demolish complete brick or precast concrete constructed single garage or outbuilding, remove all doors, door frames, windows, roof construction, roof coverings, rainwater goods etc. down to foundation slab level and clear away all debris off site (building measured overall length x width x height to eaves), foundation slab left insitu.	CM	35.06
	Demolition of Sheds etc.		
4611BA	DEMOLITION OF SHED ETC:RETAIN BASE Demolition of Shed:Demolish and clear away existing shed, green house, conservatory, lean to store, animal house, pen or rum, remove waste and debris, cleaning and disinfecting after removal, retain base for re-use.	IT	128.05
4611BB	DEMOLITION OF SHED ETC:REMOVE BASE Demolition of Shed:Demolish and clear away existing shed, green house, conservatory, lean to store, animal house, pen or rum, cleaning and disinfecting after removal, break up existing concrete or paving flag base, remove waste and debris, backfill with topsoil and make good.	IT	219.25

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ITEM	DESCRIPTION	UNIT	RATE
4611BC	DEMOLITION OF PIGEON LOFT:RETAIN BASE Demolition of Pigeon Loft:Demolish and clear away existing pigeon loft, cleaning and disinfecting after removal, clear away all debris off site, retain base for reuse.	IT	112.45
4611BD	DEMOLITION OF PIGEON LOFT ETC:- BASE Demolition of Pigeon Loft:Demolish and clear away existing pigeon loft, cleaning and disinfecting after removal, break up existing concrete or paving flag base, remove debris off site, backfill with topsoil and make good.	IT	173.82

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ITEM	DESCRIPTION	UNIT	RATE
	GLAZING		
	Reglaze Doors and Windows		
	Glass - Clear and Obscured		
5150AC	PANE:REGLAZE 4MM CLEAR OR OBSCURE UPTO 1SM Pane:Reglaze single pane in 4mm clear or obscure glass, upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up paintwork to match existing and remove waste and debris.	NO	60.84
5150AD	PANE:REGLAZE 4MM CLEAR OR OBSCURE OVER 1SM Pane:Reglaze single pane in 4mm clear or obscure glass, over 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up paintwork to match existing and remove waste and debris.	SM	79.94
5150BC	PANE:REGLAZE 6MM CLEAR OR OBSCURE UPTO 1SM Pane:Reglaze single pane in 6mm clear or obscure glass, upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	78.27
5150BD	PANE:REGLAZE 6MM CLEAR OR OBSCURE OVER 1SM Pane:Reglaze single pane in 6mm clear or obscure glass, over 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	100.66
	Glass Georgian Wired Cast		
5200AC	PANE:REGLAZE 7MM GWCG UPTO 1SM Pane:Reglaze single pane in 7mm georgian wired cast glass, upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	109.97
5200AD	PANE:REGLAZE 7MM GWCG OVER 1SM Pane:Reglaze single pane in 7mm georgian wired cast glass, over 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	142.78
	Glass - Georgian Wired Polished		
5250AC	PANE:REGLAZE 6MM GWPP UPTO 1SM Pane:Reglaze single pane in 6mm georgian wired polished plate glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	158.53
5250AD	PANE:REGLAZE 6MM GWPP OVER 1SM Pane:Reglaze single pane in 6mm georgian wired polished plate glass over 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	207.52
5250AE	BALUSTRADE:REGLAZE 7MM GWPP OVER 1.00SM Balustrade:Reglaze single panel of glazed balustrade in 7mm georgian wired polished plate glass over 1.00sm, hack out and glaze with screws, washers, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	SM	207.72

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ITEM	DESCRIPTION	UNIT	RATE
	Toughened Glass		
5300AA	PANE:REGLAZE 6MM TOUGHENED UPTO 0.25SM Pane:Reglaze single pane in 6mm toughened safety glass upto 0.25sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	42.00
5300AC	PANE:REGLAZE 6MM TOUGHENED UPTO 1SM Pane:Reglaze single pane in 6mm toughened safety glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	104.36
5300AD	PANE:REGLAZE 6MM TOUGHENED OVER 1SM Pane:Reglaze single pane in 6mm toughened safety glass, over 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	135.76
5300BA	PANE:REGLAZE TOUGHENED GLASS CASSETTE NE 0.20SM Pane:Reglaze double glazed doorset cassette in clear or obscure toughened glass ne 0.20sm, remove existing and fix new cassette into door, sidelight or fanlight, and remove waste and debris.	NO	132.29
5300BB	PANE:REGLAZE TOUGHENED GLASS CASSETTE NE 0.50SM Pane:Reglaze double glazed doorset cassette in clear or obscure toughened glass over 0.20 and ne 0.50sm, remove existing and fix new cassette into door, sidelight or fanlight, and remove waste and debris.	NO	164.64
	Glass - Laminated		
5350AC	PANE:REGLAZE 6.4MM LAMINATED UPTO 1SM Pane:Reglaze single pane in 6.4mm laminated glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	98.69
5350AD	PANE:REGLAZE 6.4MM LAMINATED OVER 1SM Pane:Reglaze single pane in 6.4mm laminated glass over 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	123.46
5350BC	PANE:REGLAZE 4.4MM LAMINATED UPTO 1SM Pane:Reglaze single pane in 4.4mm laminated glass, upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	70.49
5350BD	PANE:REGLAZE 4.4MM LAMINATED OVER 1SM Pane:Reglaze single pane in 4.4mm laminated glass, over 1.00sm hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	92.80
	Glass - Polycarbonate		
5400AC	PANE:REGLAZE 4MM POLYCARBONATE UPTO 1SM Pane:Reglaze single pane in 4mm polycarbonate glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	84.54

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ITEM	DESCRIPTION	UNIT	RATE
5400AD	PANE:REGLAZE 4MM POLYCARBONATE OVER 1SM Pane:Reglaze single pane in 4mm polycarbonate glass, over 1.00sm hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	106.81
5400BA	PANE:REGLAZE 6MM POLYCARBONATE UPTO 1.00SM Pane:Reglaze single pane in 6mm polycarbonate glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	110.82
5400BB	PANE:REGLAZE 6MM POLYCARBONATE OVER 1.00SM Pane:Reglaze single pane in 6mm polycarbonate glass, over 1.00sm hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	141.84
	Glass - 6.8mm Laminated/Stippolyte		
5350AA	PANE:REGLAZE 6.8MM LAMINATED/STIPPOLYTE UPTO 1 SM Pane:Reglaze single pane in 6.8mm laminated/stippolyte glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	151.81
5350AB	PANE:REGLAZE 6.8MM LAMINATED/STIPPOLYTE OVER 1 SM Pane:Reglaze single pane in 6.8mm laminated/stippolyte glass over 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	194.28
	Glass - 7mm Fire Safety Impact Glass		
5412AC	PANE:REGLAZE 7MM FIRE SAFETY IMPACT NE 0.50SM Pane:Reglaze single pane in 7mm clear Pyrostem or Pyroshield fire safety wired impact glass ne 0.50sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	109.38
5412AA	PANE:REGLAZE 7MM FIRE SAFETY IMPACT UPTO 1SM Pane:Reglaze single pane in 7mm clear Pyrostem or Pyroshield fire safety wired impact glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	NO	161.85
5412AB	PANE:REGLAZE 7MM FIRE SAFETY IMPACT OVER 1SM Pane:Reglaze single pane in 7mm clear Pyrostem or Pyroshield fire safety wired impact glass, over 1.00sm hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing and remove waste and debris.	SM	208.56
	Glass - Fire Resisting to BS952		
5410AA	PANE:REGLAZE 6.5MM HALF HOUR FIRE UPTO 0.50SM Pane:Reglaze single pane in 6.5mm Pyran or other equal and approved half hour fire resisting glass upto 0.50sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	252.00

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ITEM	DESCRIPTION	UNIT	RATE
5410AB	PANE:REGLAZE 6.5MM HALF HOUR FIRE 0.50-1.00SM Pane:Reglaze single pane in 6.5mm Pyran or other equal and approved half hour fire resisting glass over 0.50 ne 1.00sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	377.70
5410AC	PANE:REGLAZE 6.5MM HALF HOUR FIRE OVER 1.00SM Pane:Reglaze single pane in 6.5mm Pyran or other equal and approved half hour fire resisting glass over 1.00sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	SM	501.66
5410BA	PANE:REGLAZE 15MM ONE HOUR FIRE UPTO 0.50SM Pane:Reglaze single pane in 15mm Pyrostop or other equal and approved one hour fire resisting glass, upto 0.50sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	488.70
5410BB	PANE:REGLAZE 15MM ONE HOUR FIRE UPTO 1.00SM Pane:Reglaze single pane in 15mm Pyrostop or other equal and approved one hour fire resisting glass, over 0.50 ne 1.00sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	725.88
5410BC	PANE:REGLAZE 15MM ONE HOUR FIRE OVER 1.00SM Pane:Reglaze single pane in 15mm Pyrostop or other equal and approved one hour fire resisting glass, over 1.00sm hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	SM	958.21
	Glass -Fire Safety Impact Glass Cassettes		
5411AA	PANE:REGLAZE FIRE SAFETY IMPACT CASSETTE NE 0.20SM Pane:Reglaze double glazed doorset cassette in clear or obscure pyrostem or Pyroshield fire/safety wired impact glass ne 0.20sm, remove existing and fix new cassette into door, sidelight or fanlight, and remove waste and debris.	NO	118.43
5411AB	PANE:REGLAZE FIRE SAFETY IMPACT CASSETTE NE 0.50SM Pane:Reglaze double glazed doorset cassette in clear or obscure pyrostem or Pyroshield fire/safety wired impact glass over 0.20 and ne 0.50sm, remove existing and fix new cassette into door, sidelight or fanlight, and remove waste and debris.	NO	241.72
	Polished Plate Glass		
5420AA	PANE:REGLAZE 6MM POLISHED PLATE UPTO 1.00SM Pane:Reglaze single pane in 6mm polished plate glass upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	156.75
5420AB	PANE:REGLAZE 6MM POLISHED PLATE OVER 1.00SM Pane:Reglaze single pane in 6mm polished plate glass, over 1.00sm hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	SM	203.09

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ITEM	DESCRIPTION	UNIT	RATE
	Double Glazed Units - Obscure Low E Glass		
5501AA	DOUBLE GLAZED UNIT:REGLAZE NE 0.50SM-OBSCURE Double Glazed Unit:Reglaze unit ne 0.50sm, hermetically sealed with 4mm obscure low emissivity (Low E) glass flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing, and remove waste and debris.	NO	56.56
5501AC	DOUBLE GLAZED UNIT:REGLAZE NE 1.00SM OBSCURE Double Glazed Unit:Reglaze unit upto 1.00sm, with 28mm obscure low emissivity (Low E) glass flush edge hermatically sealed unit, including remove beads etc. hack out glass and glaze new unit to wood, metal or PVCu frames.	NO	81.15
5501AD	DOUBLE GLAZED UNIT:REGLAZE OVER 1.00SM OBSCURE Double Glazed Unit:Reglaze unit over 1.00sm with 28mm obscure low emissivity (Low E) glass flush edge hermetically sealed unit, including remove beads etc., hack out glass and glaze new unit to wood, metal or PVCu frames.	SM	143.25
	Double Glazed Units - Clear Float Low E Glass		
5510AG	DOUBLE GLAZED UNIT:REGLAZE NE 0.50SM-CLEAR LOW E Double Glazed Unit:Reglaze unit ne 0.50sm, hermetically sealed with 4mm clear float low emissivity (Low E) glass flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing, and remove waste and debris.	NO	56.56
5510AC	DOUBLE GLAZED UNIT:REGLAZE UPTO 1SM-CLEAR LOW E Double Glazed Unit:Reglaze unit upto 1.00sm, hermetically sealed with 4mm clear float low emissivity (Low E) glass flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	79.48
5510AD	DOUBLE GLAZED UNIT:REGLAZE OVER 1.0SM-CLEAR LOW E Double Glazed Unit:Reglaze unit over 1.00sm with 28mm clear float low emissivity (Low E) glass flush edge hermetically sealed unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up paintwork to match existing internally and prepare for redecoration externally as necessary and remove waste and debris.	SM	139.81
5510AH	DBL GLAZED UNIT:REGLAZE 28MM NE 0.50SM-CLEAR LOW E Double Glazed Unit:Reglaze unit ne 0.50sm with 28mm thick hermetically sealed with 4mm clear float low emissivity (Low E) glass flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing, and remove waste and debris.	NO	62.35
5510AE	DOUBLE GLAZED UNIT:REGLAZE 28MM NE 1SM CLEAR LOW E Double Glazed Unit:Reglaze unit upto 1.00sm with 28mm thick hermetically sealed with 4mm clear float low emissivity (Low E) glass flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	83.82

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ITEM	DESCRIPTION	UNIT	RATE
5510AF	DOUBLE GLAZED UNIT:REGLAZE 28MM EX 1SM CLEAR LOW E Double Glazed Unit:Reglaze unit over 1.00sm with 28mm thick hermetically sealed with 4mm clear float low emissivity (Low E) glass flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	147.24
	Double Glazed Units - Safety Low E Glass		
5560AB	DOUBLE GLAZED UNIT:REGLAZE NE 0.50SM-SAFETY LOWE Double Glazed Unit:Reglaze unit ne 0.50sm, hermetically sealed with 4mm safety low emissivity (Low E) glass flush edge unit, including remove beads etc., hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing, and remove waste and debris.	NO	70.79
5560AC	DOUBLE GLAZED UNIT:REGLAZE UPTO 1SM SAFETY LOW E Double Glazed Unit:Reglaze unit upto 1.00sm, hermatically sealed with 4mm safety low emissivity (Low E) glass flush edge unit, including remove beads etc., hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	92.15
5560AD	DOUBLE GLAZED UNIT:REGLAZE OVER 1SM SAFETY LOW E Double Glazed Unit:Reglaze unit over 1.00sm with hermetically sealed 4mm safety low emissivity (Low E) glass flush edge unit, including remove beads etc., hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	169.82
5560AE	DOUBLE GLAZED UNIT:REGLAZE 28MM NE 1SM SAFETY LOWE Double Glazed Unit:Reglaze unit upto 1.00sm with 28mm thick hermatically sealed with 4mm safety low emissivity (Low E) glass flush edge unit, including remove beads etc., hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	97.75
5560AF	DOUBLE GLAZED UNIT:REGLAZE 28MM EX 1SM SAFETY LOWE Double Glazed Unit:Reglaze unit over 1.00sm with 28mm thick hermetically sealed 4mm safety low emissivity (Low E) glass flush edge unit, including remove beads etc., hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	179.51
	Vacuum Glazed Units - Legacy Vacuum Glazing		
5570ZA	VACUUM DOUBLE GLAZING:REGLAZE UPTO 1SM-CLEAR Vacuum Glazed Unit:Reglaze existing single glazed pane upto 1.00sm, with double glazed clear unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	310.21
5570ZB	VACUUM DOUBLE GLAZING:REGLAZE OVER 1SM-CLEAR Vacuum Glazed Unit:Reglaze existing single glazed pane over 1.00sm, with double glazed clear unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	462.18

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ITEM	DESCRIPTION	UNIT	RATE
5570ZC	VACUUM DOUBLE GLAZING:REGLAZE UPTO 1SM-OBSCURE Vacuum Glazed Unit:Reglaze existing single glazed pane upto 1.00sm, with double glazed obscure unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	352.37
5570ZD	VACUUM DOUBLE GLAZING:REGLAZE OVER 1SM-OBSCURE Vacuum Glazed Unit:Reglaze existing single glazed pane over 1.00sm, with double glazed obscure unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	504.34
5570ZE	VACUUM DOUBLE GLAZING:REGLAZE UPTO 1SM-SAFETY Vacuum Glazed Unit:Reglaze existing single glazed pane upto 1.00sm, with double glazed laminated safety glass unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	542.06
5570ZF	VACUUM DOUBLE GLAZING:REGLAZE OVER 1SM-SAFETY Vacuum Glazed Unit:Reglaze existing single glazed pane over 1.00sm, with double glazed laminated safety glass unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	672.96
	Triple Glazed Units		
5590ZA	TRIPLE GLAZING:REGLAZE UPTO 1SM-CLEAR Triple Glazed Unit:Reglaze existing single or double glazed pane upto 1.00sm with triple glazed clear unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	168.80
5590ZB	TRIPLE GLAZING:REGLAZE OVER 1SM-CLEAR Triple Glazed Unit:Reglaze existing single or double glazed pane over 1.00sm with triple glazed clear unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	217.64
5590ZC	TRIPLE GLAZING:REGLAZE UPTO 1SM-OBSCURE Triple Glazed Unit:Reglaze existing single or double glazed pane upto 1.00sm with triple glazed obscure unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	181.45
5590ZD	TRIPLE GLAZING:REGLAZE OVER 1SM-OBSCURE Triple Glazed Unit:Reglaze existing single or double glazed pane over 1.00sm with triple glazed obscure unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	234.51
5590ZE	TRIPLE GLAZING:REGLAZE UPTO 1SM-SAFETY Triple Glazed Unit:Reglaze existing single or double glazed pane upto 1.00sm with triple glazed laminated safety glass unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	NO	274.55

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ITEM	DESCRIPTION	UNIT	RATE
5590ZF	TRIPLE GLAZING:REGLAZE OVER 1SM-SAFETY Triple Glazed Unit:Reglaze existing single or double glazed pane over 1.00sm with triple glazed laminated safety glass unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, touch up decoration as necessary to match existing and remove waste and debris.	SM	358.64
	Domelights		
5600AA	DOMELIGHT:REMOVE AND REFIX Domelight:Take off and refix domelight ne 1219x1219mm including all necessary drilling and plugging and redressing of upstands and flashings.	NO	81.36
5600AB	DOMELIGHT:RENEW 610X610MM COMPLETE Domelight:Renew 610x610mm translucent glass fibre reinforced domelight including all necessary drilling and plugging and renewal as necessary of flashings and upstands.	NO	327.24
5600AC	DOMELIGHT:RENEW 914X914MM COMPLETE Domelight:Renew 914x914mm translucent glass fibre reinforced domelight including all necessary drilling and plugging and renewal as necessary of flashings and upstands.	NO	464.19
5600AD	DOMELIGHT:RENEW 1210X1210MM COMPLETE Domelight:Renew 1210x1210mm translucent glass fibre reinforced domelight including all necessary drilling and plugging and renewal as necessary of flashings and upstands.	NO	621.28
	Rooflights		
5600MA	ROOFLIGHT:RENEW 600X600 POLYCARBONATE COMPLETE Rooflight:Remove existing 600mm x 600mm rooflight, raise kerb by 150mm, supply and install 50mm PIR angle fillet at base of upstand kerb and two layer waterproofing dressed up and over new kerb to the inner edge, supply and install new triple skin polycarbonate rooflight with 'hit & miss' ventilation kerb including all necessary drilling and plugging, make good and remove waste and debris.	NO	376.31
5600MB	ROOFLIGHT:RENEW 1200X900 POLYCARBONATE COMPLETE Rooflight:Remove existing 1200mm x 900mm rooflight, raise kerb by 150mm, supply and install 50mm PIR angle fillet at base of upstand kerb and two layer waterproofing dressed up and over new kerb to the inner edge, supply and install new triple skin polycarbonate rooflight with 'hit & miss' ventilation kerb including all necessary drilling and plugging, make good and remove waste and debris.	NO	518.63
5600MC	ROOFLIGHT:RENEW 1200X1200 POLYCARBONATE COMPLETE Rooflight:Remove existing 1200mm x 1200mm rooflight, raise kerb by 150mm, supply and install 50mm PIR angle fillet at base of upstand kerb and two layer waterproofing dressed up and over new kerb to the inner edge, supply and install new triple skin polycarbonate rooflight with 'hit & miss' ventilation kerb including all necessary drilling and plugging, make good and remove waste and debris.	NO	628.68

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ITEM	DESCRIPTION	UNIT	RATE
	Reglaze Rooflights		
5610AA	ROOFLIGHT:REGLAZE PYROSHIELD UPTO 0.50SM Rooflight:Reglaze single pane in Pyroshield or other equal and approved textured fire resisting glass upto 0.50sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	299.99
5610AB	ROOFLIGHT:REGLAZE PYROSHIELD 0.50-1.00SM Rooflight:Reglaze single pane in Pyroshield or other equal and approved textured fire resisting glass over 0.50 ne 1.00sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	433.69
5610AC	ROOFLIGHT:REGLAZE PYROSHIELD OVER 1.00SM Rooflight:Reglaze single pane in Pyroshield or other equal and approved textured fire resisting glass over 1.00sm, hack out and glaze with intumescent liner and compound, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	SM	567.44
5610BA	ROOFLIGHT:REGLAZE 4MM POLYCARBONATE UPTO 1.00SM Rooflight:Reglaze single pane in 4mm polycarbonate upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	129.00
5610BB	ROOFLIGHT:REGLAZE 4MM POLYCARBONATE OVER 1.00SM Rooflight:Reglaze single pane in 4mm polycarbonate, over 1.00sm hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	SM	161.94
5610CA	ROOFLIGHT:REGLAZE 6MM POLYCARBONATE UPTO 1.00SM Rooflight:Reglaze single pane in 6mm polycarbonate upto 1.00sm, hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	NO	155.28
5610CB	ROOFLIGHT:REGLAZE 6MM POLYCARBONATE OVER 1.00SM Rooflight:Reglaze single pane in 6mm polycarbonate, over 1.00sm hack out and glaze with putty, sprigs, clips or beads at any level, touch up decoration to match existing, and remove waste and debris.	SM	196.97
	Mirrors		
5650AA	MIRROR:RENEW 450X450X4MM Mirror:Renew 450x450x4mm silvered float glass mirror with polished edges and predrilled holes and fix to any background including all drilling and plugging and making good and remove waste and debris.	NO	34.56
5650AB	MIRROR:RENEW 900X600X4MM Mirror:Renew 900x600x4mm silvered float glass mirror with polished edges and predrilled holes and fix to any background including all drilling and plugging and making good and remove waste and debris.	NO	71.01

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ITEM	DESCRIPTION	UNIT	RATE
	Shower Screens		
5700AA	SHOWER SCREEN:RENEW GLASS OVER BATH Shower Screen:Renew or supply and install framed glass over bath shower screen including remove existing, drill and plug as necessary and fit new screen, make good, remove waste and debris.	NO	134.32
5700BA	SHOWER SCREEN:RENEW TWO SIDED GLASS SCREEN Shower Screen:Renew any two sided framed glass shower screen and door complete to individual cubicle above shower tray, remove existing, drill and plug as necessary and fit new screen including all making good.	IT	220.13
5700BB	SHOWER SCREEN:RENEW THREE SIDED GLASS SCREEN Shower Screen:Renew any three sided framed glass shower screen and door complete to individual cubicle above shower tray, remove existing, drill and plug as necessary and fit new screen including all making good.	IT	414.29
5700BC	SHOWER SCREEN:REMOVE AND REFIX Shower Screen:Remove and later refix framed glass shower cubicle side panel including all necessary drilling and plugging refix framed glass shower door and make good.	IT	37.42
	Double Glazing Repairs		
5730ZB	DOUBLE GLAZED UNITS:REFIX Double Glazed Unit:Carefully remove any size of double glazed unit, renew gaskets as necessary and refix including rebedding in silicone.	NO	42.20
	Sundries		
5750CA	PUTTY:RENEW DEFECTIVE PUTTY Putty:Renew loose or defective putty, hack out old, prepare and apply new putty and touch up paintwork to match existing and remove waste and debris.	LM	6.44
5750CB	BEAD:RENEW DEFECTIVE GLAZING BEAD Bead:Renew any type of defective glazing bead including remove existing bead, clean, prepare and supply and fit new bead to match existing including all cutting, mitres, sealing with silicone sealant as necessary and redecoration.	LM	11.34
5750CC	BEAD:APPLY SILICONE SEAL TO GLAZING BEAD Bead:Seal around glazing bead with silicone sealant including remove existing bead, clean and prepare rebate and refix bead including touch up paintwork to match existing and remove waste and debris.	LM	7.15
5750EA	GASKETS:EXTRA OVER FOR COMPRESSION GASKET Gaskets:Extra over reglazing or renewal items for glazing to any metal or PVCu frame with compression gaskets instead of putty or beads.	LM	4.06
5750AA	VENT:RENEW CIRCULAR TO EXISTING OPENING Vent:Renew circular vent to existing opening including carefully remove existing plastic ventilator and fit new ventilator, glass breakage is Provider's risk.	NO	34.07
5750AB	VENT:FIT NEW CIRCULAR TO EXISTING GLASS Vent:Fit new circular vent to existing glass including carefully cut hole in glass and fit new ventilator, glass breakage is Provider's risk.	NO	49.59

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ITEM	DESCRIPTION	UNIT	RATE
5750AC	VENT:FIT METAL PERMAVENT Vent:Supply and fit metal 'Permavent' to window including scribing to line, knock out glass and install vent, glass breakage is Provider's risk.	NO	52.04
5750AE	VENT OR FAN:CUT NEW CIRCULAR TO GLASS Vent or Fan:Carefully cut hole in in double glazed unit for fan or ventilator, protect until fan or vent is installed, glass breakage is Service Provider's risk.	NO	29.54
5750AF	FAN:INSTALL FAN SUPPLIED BY OTHERS Fan:Install fan supplied by others to prepared opening in double glazed unit, electrical connections undertaken by others.	NO	16.23
5750FA	LOUVRE:RENEW BLADE NE 950MM LONG Louvre:Renew 6mm glass louvre blade ne 950mm long with polished edges including remove existing blade and bed/clip into jamb.	NO	32.00
5750GA	TEMPORARY GLAZING:FIX PRIOR TO REPLACEMENT UNIT Temporary Glazing:Provide and fix temporary glazing or boarding prior to the replacement of double glazed unit including hack out, bed and seal as necessary.	NO	37.63
5750JA	SASH:EXTRA OVER GLAZING TO DISMANTLE SASH Sash:Extra over any reglazing works to windows of any type or size for removing sash or casement, dismantling, reassembling and later refitting, making good all disturbed (can only be claimed if instructed by the Client Representative).	NO	73.89
	Safety and Solar Films		
5750BA	WINDOW:APPLY SOLAR REFLECTIVE FILM Window:Prepare and apply solar reflective film to glass surfaces including all cutting and fitting to edges and remove waste and debris.	SM	17.51
5750BB	WINDOW:APPLY SAFETY FILM Window:Prepare and apply safety film to glass surfaces including all cutting and fitting to edges and remove waste and debris.	SM	20.66
5750BC	WINDOW:APPLY SAFETY FILM - 100 MICRON BOMB PROOF Window:Prepare and apply 100 micron bomb proof safety film to glass surfaces including all cutting and fitting to edges.	SM	12.80
5750BD	WINDOW:APPLY SAFETY FILM - 175 MICRON BOMB PROOF Window:Prepare and apply 175 micron bomb proof safety film to glass surfaces including all cutting and fitting to edges.	SM	14.84
5750BE	WINDOW:APPLY SAFETY FILM - 300 MICRON BOMB PROOF Window:Prepare and apply 300 micron bomb proof safety film to glass surfaces including all cutting and fitting to edges.	SM	20.12

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ITEM	DESCRIPTION	UNIT	RATE
	Convert Single Glazing to Double Glazing		
5760AA	CONVERT:SINGLE PANE CLEAR Convert:Carefully remove existing single clear glazing pane, supply and install hermetically sealed with 4mm clear float glass and 20mm air gap flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, provide and install or refix in glass ventilators, remove and refix tenants net curtains, remove and refix any secondary glazing, and remove waste and debris.	SM	132.33
5760BA	CONVERT:SINGLE PANE OBSCURE Convert:Carefully remove existing single obscure glazing pane, supply and install hermetically sealed with 4mm obscure glass and 20mm air gap flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, provide and install or refix in glass ventilators, remove and refix tenants net curtains, remove and refix any secondary glazing, and remove waste and debris.	SM	132.33
5760CA	CONVERT:SINGLE PANE SAFETY Convert:Carefully remove existing single clear glazing pane, supply and install hermetically sealed with 6mm safety glass and 16mm air gap flush edge unit, including remove beads etc. and set aside, hack out glass and glaze new unit to wood, metal or PVCu frames, provide and install or refix in glass ventilators, remove and refix tenants net curtains, remove and refix any secondary glazing, and remove waste and debris.	SM	162.32
	Secondary Glazing		
5765AA	SECONDARY GLAZING:INSTALL Secondary Glazing:Supply and install proprietary secondary glazing remove and refix tenants net curtains, install framing plugged and screwed to window reveals, head and cillboard, install glazing units complete with lock, and all ironmongery, make good finishes and touch up decorations, and remove waste and debris.	SM	95.00

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ITEM	DESCRIPTION	UNIT	RATE
	PLUMBING		
	Rainwater Pipework		
	Rainwater Pipework - PVC		
6011AA	DOWNPIPE:RENEW PVCU NE 2 STOREY Downpipe:Renew round or square PVCu downpipe to ne 2 storey dwelling complete with new brackets plugged to brickwork and all necessary branches, offset projections, hopperhead, shoe, including all cutting and making joints and make good to structure and all finishes and remove waste and debris.	IT	234.12
6011AB	DOWNPIPE:RENEW PVCU 2-4 STOREY Downpipe:Renew round or square PVCu downpipe to over 2, ne 4 storey dwelling complete with new brackets plugged to brickwork and all necessary branches, offset projections, hopperhead, shoe, including all cutting and making joints and make good to structure and all finishes and remove waste and debris.	IT	340.05
6011AC	DOWNPIPE:RENEW PVCU PIPE Downpipe:Renew round or square PVCu downpipe, remove and refix or renew pipe brackets plugged and screwed to brickwork including cutting and making joints, make good to structure and finishes and remove waste and debris.	LM	32.39
6011CA	DOWNPIPE:REMOVE AND REFIX PVCU COMPLETE Downpipe:Take down any PVCu downpipe, remove and refix pipe brackets, plugged and screwed to brickwork and refix downpipes including all hopperhead offsets, shoes and remake all joints, make good to structure and finishes and remove waste and debris.	IT	58.99
6011CB	DOWNPIPE:RENEW NE 300MM PVCU OFFSET Downpipe:Renew any type of PVCu offset, ne 300mm projection including all cutting and remake joints, make good to structure and finishes and remove waste and debris.	NO	61.48
6011CD	DOWNPIPE:RENEW PVCU HOPPER HEAD Downpipe:Renew PVCu downpipe hopper head for round or square downpipe, plugged and screwed to brickwork including all cutting and remake joints, make good to structure and finishes and remove waste and debris.	NO	49.15
6011CE	DOWNPIPE:RENEW PVCU SHOE Downpipe:Renew any type of PVCu downpipe shoe plugged and screwed to brickwork including all cutting and remake joints, make good to structure and finishes and remove waste and debris.	NO	19.20
6011CF	DOWNPIPE:RENEW PVCU BRANCH Downpipe:Renew round or square PVCu branch including all cutting and making joints, make good to structure and finishes and remove waste and debris.	NO	60.74
6011CG	DOWNPIPE:RENEW DRAIN CONNECTION Downpipe:Renew drain connection adaptor or remake joint to drain or gully connection, make good (per downpipe).	NO	37.46
6011CH	DOWNPIPE:RENEW OR REFIX PVCU CLIP Downpipe:Refix or renew clip to PVCu downpipe plugged and screwed to brickwork and make good to structure and finishes and remove waste and debris.	NO	12.75

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ITEM	DESCRIPTION	UNIT	RATE
6011DA	DOWNPIPE:REMAKE PVCU JOINTS OR REFIX FITTING Downpipe:Remake any loose or leaking PVCu downpipe joint or joints to any fitting, renew drain connection adaptor or remake joint to drain or gully connection, make good (per downpipe).	IT	32.15
	PVC in conjunction with External Wall Insulation		
6011EC	DOWNPIPE:RENEW PVCU PIPE EWI Downpipe:Renew round or square PVCu downpipe, remove and refix or renew pipe brackets plugged and screwed to structure through external wall insulation system including cutting and making joints, make good to structure and finishes, and remove waste and debris.	LM	37.44
6011FA	DOWNPIPE:REMOVE AND REFIX PVCU COMPLETE EWI Downpipe:Take down any PVCu downpipe, remove and refix pipe brackets, plugged and screwed to structure through external wall insulation system and refix downpipes including all hopperheads, offsets, shoes and remake all joints, make good to structure and finishes, and remove waste and debris.	IT	58.99
	Rainwater Pipework - Cast Aluminium		
6013AA	DOWNPIPE:76.5MM CAST ALUMINIUM NE 2 STOREY Downpipe:Renew ne 76.5mm cast aluminium downpipe complete to ne 2 storey dwelling with new brackets plugged and screwed to brickwork and all necessary branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	435.99
6013AB	DOWNPIPE:76.5MM CAST ALUMINIUM 2-4 STOREY Downpipe:Renew ne 76.5mm cast aluminium downpipe complete to over 2, ne 4 storey dwelling with new brackets plugged and screwed to brickwork and all branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	771.62
6013BA	DOWNPIPE:102MM ALUMINIUM NE 2 STOREY Downpipe:Renew 102mm cast aluminium downpipe complete to ne 2 storey dwelling with new brackets plugged and screwed to brickwork and all necessary branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	531.44
6013BB	DOWNPIPE:102MM ALUMINIUM 2-4 STOREY Downpipe:Renew 102mm cast aluminium downpipe complete to over 2, ne 4 storey dwelling with new brackets plugged and screwed to brickwork and all branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	940.63
6013AC	DOWNPIPE:RENEW NE 76.5MM ALUMINIUM Downpipe:Renew ne 76.5mm diameter cast aluminium downpipe, remove and refix or renew pipe brackets plugged and screwed to brickwork including cutting and making joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	58.02

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ITEM	DESCRIPTION	UNIT	RATE
6013BC	DOWNPIPE:RENEW 102MM ALUMINIUM Downpipe:Take down 102mm diameter cast aluminium downpipe, remove/refix pipe brackets, plugged and screwed to brickwork and refix downpipes including all hopperheads, offsets, branches, shoes and remake all joints, make good to structure and finishes, and remove waste and debris.	LM	79.27
6013CA	DOWNPIPE:REMOVE AND REFIX CAST ALUMINIUM COMPLETE Downpipe:Take down any cast aluminium downpipe, remove/refix pipe brackets, plugged and screwed to brickwork and refix downpipes including all hopperheads, offsets, branches, shoes and remake all joints, make good to structure and finishes, and remove waste and debris.	IT	58.99
6013CB	DOWNPIPE:REMAKE CAST ALUMINIUM DRAIN JOINT Downpipe:Remake cast aluminium downpipe drain or gulley connection including hack out mortar and reform, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	NO	18.87
6013CC	DOWNPIPE:RENEW AND REFIX CAST ALUMINIUM CLIP Downpipe:Refix or renew clip to cast aluminium downpipe, plugged and screwed to brickwork and make good to structure and finishes and prepare for redecoration, and remove waste and debris.	NO	16.58
6013CD	DOWNPIPE:REFIX LOOSE CAST ALUMINIUM SHOE Downpipe:Refix loose cast aluminium downpipe shoe, including replugging and screwing to brickwork and remake joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	NO	7.73
6013CE	DOWNPIPE:REMAKE CAST ALUMINIUM JOINTS Downpipe:Remake any loose or leaking cast aluminium downpipe joint or joints to any fitting, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	21.53
	Cast Aluminium in conjunction with EWI		
6013EA	DOWNPIPE:76.5MM CAST ALUMINIUM NE 2 STOREY EWI Downpipe:Renew ne 76.5mm cast aluminium downpipe complete to ne 2 storey dwelling with new brackets plugged and screwed to structure through external wall insulation system and all necessary branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	434.76
6013EB	DOWNPIPE:76.5MM CAST ALUMINIUM 2-4 STOREY EWI Downpipe:Renew ne 76.5mm cast aluminium downpipe complete to over 2, and ne 4 storey dwelling with new brackets plugged and screwed to structure through external wall insulation system and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	800.52
6013EC	DOWNPIPE:RENEW NE 76.5MM ALUMINIUM EWI Downpipe:Renew ne 76.5mm diameter cast aluminium downpipe, remove and refix or renew pipe brackets plugged and screwed to structure through external wall insulation system including cutting and making joints, make good to structureand finishes and prepare for redecoration, and remove waste and debris.	IT	290.60

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ITEM	DESCRIPTION	UNIT	RATE
6013FA	DOWNPIPE:102MM ALUMINIUM NE 2 STOREY EWI Downpipe:Renew 102mm cast aluminium downpipe complete to ne 2 storey dwelling with new brackets plugged and screwed to structure through external wall insulation system and all necessary branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	67.67
6013FB	DOWNPIPE:102MM ALUMINIUM 2-4 STOREY EWI Downpipe:Renew 102mm cast aluminium downpipe complete to over 2, and ne 4 storey dwelling with new brackets plugged and screwed to structure through external wall insulation system and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	872.08
6013GA	DOWNPIPE:REMOVE, REFIX CAST ALUMINIUM COMPLETE EWI Downpipe:Take down any cast aluminium downpipe, remove/refix pipe brackets, plugged and screwed to structure through external wall insulation system and refix downpipes including all hopperheads, offsets, branches, shoes and remake all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	24.30
6013FC	DOWNPIPE:RENEW 102MM ALUMINIUM EWI Downpipe:Renew 102mm diameter cast aluminium downpipe, remove and refix or renew pipe brackets plugged and screwed to structure through external wall insulation system including cutting and making joints, make good to structureand finishes and prepare for redecoration, and remove waste and debris.	LM	79.01
	Rainwater Pipework - Powder Coated Cast Aluminium		
6014AA	DOWNPIPE:76.5MM PC ALUMINIUM NE 2 STOREY Downpipe:Renew ne 76.5mm powder coated cast aluminium downpipe complete to ne 2 storey dwelling with new brackets plugged and screwed to brickwork and all necessary branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes, and remove waste and debris.	IT	435.99
6014AB	DOWNPIPE:76.5MM PC ALUMINIUM 2-4 STOREY Downpipe:Renew ne 76.5mm powder coated cast aluminium downpipe complete to over 2, ne 4 storey dwelling with new brackets plugged and screwed to brickwork and all necessary branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes, and remove waste and debris.	IT	771.62
6014BA	DOWNPIPE:102MM PC ALUMINIUM NE 2 STOREY Downpipe:Renew 102mm powder coated cast aluminium downpipe complete to ne 2 storey dwelling with new brackets plugged and screwed to brickwork and all necessary branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes, and remove waste and debris.	IT	531.44
6014BB	DOWNPIPE:102MM PC ALUMINIUM 2-4 STOREY Downpipe:Renew 102mm powder coated cast aluminium downpipe complete to over 2, ne 4 storey dwelling with new brackets plugged and screwed to brickwork and all necessary branches, offset projections, hopperheads, shoe, cut and make all joints, make good to structure and finishes, and remove waste and debris.	IT	940.63

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ITEM	DESCRIPTION	UNIT	RATE
6014AC	DOWNPIPE:RENEW 76.5MM PC ALUMINIUM Downpipe:Take down ne 76.5mm diameter powder coated cast aluminium downpipe, remove/refix pipe brackets, plugged and screwed to brickwork and refix downpipes including all hopperheads, offsets, branches, shoes and remake all joints, make good to structure and finishes, and remove waste and debris.	LM	63.33
6014BC	DOWNPIPE:RENEW 102MM PC ALUMINIUM Downpipe:Take down 102mm diameter powder coated cast aluminium downpipe, remove/refix pipe brackets, plugged and screwed to brickwork and refix downpipes including all hopperheads, offsets, branches, shoes and remake all joints, make good to structure and finishes, and remove waste and debris.	LM	79.27
6014CA	DOWNPIPE:REMOVE AND REFIX PC ALUMINIUM Downpipe:Take down any powder coated cast aluminium downpipe, remove/refix pipe brackets, plugged and screwed to brickwork and refix downpipes including all hopperheads, offsets, branches, shoes and remake all joints, make good to structure and finishes, and remove waste and debris.	IT	53.14
	Rainwater Pipework - Cast Iron		
6015AA	DOWNPIPE:RENEW 50MM CAST IRON PIPE Downpipe:Renew 50mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to brickwork and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	68.73
6015BA	DOWNPIPE:RENEW 63MM CAST IRON PIPE Downpipe:Renew 63mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to brickwork and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	82.45
6015CA	DOWNPIPE:RENEW 75MM CAST IRON PIPE Downpipe:Renew 75mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to brickwork and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	84.66
6015DA	DOWNPIPE:RENEW UPTO 100MM CAST IRON PIPE Downpipe:Renew length of upto 100mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to brickwork including cutting and making joints, make good to structure and finishes and decorate to match existing and remove waste and debris.	IT	206.95
6015EA	DOWNPIPE:REMOVE AND REFIX CAST IRON COMPLETE Downpipe:Take down any cast iron downpipe, remove and refix pipe brackets, plugged and screwed to brickwork and refix downpipes including all hopper heads, offsets, branches, shoes, remake all joints, make good to structure and finishes and touch up decorations to match existing and remove waste and debris.	IT	54.61
6015EB	DOWNPIPE:RENEW CAST IRON PIPE BRACKET Downpipe:Renew any diameter cast iron downpipe bracket plugged and screwed to brickwork, make good to structure and finishes and decorate to match existing and remove waste and debris.	NO	71.44

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ITEM	DESCRIPTION	UNIT	RATE
6015EC	DOWNPIPE:REFIX LOOSE CAST IRON BRACKET Downpipe:Refix loose cast iron downpipe bracket, including replugging and screwing to brickwork, make good to structure and finishes and decorate to match existing and remove waste and debris.	NO	11.21
6015ED	DOWNPIPE:REMAKE CAST IRON JOINTS Downpipe:Remake any loose or leaking cast iron downpipe joint or joints to any fitting, make good to structure and finishes and decorate to match existing and remove waste and debris.	IT	27.16
	Cast Iron in conjunction with EWI		
6015FA	DOWNPIPE:RENEW 50MM CAST IRON PIPE EWI Downpipe:Renew 50mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to structure through external wall insulation system and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	74.84
6015GA	DOWNPIPE:RENEW 63MM CAST IRON PIPE EWI Downpipe:Renew 63mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to structure through external wall insulation system and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	88.56
6015HA	DOWNPIPE:RENEW 75MM CAST IRON PIPE EWI Downpipe:Renew 75mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to structure through external wall insulation system and all branches, offset projections, hopperheads, shoe, terminal and slate if necessary, cut and make all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	90.78
6015JA	DOWNPIPE:RENEW NE 100MM CAST IRON PIPE EWI Downpipe:Renew length of ne 100mm diameter cast iron downpipe, remove and refix or renew pipe brackets plugged and screwed to structure through external wall insulation system including cutting and making joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	LM	180.91
6015KA	DOWNPIPE:REMOVE AND REFIX CAST IRON COMPLETE EWI Downpipe:Take down any cast iron downpipe, remove and refix pipe brackets, plugged and screwed to structure through external wall insulation system and refix downpipes including all hopper heads, offsets, branches, shoes and remake all joints, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	97.92
	Rainwater Gutters		
	Rainwater Gutters - PVCu		
6031AA	GUTTER:RENEW NE 112MM PVCU COMPLETE Gutter:Renew any gutter with ne 112mm PVCu gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets stop ends, including cutting, making gutters line and level and connections to existing guttering and downpipes and remove waste and debris.	LM	57.22

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ITEM	DESCRIPTION	UNIT	RATE
6031BA	GUTTER:RENEW 150MM PVCU COMPLETE Gutter:Renew any gutter with 150mm PVCu gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets stop ends, including cutting, making gutters line and level and connections to existing guttering and downpipes and remove waste and debris.	LM	69.12
6031AB	GUTTER:RENEW NE 112MM PVCU Gutter:Renew ne 112mm PVCu gutter of any profile, including support brackets fixed to fascia including cutting, making joints, line and level and connection to existing guttering and remove waste and debris.	LM	35.52
6031BB	GUTTER:RENEW 150MM PVCU Gutter:Renew 150mm PVCu gutter of any profile, including support brackets fixed to fascia including cutting, making joints, line and level and connection to existing guttering and remove waste and debris.	LM	43.01
6031CA	GUTTER:REALIGN PVCU GUTTER Gutter:Take down any PVCu gutter, remove and refix brackets to fascia and refix gutter to brackets to line and level including all angles, outlets and stop ends and remake all joints.	LM	17.41
6031CB	GUTTER:RENEW PVCU STOP END Gutter:Renew ne 112mm PVCu gutter stop end of any profile, including remaking joints and line and level and remove waste and debris.	NO	13.75
6031CC	GUTTER:RENEW PVCU OUTLET Gutter:Renew ne 112mm PVCu gutter outlet of any profile, including remaking joints and line and level and remove waste and debris.	NO	21.66
6031CD	GUTTER:RENEW PVCU ANGLE Gutter:Renew ne 112mm PVCu gutter angle of any profile including remaking joints and line and level and remove waste and debris.	NO	21.59
6031CE	GUTTER:RENEW PVCU UNION Gutter:Renew ne 112mm PVCu gutter union or fitting rubbers of any profile including remake joints and line and level and remove waste and debris.	NO	19.38
6031CF	GUTTER:RENEW PVCU BRACKET Gutter:Renew ne 112mm PVCu gutter bracket of any profile including remaking joints and line and level and remove waste and debris.	NO	12.18
6031CG	GUTTER:TAKE DOWN AND REFIX PVCU OUTLET Gutter:Take down any PVCu gutter outlet and refix and remake joints.	NO	16.06
6031CH	GUTTER:REMAKE PVCU JOINT Gutter:Remake any loose or leaking PVCu gutter joint or joints to fittings including break joint, clean out and make joint and line and level.	NO	10.80
	Rainwater Gutters - Cast Iron		
6033AA	GUTTER:RENEW IN CAST IRON COMPLETE Gutter:Renew ne 125mm cast iron gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets and stop ends, including cutting, making gutters line and level and connections to existing guttering and rub down, prepare for and decorate to outside of gutter and one coat of bitumastic paint to inside of gutter and remove waste and debris.	LM	117.77

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ITEM	DESCRIPTION	UNIT	RATE
6033AB	GUTTER:RENEW LENGTH OF CAST IRON Gutter:Renew ne 125mm cast iron gutter of any profile including support brackets fixed to fascia including cutting, making joints, line and level and connections to existing guttering and rub down, prepare for and decorate to match existing to outside of gutter and one coat of bitumastic paint to inside of gutter and remove waste and debris.	LM	127.85
6033BA	GUTTER:REALIGN CAST IRON GUTTER Gutter:Take down any cast iron gutter, remove and refix brackets to fascia and refix gutter to brackets, including all angles, outlets and stop ends, remake all joints and touch up decorations.	LM	22.72
6033BB	GUTTER:RENEW CAST IRON STOP END Gutter:Renew ne 125mm cast iron gutter stop end of any profile, including remaking joint, line and level, rub down, prepare for and decorate to match existing to outside and one coat of bitumastic paint to inside and remove waste and debris.	NO	35.36
6033BC	GUTTER:RENEW CAST IRON OUTLET Gutter:Renew ne 125mm cast iron gutter outlet of any profile, including remaking joint, line and level, rub down, prepare for and decorate to match existing to outside and one coat of bitumastic paint to inside and remove waste and debris.	NO	75.95
6033BD	GUTTER:RENEW IN CAST IRON ANGLE Gutter:Renew ne 125mm cast iron gutter angle of any profile, including remaking joint, line and level, rub down, prepare for redecoration, and remove waste and debris.	NO	73.70
6033BE	GUTTER:RENEW IN CAST IRON UNION Gutter:Renew ne 125mm cast iron gutter union of any profile, including remaking joint, line and level, rub down, prepare for redecoration, and remove waste and debris.	NO	59.14
6033BF	GUTTER:RENEW CAST IRON BRACKET Gutter:Renew gutter bracket for cast iron gutter including line and level and rub down, prepare for and decorate to match existing and remove waste and debris.	NO	38.77
6033BG	GUTTER:TAKE DOWN AND REFIX CAST IRON OUTLET Gutter:Take down any cast iron gutter outlet and refix, remake all joints and touch up decorations.	NO	53.61
6033BH	GUTTER:REMAKE CAST IRON JOINTS Gutter:Remake any cast iron gutter joint including break joint, clean out and make joint and touch up decorations.	NO	24.18
6033CA	GUTTER:REALIGN CAST IRON GUTTER EWI Gutter:Take down any cast iron gutter to facilitate external insulation insulation/roof extension works, remove and refix brackets to fascia and refix gutter to brackets, including all angles, outlets and stop ends, remake all joints and touch up decorations.	LM	27.77

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ITEM	DESCRIPTION	UNIT	RATE
	Rainwater Gutters - Cast Aluminium		
6035AA	GUTTER:RENEW NE 113MM CAST ALUMINIUM COMPLETE Gutter:Renew any gutter with ne 113mm cast aluminium gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets and stop ends, including cutting, making gutter line and level, and connections to existing guttering and prepare for redecoration and remove waste and debris.	LM	109.34
6035BA	GUTTER:RENEW 125MM CAST ALUMINIUM COMPLETE Gutter:Renew any gutter with 125mm cast aluminium gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets and stop ends, including cutting, making gutter line and level, and connections to existing guttering and prepare for redecoration and remove waste and debris.	LM	117.94
6035AB	GUTTER:RENEW NE 113MM CAST ALUMINIUM Gutter:Renew any gutter with ne 113mm cast aluminium gutter of any profile including support brackets fixed to fascia including cutting, making gutter line and level, connections and prepare for redecoration and remove waste and debris.	LM	76.28
6035BB	GUTTER:RENEW 125MM CAST ALUMINIUM Gutter:Renew any gutter with 125mm cast aluminium gutter of any profile including support brackets fixed to fascia including cutting, making gutter line and level, connections and prepare for redecoration and remove waste and debris.	LM	84.78
6035CA	GUTTER:REALIGN CAST ALUMINIUM GUTTER Gutter:Take down any cast aluminium gutter, remove refix brackets to fascia and refix gutter to brackets, including all angles, outlets and stop ends, remake all joints and touch up decorations.	LM	17.41
6035CB	GUTTER:RENEW CAST ALUMINIUM STOP END Gutter:Renew ne 125mm cast aluminium gutter stop end of any profile, including remaking joint, line and level and prepare for redecoration, and remove waste and debris.	NO	30.66
6035CC	GUTTER:RENEW CAST ALUMINIUM OUTLET Gutter:Renew ne 125mm cast aluminium gutter outlet of any profile, including remaking joint, line and level and prepare for redecoration, and remove waste and debris.	NO	72.13
6035CD	GUTTER:RENEW CAST ALUMINIUM ANGLE Gutter:Renew ne 125mm cast aluminium gutter angle of any profile, including remaking joint, line and level and prepare for redecoration, and remove waste and debris.	NO	71.60
6035CE	GUTTER:RENEW CAST ALUMINIUM UNION Gutter:Renew ne 125mm cast aluminium gutter union of any profile, including remaking joint, line and level and prepare for redecoration, and remove waste and debris.	NO	52.40
6035CF	GUTTER:RENEW CAST ALUMINIUM BRACKET Gutter:Renew gutter bracket for ne 125mm cast aluminium gutter of any profile, including line and level and prepare for redecoration, and remove waste and debris.	NO	33.58

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ITEM	DESCRIPTION	UNIT	RATE
6035CG	GUTTER:TAKE DOWN AND REFIX CAST ALUMINIUM OUTLET Gutter:Take down any cast aluminium gutter outlet and refix, remake all joints, and prepare for redecoration, and remove waste and debris.	NO	48.30
6035CH	GUTTER:REMAKE CAST ALUMINIUM JOINTS Gutter:Remake any cast aluminium gutter joint including break joint, clean out and make joint, and prepare for redecoration, and remove waste and debris.	NO	18.87
	Rainwater Gutters - Powder Coated Cast Aluminium		
6036AA	GUTTER:RENEW NE 113MM PC CAST ALUMINIUM COMPLETE Gutter:Renew any gutter with ne 113mm powder coated cast aluminium gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets and stop ends, including cutting, making gutter line and level, and connections to existing guttering and remove waste and debris.	LM	119.97
6036BA	GUTTER:RENEW 125MM PC CAST ALUMINIUM COMPLETE Gutter:Renew any gutter with 125mm powder coated cast aluminium gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets and stop ends, including cutting, making gutter line and level, and connections to existing guttering and remove waste and debris.	LM	128.57
6036AB	GUTTER:RENEW NE 113MM PC CAST ALUMINIUM Gutter:Renew any gutter with ne 113mm powder coated cast aluminium gutter of any profile including support brackets fixed to fascia including cutting, making gutter line and level, connections and remove waste and debris.	LM	86.91
6036BB	GUTTER:RENEW 125MM PC CAST ALUMINIUM Gutter:Renew any gutter with 125mm powder coated cast aluminium gutter of any profile including support brackets fixed to fascia including cutting, making gutter line and level, connections and remove waste and debris.	LM	84.78
6036CA	GUTTER:REALIGN PC CAST ALUMINIUM GUTTER Gutter:Take down any powder coated cast aluminium gutter, remove/refix brackets to fascia and refix gutter to brackets, including all angles, outlets and stop ends, remake all joints.	LM	17.41
	Rainwater Gutters - Rolled Seamless Metal		
6037AA	GUTTER:RENEW SEAMLESS METAL COMPLETE Gutter:Renew any gutter with self finished rolled seamless metal gutter of any profile including support brackets fixed to fascia complete with all necessary angles, outlets and stop ends, including cutting, making gutter line and level, joint cover strips and any connections to existing guttering and remove waste and debris.	LM	50.54
6037AB	GUTTER:RENEW SEAMLESS METAL Gutter:Renew any gutter with self finished rolled seamless metal gutter of any profile including support brackets fixed to fascia including cutting, making gutter line and level, joint cover strips and connections and remove waste and debris.	LM	28.08
6037BA	GUTTER:REALIGN SEAMLESS METAL GUTTER Gutter:Take down any rolled seamless metal gutter of any profile, remove/refix brackets and refix gutter to line and level including remake all connections.	LM	17.41

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ITEM	DESCRIPTION	UNIT	RATE
6037BB	GUTTER:REMAKE JOINT - SEAMLESS GUTTER Gutter:Remake leaking or defective joint in self finished rolled seamless metal gutter of any profile, remove rivet fixed cover strip, remake joints and refix cover strip including re-rivetting.	NO	22.72
6037BC	GUTTER:REMAKE SEAMLESS JOINT TO DOWNPIPE Gutter:Remake leaking or defective joint in self finished rolled seamless metal gutter of any profile at joint with downpipe including rebed/renew gutter insert to downpipe and remake joint.	NO	28.03
6037BD	GUTTER:REFIX OR RENEW BRACKET TO SEAMLESS Gutter:Refix or renew gutter bracket to any profile rolled seamless gutter.	NO	30.83
	Downpipe Pipe Guards		
6038AB	DOWNPIPE PIPE GUARDS:REFIX Downpipe Pipe Guards:Take off existing and refix galvanised steel pipeguard ne 2.0 metres long with brackets plugged and screwed to structure, make good to structure and finishes and touch up redecoration, and remove waste and debris.	IT	23.60
6038AA	DOWNPIPE PIPE GUARDS:RENEW NE 2.0M Downpipe Pipe Guards:Take off existing and supply and fix proprietary galvanised steel pipeguard ne 2.0 metres long with brackets plugged and screwed to structure, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	64.34
6038AC	DOWNPIPE PIPE GUARDS:RENEW OVER 2.0M Downpipe Pipe Guards:Take off existing and supply and fix proprietary galvanised steel pipeguard over 2.0 and ne 3.0 metres long with brackets plugged and screwed to structure, make good to structure and finishes and prepare for redecoration, and remove waste and debris.	IT	119.45
	Gutters/Downpipes - Clean Out		
6039AA	DOWNPIPE:CLEAR BLOCKAGE NE 2 STOREY Downpipe:Clear blockage from downpipe ne 2 storey including gain access, rod, flush out and test including clean out gulley and remove waste and debris (not to be claimed with clean and flush out elevation).	IT	16.61
6039AD	DOWNPIPE:CLEAR BLOCKAGE 2 TO 4 STOREY Downpipe:Clear blockage from downpipe any 2 to 4 storey including gain access, rod, flush out and test including clean out gulley and remove waste and debris (not to be claimed with clean and flush out elevation).	IT	33.98
6039CA	GUTTER:PROVIDE LEAF GUARD 100MM Gutter:Supply and install proprietary leaf guard to 100mm gutter including all angles, ends, clean out gutter and remove waste and debris.	LM	12.64
6039CB	GUTTER:PROVIDE LEAF GUARD 150MM Gutter:Supply and install proprietary leaf guard to 150mm gutter including all angles, ends, clean out gutter and remove waste and debris.	LM	20.06
6039DA	GUTTER:CLEAN WITH VACUUM SYSTEM ELEVATION Gutter:Clean out debris from gutters to any type of property using SkyVac or similar system including flush out and test, rod downpipe including clean out gulley and remove debris from site on completion (per elevation ne 8LM).	IT	47.19

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ITEM	DESCRIPTION	UNIT	RATE
6039DB	GUTTER:CLEAN WITH VACUUM SYSTEM DWELLING Gutter:Clean out debris from all gutters including returns, gable ends, dormers, porches, extensions, etc., to any type of house or bungalow using SkyVac or similar system including flush out and test, rod downpipes including clean out gullies and remove debris from site on completion. (per dwelling).	IT	85.03
6039DC	GUTTER:CLEAN WITH VACUUM SYSTEM BLOCK Gutter:Clean out debris from all gutters including returns, gable ends, dormers, porches, extensions, canopies etc., to any type of block of flats or maisonettes using SkyVac or similar system, including flush out and test, rod downpipes including clean out gullies and remove debris from site on completion.	LM	5.31
6039BA	GUTTER:CLEAN AND FLUSH OUT PER ELEVATION NE 8 LM Gutter:Clean out debris from gutters to any type of property including flush out and test, rod downpipe including clean out gulley and remove debris from site on completion (per elevation).	IT	47.83
6039BC	GUTTER:CLEAN AND FLUSH OUT PER DWELLING Gutter:Clean out debris from all gutters including returns, gable ends, dormers, porches, extensions, etc., to any type of house or bungalow including flush out and test, rod downpipes including clean out gullies and remove debris from site on completion.	IT	95.66
6039BD	GUTTER:CLEAN AND FLUSH OUT PER BLOCK Gutter:Clean out debris from all gutters including returns, gable ends, dormers, porches, extensions, canopies etc., to any type of block of flats or maisonettes including flush out and test, rod downpipes including clean out gullies and remove debris from site on completion.	LM	7.97
6039AB	HOPPER:CLEAR OUT BLOCKED HOPPER HEAD Hopper:Clear out blocked hopper head including rod if necessary, flush out and test and remove debris from site on completion and remove waste and debris.	NO	13.59
6039AC	FLAT ROOF OUTLET:CLEAR BLOCKED Flat Roof Outlet:Clear out blocked flat roof outlet including rod if necessary, flush out and test and remove debris from site on completion and remove waste and debris.	IT	26.57
	Foul Drainage above Ground		
	Soil and Vent Stacks - External - PVCu		
6101AA	STACK:RENEW EXTERNAL PVCU COMPLETE NE 2 STOREY Stack:Take down external soil stack complete to any dwelling ne 2 storey and renew with 110mm PVCu pipework complete with all necessary wc branches, bends, offsets, waste bosses, pipes, brackets, access pipes, drain connector, terminal and slate if necessary including all cutting and making joints, fixing to any background, make good to structure including roofing, soffit or similar and make good to all finishes and test and remove waste and debris.	IT	546.61
6101AB	STACK:RENEW EXTERNAL PVCU COMPLETE 2 TO 4 STOREY Stack:Take down external soil stack complete to any dwelling over 2, ne 4 storey and renew with 110mm PVCu pipework complete with all necessary wc branches, bends, offsets, waste bosses, pipes, brackets, access pipes, drain connector, terminal and slate if necessary including all cutting and making joints, fixing to any background, make good to structure including roofing, soffit or similar and make good to all finishes and test and remove waste and debris.	IT	807.07

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ITEM	DESCRIPTION	UNIT	RATE
6101AC	STACK:RENEW EXTERNAL 110MM PVCU SOIL STACK Stack:Renew 110mm diameter PVCu length or section of external soil stack, renew or refix clips as necessary, including cut and make joints, make good to structure and finishes and test and remove waste and debris.	LM	30.49
6101BA	STACK:RENEW EXTERNAL PVCU SOIL STACK BRACKET Stack:Renew 110mm diameter external PVCu soil stack pipe bracket securely plugged and screwed to any background, make good to structure and finishes and test and remove waste and debris.	NO	13.57
6101BB	STACK:RENEW EXTERNAL PVCU WC BRANCH PIPE Stack:Renew 110mm diameter external PVCu soil stack wc branch pipe with access, connect to pan, including cutting, making joints, cut holes to walls, make good to structure and finishes and test and remove waste and debris.	NO	117.10
6101BC	STACK:RENEW EXTERNAL PVCU OFFSET Stack:Renew 110mm diameter external PVCu soil stack offset including cutting and making all necessary joints, make good to structure and finishes and test and remove waste and debris.	NO	41.37
6101BD	STACK:RENEW EXTERNAL PVCU JUNCTION Stack:Renew 110mm diameter external PVCu soil stack junction with access including cutting and making all necessary joints and make good to structure and finishes and test and remove waste and debris.	NO	69.15
6101BE	STACK:RENEW EXTERNAL PVCU ACCESS BEND Stack:Renew 110mm diameter external PVCu soil stack access bend, including cutting and making all necessary joints, make good to structure and finishes and test and remove waste and debris.	NO	61.83
6101BF	STACK:RENEW EXTERNAL PVCU ACCESS PIPE Stack:Renew 110mm diameter external PVCu soil stack access pipe, including cutting and making all necessary joints, make good to structure and finishes and test and remove waste and debris.	NO	56.53
6101BG	STACK:RENEW EXTERNAL PVCU VENT TERMINAL Stack:Renew 110mm diameter external PVCu soil stack/vent terminal and weathering slate and make good to roofing.	NO	90.53
6101BH	STACK:RENEW EXTERNAL PVCU DOUBLE SOCKET Stack:Renew 110mm diameter external PVCu soil stack double socket, including cutting and making all necessary joints, make good to structure and finishes and test and remove waste and debris.	NO	58.52
6101BJ	STACK:RENEW EXTERNAL PVCU DRAIN CONNECTOR Stack:Renew drain connection with 110mm diameter external PVCu soil stack drainage adaptor.	NO	40.71
6101BK	STACK:RENEW EXTERNAL PVCU 110MM BOSS CONNECTOR Stack:Renew 110mm diameter external PVCu soil stack boss connector, including cutting and making all necessary joints, make good and test and remove waste and debris.	NO	56.82
6101BL	STACK:RENEW EXTERNAL PVCU BOSS ADAPTOR Stack:Renew 32mm or 40mm diameter external solvent PVCu boss adaptor, including any additional renewal of boss pipe and remove waste and debris.	NO	28.98

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ITEM	DESCRIPTION	UNIT	RATE
6101BM	STACK:REPAIR FRACTURE ON EXTERNAL PVCU AT SLAB Stack:Repair fractured external soil outlet at slab level, break up concrete slab, repair pipework fix new PVCu pipe or fitting with new clips, remake all joints, make good walls and floors and test (measured per pipe or fitting).	IT	125.97
6101BN	STACK:ACCESS COVER TO EXISTING EXTERNAL PVCU Stack:Insert or cut into any existing external PVCu soil stack and provide and fix new proprietary bolted removable access covers and seals, maintain integrity of existing system by using compatible seals or solvent welding.	IT	88.41
6101BP	PIPE:REMOVE REDUNDANT SOIL AND VENT Pipe:Remove any type and size of redundant soil and vent pipe, to dwelling ne two storey including all fittings, make good finishes and remove waste and debris.	NO	17.25
6101EC	STACK:RENEW EXTERNAL 110MM PVCU SOIL STACK EWI Stack:Renew 110mm diameter PVCu length or section of external soil stack, renew or refix clips as necessary to any background through external wall insulation system, including cut and make joints, make good to structure and finishes and test, and remove waste and debris.	LM	38.73
6101FA	STACK:REMOVE AND REFIX EXTERNAL PVCU COMPLETE EWI Stack:Take down any PVCu external soil stack, and refix soil stack with all necessary wc branches, bends, offsets, waste bosses, pipes, brackets, access pipes, drain connector, terminal and slate if necessary including all cutting and making joints, fixing to any background through external wall insulation system, make good to structure including roofing, soffit or similar and make good to all finishes and test, and remove waste and debris.	LM	27.77
	Soil and Vent Stacks - Internal - PVCu		
6103AA	STACK:RENEW INTERNAL PVCU COMPLETE NE 2 STOREY Stack:Take down internal soil stack complete to any dwelling ne 2 storey and renew with 110mm PVCu pipework complete with all necessary fittings i.e. wc branch, bends, offsets, waste bosses, pipes, brackets, access pipes, drain connector terminal and slate if necessary including all cutting and making joints, fixing to any background, remove and refix access panels, duct casings and the like for access, make good to structure and finishes and test and remove waste and debris.	IT	486.43
6103AB	STACK:RENEW INTERNAL PVCU COMPLETE 2-4 STOREY Stack:Take down internal soil stack complete to any dwelling over 2 ne 4 storey and renew with 110mm PVCu pipework complete with all necessary wc branches, bends, offsets, waste bosses, pipes, brackets, access pipes, drain connector terminal and slate if necessary including all cutting and making joints, fixing to any background, remove and refix access panels, duct casings and the like for access, make good to structure and finishes and test and remove waste and debris.	IT	673.69
6103AC	STACK:RENEW INTERNAL 110MM PVCU SOIL STACK Stack:Renew 110mm diameter PVCu length or section of internal soil stack, remove and refix access panels, duct casings and the like for access, renew or refix clips as necessary including cut and make joints, make good to structure and finishes and test and remove waste and debris.	LM	26.48

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ITEM	DESCRIPTION	UNIT	RATE
	Soil and Vent Stacks - Cast Iron - Repairs		
6105AA	STACK:RENEW NE 150MM CAST IRON NE 2M Stack:Renew upto 150mm diameter cast iron soil stack length ne 2m long with existing or new clips or ears including all cutting, remake joints, make good and decorate to match existing and remove waste and debris.	NO	249.55
6105AB	STACK:REMAKE JOINT TO CAST IRON STACK Stack:Remake ne 150mm diameter cast iron soil stack joint.	NO	49.29
6105AC	STACK:RENEW CAST IRON OFFSET Stack:Renew ne 150mm diameter offset to cast iron soil stack including remake joints and decorate to match existing and remove waste and debris.	NO	283.48
6105AD	STACK:RENEW CAST IRON BRANCH Stack:Renew ne 150mm diameter branch to cast iron soil stack including remake joints and decorate to match existing and remove waste and debris.	NO	302.76
	Waste Pipework and Fittings		
	Waste Pipework and Fittings - Plastic		
6201AA	WASTE:RENEW 32MM PIPE AND TRAP BASIN Waste:Renew waste to any sink or basin in ne 32mm plastic pipework complete including trap, all fittings, clips, cut or form holes and make good, make all necessary connections to stack, gully or hopper head and test and remove waste and debris.	NO	58.85
6201BA	WASTE:RENEW 40MM PIPE AND TRAP SINK Waste:Renew waste to any sink or basin in ne 40mm plastic pipework complete including trap, all fittings, clips, cut or form holes and make good, make all necessary connections to stack, gully or hopper head and test and remove waste and debris.	NO	71.97
6201CA	WASTE:RENEW 40MM PIPE AND TRAP BATH Waste:Renew waste to any bath in ne 40mm plastic pipework complete including trap, all fittings, clips, cut or form holes and make good, make all necessary connections to stack, gully or hopper head and test and remove waste and debris.	NO	85.57
6201DA	WASTE:RENEW 40MM PIPE AND TRAP SHOWER Waste:Renew waste to any shower in ne 40mm plastic pipework complete including sealed trap, all fittings, clips, remove and refix tray, cut and form holes and make good, make all necessary connections to stack, gully or hopper head and test and remove waste and debris.	NO	172.62
6201EA	TRAP:RENEW 32MM SINK OR BASIN TRAP Trap:Renew ne 32mm diameter plastic trap to sink or basin including all adjustments to pipework, make all connections and test on completion and remove waste and debris.	NO	15.91
6201EB	TRAP:RENEW 40MM SINK OR BASIN TRAP Trap:Renew ne 40mm diameter plastic trap to sink or basin including all adjustments to pipework, make all connections and test on completion and remove waste and debris.	NO	16.20

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ITEM	DESCRIPTION	UNIT	RATE
6201FA	TRAP:RENEW NE 40MM BATH TRAP Trap:Renew ne 40mm diameter plastic trap to bath including all adjustments to pipework, make all connections and test on completion and remove waste and debris.	NO	21.95
6201GA	TRAP:RENEW NE 40MM SHOWER TRAP Trap:Renew ne 40mm diameter plastic sealed trap to shower including all adjustments to pipework, make all connections, remove and refix tray and test and remove waste and debris.	NO	102.58
6201JA	PIPE:RENEW 32MM WASTE Pipe:Renew any pipe with 32mm plastic waste pipe complete with all brackets, connections, bends, tees etc., cut/form holes and make good, make all necessary connections to stack, gulley or hopper head and test and remove waste and debris.	LM	21.16
6201JB	PIPE:RENEW 40MM WASTE Pipe:Renew any pipe with 40mm plastic waste pipe complete with all brackets, connections, bends, tees etc., cut/form holes and make good, make all necessary connections to stack, gulley or hopper head and test and remove waste and debris.	LM	22.25
6201JC	PIPE:RENEW 50MM WASTE Pipe:Renew any pipe with 50mm plastic waste pipe complete with all brackets, connections, bends, tees etc., cut/form holes and make good, make all necessary connections to stack, gulley or hopper head and test and remove waste and debris.	LM	28.74
6201JD	PIPE:REMOVE REDUNDANT WASTE Pipe:Remove any type and size of redundant waste pipe including all fittings, make good finishes and remove waste and debris.	NO	6.90
6201KA	STACK:RENEW 50MM WASTE Stack:Renew any waste stack with 50mm plastic waste stack ne 3.00m long, complete with all brackets, connections, offsets, bends, tees etc, hopperhead, cut/form holes and make good, make all necessary connections to gulley and test, and remove waste and debris.	IT	93.78
6201KB	STACK:RENEW 63MM WASTE Stack:Renew any waste stack with 63mm plastic waste stack ne 3.00m long, complete with all brackets, connections, offsets, bends, tees etc, hopperhead, cut/form holes and make good, make all necessary connections to gulley and test, and remove waste and debris.	IT	134.42
6201KC	STACK:RENEW 75MM WASTE Stack:Renew any waste stack with 75mm plastic waste stack ne 3.00m long, complete with all brackets, connections, offsets, bends, tees etc, hopperhead, cut/form holes and make good, make all necessary connections to gulley and test, and remove waste and debris.	IT	220.07
6201CE	WASTE:RENEW NE 40MM BEND OR CONNECTOR Waste:Renew ne 40mm diameter plastic straight connector or bend, make all necessary joints to waste pipe and trap or stack and test all joints on completion and remove waste and debris.	NO	12.92
6201CB	WASTE:RENEW NE 40MM TEE Waste:Renew ne 40mm diameter plastic tee, make all necessary joints and test on completion and remove waste and debris.	NO	15.81

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ITEM	DESCRIPTION	UNIT	RATE
6201CC	WASTE:RENEW LEAKING JOINT Waste:Renew joint of waste fitting, including remove and securely refix and make all necessary joints and test on completion and remove waste and debris.	NO	9.07
6201CD	WASTE:RENEW PLASTIC PIPE CLIP Waste:Renew or supply and fix pipe clip for any diameter plastic pipe including plugging and screwing as necessary.	NO	3.53
	Plastic in conjunction External Wall Insulation		
6201LA	STACK:RENEW 50MM WASTE EWI Stack:Renew any waste stack with 50mm plastic waste stack ne 3.00 m long, complete with all brackets plugged to structure through external wall insulation system, connections, offsets, bends, tees etc, hopper head, cut/form holes and make good, make all necessary connections to gulley and test, and remove waste and debris.	IT	102.82
6201LB	STACK:RENEW 63MM WASTE EWI Stack:Renew any waste stack with 63mm plastic waste stack ne 3.00 m long, complete with all brackets plugged to structure through external wall insulation system, connections, offsets, bends, tees etc, hopper head, cut/form holes and make good, make all necessary connections to gulley and test, and remove waste and debris.	IT	142.03
6201LC	STACK:RENEW 75MM WASTE EWI Stack:Renew any waste stack with 75mm plastic waste stack ne 3.00 m long, complete with all brackets plugged to structure through external wall insulation system, connections, offsets, bends, tees etc, hopper head, cut/form holes and make good, make all necessary connections to gulley and test, and remove waste and debris.	IT	229.11
6201MA	WASTE:RENEW PVCU HOPPERHEAD EWI Waste:Renew PVCu hopperhead for waste downpipe, plugged and screwed to structure through external wall insulation system including all cutting and remake joints, make good to structure and finishes and remove waste and debris.	NO	52.33
	Waste Pipework and Fittings - Copper		
6203AA	TRAP:RENEW NE 35MM COPPER TRAP Trap:Renew ne 35mm copper trap to sink or basin including making all necessary adjustments to pipework and remake all joints and test, and remove waste and debris.	NO	95.12
6203AB	TRAP:RENEW NE 42MM COPPER TRAP Trap:Renew ne 42mm copper trap to sink or basin including making all necessary adjustments to pipework and remake all joints and test, and remove waste and debris.	NO	99.68
6203AC	TRAP:RENEW NE 42MM COPPER BATH TRAP Trap:Renew ne 42mm combined two piece copper trap to bath including making all necessary adjustments to pipework and remake all joints and test, and remove waste and debris.	NO	103.93

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ITEM	DESCRIPTION	UNIT	RATE
	Soil/Waste Pipe Blockages		
6203BA	WASTE:REPAIR LEAK ON COPPER WASTE Waste:Repair leaking joint(s) to any copper waste fitting including remove and refix and all adjustments to pipework/fittings as necessary.	NO	12.96
6205AA	STACK:CLEAR BLOCKAGE Soil Stack:Cleaning soil stack and including gain access, remove and refix any ducts, manhole covers etc., as necessary from roof level to manhole or point of discharge, and all associated waste pipework from trap to soil pipe and wc branches from wc trap to soil pipe, flush out and test, and remove waste and debris on completion, by rodding.	LM	21.26
6205AB	STACK:CLEAN BY JET Soil Stack:Cleaning soil stack and including gain access, remove and refix any ducts, manhole covers etc., as necessary from roof level to manhole or point of discharge, and all associated waste pipework from trap to soil pipe and wc branches from wc trap to soil pipe, flush out and test, and remove waste and debris on completion, by pressure jetting.	LM	26.57
6205AC	STACK:CLEAR BLOCKAGE NE 2 STOREY Stack:Clear blockage from soil stack ne 2 storey including gain access, remove and refix any duct covers, rod, flush out and test and remove waste and debris from site on completion.	IT	54.61
6205AD	STACK:CLEAR BLOCKAGE 2-4 STOREY Stack:Clear blockage from soil stack over 2, ne 4 storey including gain access, remove and refix any duct covers, rod, flush out and test and remove waste and debris from site on completion.	IT	81.18
6205AE	BATH:CLEAR BLOCKAGE TO WASTE Bath:Clear blockage to waste fitting, pipe or trap, flush out and test, remove and refix any access panels etc., as necessary, remove debris on completion and make good any finishes disturbed.	NO	21.58
6205BA	STACK:CCTV SURVEY Stack:Undertake CCTV Survey of soil stack to identify faults, or following repairs or jetting, gain access, remove and refix any ducts, manhole covers etc., as necessary, provide report and CD or video to Client Representative.	HR	100.00
6205CA	BASIN OR SINK:CLEAR BLOCKAGE Basin or Sink:Clear blockage to waste fitting, pipe or trap, flush out and test, remove and refix any access panels etc., as necessary, remove debris on completion and make good any finishes disturbed.	NO	12.96
	Fittings, Equipment and Appliances for Services		
	Sink Tops		
6301AA	SINK TOP:RENEW SINGLE DRAINER TOP - TAPS Sink Top:Renew with any size and type stainless steel single drainer sink top complete with new taps and waste fittings, reconnect to existing supply pipework including any adjustments and provide new service valves if not already installed, complete with new plug and chain, renew plastic trap and make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	381.16

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ITEM	DESCRIPTION	UNIT	RATE
6301BA	SINK TOP:RENEW DOUBLE DRAINER TOP - TAPS Sink Top:Renew any with size and type stainless steel double drainer sink top complete with new taps and waste fittings, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic trap and make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	476.55
6301CA	SINK UNIT:RENEW SINGLE DRAINER TOP TAPS BASE UNIT Sink Unit:Renew with any size and type stainless steel single drainer sink top and base unit complete with new taps and waste fittings, reconnect to existing supply pipework including any adjustments and provide new service valves if not already installed, complete with new plug and chain, renew plastic trap and make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	701.60
6301EA	SINK:OVERHAUL Sink:Overhaul any type of kitchen sinktop, disconnect, dismantle, service, reassemble, and reconnect taps, waste outlet, overflow etc. as necessary, remake joint to waste trap, resecure waste, resecure sink to base unit, renew silicone sealant, clean sink, make good all works disturbed and test that sink is performing satisfactorily.	IT	56.51
6301EB	SINK:DISCONNECT AND REMOVE Sink:Remove sink and sink base unit complete, disconnect and seal off all supply and waste pipework, make good to all wall and floor finishes and remove waste and debris (sink and unit not being renewed).	IT	29.38
6301DA	SINK TOP:RENEW SINGLE DRAINER TOP - MIXER Sink Top:Renew with any size and type stainless steel single drainer sink top complete with new mixer taps and waste fittings, reconnect to existing supply pipework including any adjustments and provide new service valves if not already installed, complete with new plug and chain, renew plastic trap and make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	402.70
6301DB	SINK TOP:RENEW DOUBLE DRAINER TOP - MIXER Sink Top:Renew any with size and type stainless steel double drainer sink top complete with new mixer taps and waste fittings, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic trap and make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	498.09
6301DC	SINK UNIT:RENEW SINGLE DRAINER TOP MIXER BASE UNIT Sink Unit:Renew with any size and type stainless steel single drainer sink top and base unit complete with new mixer taps and waste fittings, reconnect to existing supply pipework including any adjustments and provide new service valves if not already installed, complete with new plug and chain, renew plastic trap and make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	723.14

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ITEM	DESCRIPTION	UNIT	RATE
	Sink Tops - Deep Bowl		
6301GA	SINK TOP:RENEW SINGLE DRAINER DEEP BOWL TOP TAPS Sink Top:Renew with any size/type stainless steel deep bowl single drainer sink top complete with new taps and waste fittings, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic trap, make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting and crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	370.92
6301GB	SINK TOP:RENEW DOUBLE DRAINER DEEP BOWL TOP TAPS Sink Top:Renew any with size/type stainless steel deep bowl double drainer sink top complete with new taps and waste fittings, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic trap, make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting and crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	461.93
6301HA	SINK UNIT:RENEW SINGLE DRAINER DEEP TOP TAPS BASE Sink Unit:Renew with any size/type stainless steel deep bowl single drainer sink top and base unit complete with new taps and waste fittings, connect to existing supply pipework including any adjustments and provide new service valves if not already installed, complete with new plug and chain, renew plastic trap make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	648.85
6301JA	SINK TOP:RENEW SINGLE DRAINER DEEP BOWL TOP MIXER Sink Top:Renew with any size/type stainless steel deep bowl single drainer sink top complete with new mixer tap and waste fittings, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic trap, make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting and crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	423.38
6301JB	SINK TOP:RENEW DOUBLE DRAINER DEEP BOWL TOP MIXER Sink Top:Renew any with size/type stainless steel deep bowl double drainer sink top complete with new mixer tap and waste fittings, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic trap, make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting and crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	521.72

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ITEM	DESCRIPTION	UNIT	RATE
6301JC	SINK UNIT:RENEW SINGLE DRAINER DEEP TOP MIXER BASE Sink Unit:Renew with any size/type stainless steel deep bowl single drainer sink top and base unit complete with new mixer tap and waste fittings, connect to existing supply pipework including any adjustments and provide new service valves if not already installed, complete with new plug and chain, renew plastic trap make all connections, make good existing or provide 300mm high glazed tile splashback fixed with adhesive including all labours, silicone sealant between splashback and fitting, crossbond and test and remove waste and debris.	NO	670.39
	Sink Tops - Inset		
6302AA	SINK TOP:SUPPLY INSET TAPS Sink Top:Supply and fix 508x935mm stainless steel inset sink top, single bowl and single drainer complete with new taps and waste fitting, including cut out work top, sink, connect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, provide plastic waste trap and pipework, make all connections, silicone sealant between sink top and work top, crossbond and test and remove waste and debris.	NO	309.07
6302BA	SINK TOP:RENEW INSET WITH TAPS Sink Top:Renew with 508x935mm stainless steel inset sink top, single bowl and single drainer complete with new taps and waste fitting, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic waste trap, make all connections, renew silicone sealant between sink top and work top, crossbond and test and remove waste and debris.	NO	287.82
6302CA	SINK TOP:SUPPLY INSET MIXER Sink Top:Supply and fix 508x935mm stainless steel inset sink top, single bowl and single drainer complete with new mixer tap and waste fitting, including cut out work top, sink, connect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, provide plastic waste trap and pipework, make all connections, silicone sealant between sink top and work top, crossbond and test and remove waste and debris.	NO	330.61
6302DA	SINK TOP:RENEW INSET WITH MIXER Sink Top:Renew with 508x935mm stainless steel inset sink top, single bowl and single drainer complete with new mixer tap and waste fitting, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic waste trap, make all connections, renew silicone sealant between sink top and work top, crossbond and test and remove waste and debris.	NO	309.36
	Sink Tops - Deep Bowl Inset		
6302GA	SINK TOP:SUPPLY DEEP BOWL INSET TAPS Sink Top:Supply and fix 508x935mm stainless steel inset sink top, single deep bowl and single drainer complete with new taps and waste fitting, including cut out work top for sink, connect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, provide plastic waste trap and pipework, make all connections, silicone sealant between sink top and work top, crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	327.78

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ITEM	DESCRIPTION	UNIT	RATE
6302GB	SINK TOP:RENEW WITH DEEP BOWL INSET TAPS Sink Top:Renew with 508x935mm stainless steel inset sink top, single deep bowl and single drainer complete with new taps and waste fitting, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic waste trap, make all connections, renew silicone sealant between sinktop and worktop, top, crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	293.13
6302HA	SINK TOP:SUPPLY DEEP BOWL INSET MIXER Sink Top:Supply and fix 508x935mm stainless steel inset sink top, single deep bowl and single drainer complete with new mixer taps and waste fitting, including cut out work top for sink, connect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, provide plastic waste trap and pipework, make all connections, silicone sealant between sink top and work top, crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	349.32
6302HB	SINK TOP:RENEW WITH DEEP BOWL INSET MIXER Sink Top:Renew with 508x935mm stainless steel inset sink top, single deep bowl and single drainer complete with new mixer taps and waste fitting, reconnect to existing supply pipework and provide new service valves if not already installed, including any adjustments, complete with new plug and chain, renew plastic waste trap, make all connections, renew silicone sealant between sinktop and worktop, top, crossbond, test, adjust sink base unit to accommodate deep bowl and trap and remove waste and debris.	NO	328.06
	Sink Base Units		
6303AA	SINK UNIT:REMOVE SINK TOP AND RENEW 1M BASE TAPS Sink Unit:Remove stainless steel sink top and set aside, renew 1000mm long sink base unit scribed and securely plugged to wall, refix and reconnect existing sink top and provide new service valves if not already installed, renew taps, silicone sealant between splashback and fitting and crossbond, remake connections to existing supply and waste pipework, test and make good plaster or tiled finishes on completion and remove waste and debris.	NO	464.61
6303AB	SINK UNIT:REMOVE SINK TOP RENEW 1.2M BASE TAPS Sink Unit:Remove stainless steel sink top and set aside, renew 1200mm long sink base unit scribed and securely plugged to wall, refix and reconnect existing sink top and provide new service valves if not already installed, renew taps, silicone sealant between splashback and fitting, crossbond, remake connections to existing supply and waste pipework, test and make good plaster or tiled finishes on completion and remove waste and debris.	NO	516.46
6303AC	SINK UNIT:REMOVE SINK TOP RENEW 1.5M BASE TAPS Sink Unit:Remove stainless steel sink top and set aside, renew 1500mm long sink base unit scribed and securely plugged to wall, refix and reconnect existing sink top and provide new service valves if not already installed, renew taps, silicone sealant between splashback and fitting, crossbond, remake connections to existing supply and waste pipework, test and make good plaster or tiled finishes on completion and remove waste and debris.	NO	590.09

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ITEM	DESCRIPTION	UNIT	RATE
6303BA	SINK UNIT:REMOVE SINK TOP AND RENEW 1M BASE MIXER Sink Unit:Remove stainless steel sink top and set aside, renew 1000mm long sink base unit scribed and securely plugged to wall, refix and reconnect existing sink top and provide new service valves if not already installed, renew with mixer taps, silicone sealant between splashback and fitting, crossbond, remake connections to existing supply and waste pipework, test and make good plaster or tiled finishes on completion and remove waste and debris.	NO	486.15
6303BB	SINK UNIT:REMOVE SINK TOP RENEW 1.2M BASE MIXER Sink Unit:Remove stainless steel sink top and set aside, renew 1200mm long sink base unit scribed and securely plugged to wall, refix and reconnect existing sink top and provide new service valves if not already installed, renew with mixer taps, silicone sealant between splashback and fitting, crossbond, remake connections to existing supply and waste pipework, test and make good plaster or tiled finishes on completion and remove waste and debris.	NO	538.00
6303BC	SINK UNIT:REMOVE SINK TOP RENEW 1.5M BASE MIXER Sink Unit:Remove stainless steel sink top and set aside, renew 1500mm long sink base unit scribed and securely plugged to wall, refix and reconnect existing sink top and provide new service valves if not already installed, renew with mixer taps, silicone sealant between splashback and fitting, crossbond, remake connections to existing supply and waste pipework, test and make good plaster or tiled finishes on completion and remove waste and debris.	NO	611.63
	Belfast and Cleaners Sinks		
6304AA	BELFAST SINK:RENEW OR SUPPLY AND INSTALL Belfast Sink:Renew with white glazed fireclay belfast sink ne 610x455x255mm on and including cantilever brackets, complete with new waste fitting, reconnect to existing waste pipework including any adjustments, complete with plug and chain, renew plastic trap, provide new service valves if not already installed, make good existing or provide 150x150x6mm glazed tile splashback fixed with adhesive including all rounded edges and labours, silicone sealant between splashback and fitting, and crossbond in accordance with current IET regulations, and remove waste and debris.	IT	322.95
6304BA	CLEANERS SINK:RENEW Cleaners Sink:Renew or supply and install with white glazed fireclay cleaners sink ne 610x455x255mm with hardwood pad and aluminium bucket grating, on and including cantilever brackets, complete with new waste fitting, reconnect to existing waste pipework including any adjustments, complete with plug and chain, renew plastic trap, make good existing or provide 150x150x6mm glazed tile splashback fixed with adhesive including all rounded edges and labours, silicone sealant between splashback and fitting, crossbond in accordance with current IET regulations, and remove waste and debris.	IT	503.53
	WC Suites		
6305AA	WC SUITE:RENEW LOW LEVEL WITH PLASTIC CISTERN WC Suite:Renew wc suite complete with vitreous china pan fixed with brass or non-ferrous screws to floor including any necessary plugging, 6 litre plastic low level cistern plugged to wall, with overflow syphon, silencer pipe, float handle and ball valve, 32mm diameter flush pipe, wc cone, reconnect to existing supply and overflow pipework and provide new service valve if not already installed, make flush pipe and soil pipe joints with and including 'Easy-Fit' connectors and test all joints and fix new plastic seat and lid to pan and remove waste and debris.	NO	305.80

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ITEM	DESCRIPTION	UNIT	RATE
6305AB	WC SUITE:RENEW LOW LEVEL WITH CHINA CISTERN WC Suite:Renew wc suite complete with vitreous china pan fixed with brass or non-ferrous screws to floor including any necessary plugging, 6 litre vitreous china low level cistern plugged to wall, with overflow syphon, silencer pipe, float handle and ball valve, 32mm diameter flush pipe, wc cone, reconnect to existing supply and overflow pipework and provide new service valve if not already installed, make flush pipe and soil pipe joints with and including 'Easy-Fit' connectors and test all joints and fix new plastic seat and lid to pan and remove waste and debris.	NO	363.07
6305BA	WC SUITE:RENEW HIGH LEVEL WITH PLASTIC CISTERN WC Suite:Renew wc suite complete with vitreous china pan fixed with brass or non-ferrous screws to floor including any necessary plugging, 6 litre plastic high level cistern plugged to wall, with overflow syphon, silencer pipe, float, pull chain and ball valve, 32mm diameter flush pipe, wc cone, reconnect to existing supply and overflow pipework and provide new service valve if not already installed, make flush pipe and soil pipe joints with and including 'Easy-Fit' connectors and test all joints and fix new plastic plastic seat and lid to pan and remove waste and debris.	NO	332.69
6305BB	WC SUITE:RENEW HIGH LEVEL WITH CHINA CISTERN WC Suite:Renew wc suite complete with vitreous china pan fixed with brass or non-ferrous screws to floor including any necessary plugging, 6 litre vitreous china high level cistern plugged to wall, with overflow syphon, silencer pipe, float, pull chain and ball valve, 32mm diameter flush pipe, wc cone, reconnect existing supply and overflow pipework and provide new service valve if not already installed, make flush pipe and soil pipe joints with and including 'Easy-Fit' connectors and test all joints and fix new plastic seat and lid to pan and remove waste and debris.	NO	389.97
6305CA	WC SUITE:RENEW CLOSE COUPLED WC Suite:Renew vitreous china close coupled wc suite with pan fixed with brass or non-ferrous screws to floor, including any necessary plugging, 6 litre vitreous china cistern plugged to wall with overflow, syphon, silencer pipe, float, handle and ball valve, reconnect to existing supply and overflow pipework and provide new service valve if not already installed, make soil pipe joint with and including 'Easy-Fit' connector and test all joints, fix new plastic seat and lid to pan and remove waste and debris.	NO	312.70
6305DA	WC SUITE:INSTALL SPECIAL NEEDS TYPE WC Suite:Renew existing with special needs suite including wc pan fixed with brass or non-ferrous screws to floor, including any necessary plugging, 6 litre vitreous china low level cistern plugged to wall with overflow, syphon, silencer pipe, float handle, ball valve, 32mm diameter flush pipe, wc cone reconnect to existing supply and overflow pipework, provide new service valve if not already installed, make flush pipe and soil pipe joints with and including 'multikwik' connectors, and test all joints, fix new plastic seat and lid to pan, make good wall and floor finishes and remove waste and debris.	NO	507.66
6305EA	WC SUITE:INSTALL CLOSE COUPLED SPECIAL NEEDS TYPE WC Suite:Renew existing with close coupled special needs suite with wc pan fixed with brass or non-ferrous screws to floor, including all plugging, 6 litre vitreous china cistern plugged to wall with overflow, syphon, silencer pipe, float, handle and ball valve, reconnect to existing supply and overflow pipework, provide new service valve if not already installed, make soil pipe joint with and including 'multikwik' connectors and test all joints, fix new plastic seat and lid to pan, make good wall and floor finishes and remove waste and debris.	NO	483.11

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ITEM	DESCRIPTION	UNIT	RATE
6305FA	WC PAN:INSTALL SPECIAL NEEDS TYPE WC Pan:Renew wc pan with special needs wc pan fixed with brass or non-ferrous screws to floor, including plugging, remake joints including joint to soil pipe with 'multikwik' connectors, fix new plastic seat and lid to pan, make good floor finishes and remove waste and debris.	NO	349.82
6305GA	WC PAN:RENEW COMPLETE WC Pan:Renew wc pan fixed with brass or non-ferrous screws to floor, including any plugging, renew wc cone, remake flush pipe and soil pipe joints with and including 'Easy-Fit' connectors, fix new plastic seat and lid to pan, make good to all wall and floor finishes and remove waste and debris.	NO	210.13
6305GB	WC SUITE:REMOVE COMPLETE WC Suite:Remove WC suite complete including disconnect pan and seal off soil pipe connection, disconnect cistern cut back and seal off supply and overflow pipework, make good existing sub floor and make good to all wall and floor finishes and remove waste and debris (wc suite not being renewed).	NO	46.51
6305JB	WC PAN:OVERHAUL ANY TYPE WC Pan:Overhaul any type of pan, if necessary renew seat and cover, seat hinges, refix seat, refix pan if loose, renew flush pipe, renew wc cone and flush pipe joint, remake outlet or soil pipe connection with cement/sand or 'Easy-Fit' connector or rubber wc gasket, test for leaks on completion and leave wc pan in working order.	NO	61.45
6305LA	WC CISTERN:RENEW LOW LEVEL PLASTIC WC Cistern:Renew with 6 litre plastic low level cistern plugged and screwed securely to wall with overflow, syphon, silencer pipe, float, handle and ballvalve, reconnect existing supply overflow and flush pipework and provide new service valve if not already installed, test on completion and make good all finishes and remove waste and debris.	NO	64.88
6305MA	WC CISTERN:RENEW LOW LEVEL CHINA WC Cistern:Renew with 6 litre vitreous china low level cistern plugged and screwed securely to wall with overflow, syphon, silencer pipe, float, handle and ballvalve, reconnect existing supply overflow and flush pipework and provide new service valve if not already installed, test on completion and make good all finishes and remove waste and debris.	NO	125.03
6305LB	WC CISTERN:RENEW HIGH LEVEL PLASTIC WC Cistern:Renew with 6 litre plastic high level cistern on existing brackets, with overflow, syphon, silencer pipe, float, handle and chain and ballvalve, reconnect existing supply overflow and flush pipework and provide new service valve if not already installed, test on completion and make good all finishes and remove waste and debris.	NO	76.38
6305MB	WC CISTERN:RENEW HIGH LEVEL CHINA WC Cistern:Renew with 6 litre vitreous china high level cistern on existing brackets, with overflow, syphon, silencer pipe, float, handle and chain and ballvalve, reconnect existing supply, overflow and flush pipework and provide new service valve if not already installed, test on completion and make good all finishes and remove waste and debris.	NO	136.53

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ITEM	DESCRIPTION	UNIT	RATE
6305LC	WC CISTERN:RENEW HIGH WITH LOW PLASTIC WC Cistern:Renew wc high level cistern with 6 litre plastic wc low level cistern plugged and screwed securely to wall, with overflow, syphon, silencer pipe, float, handle and ballvalve, reconnect existing supply, overflow and flush pipework including any necessary adjustments and provide new service valve if not already installed, test on completion and make good all finishes and remove waste and debris.	NO	79.30
6305MC	WC CISTERN:RENEW HIGH WITH LOW CHINA WC Cistern:Renew wc high level cistern with 6 litre vitreous china wc low level cistern plugged and screwed securely to wall, with overflow, syphon, silencer pipe, float, handle and ballvalve, reconnect existing supply, overflow and flush pipework including any necessary adjustments and provide new service valve if not already installed, test on completion and make good all finishes and remove waste and debris.	NO	139.44
6305NA	WC CISTERN:REFIX INCLUDING RENEW BRACKET WC Cistern:Refix any wc cistern, including turn off water supply, disconnect and make all necessary connections to pipework and replug securely to wall, including remove existing and fix new brackets and refix cistern, turn on water supply, test and make good all finishes and remove waste and debris.	NO	33.18
6305QA	WC CISTERN:RENEW OVERFLOW WC Cistern:Renew polypropylene overflow pipe to cistern, disconnect and remove existing defective overflow pipe and fit new overflow pipe, including fittings, clips, cut and make good holes and finishes as necessary and remove waste and debris.	NO	54.95
6305RA	WC CISTERN:OVERHAUL ANY TYPE WC Cistern:Overhaul any type of cistern, if necessary renew diaphragm, linkage adjustment, water level, rewasher, reseat etc., renew float, renew ballvalve, repair leak on flush pipe, tighten flush pipe nut and check flushing operation, repair leak to overflow, including renew overflow connector, renew flushing arm and lever assembly to low level wc pull chain and handle to high level wc cistern, cistern flushing syphon and remake joints, including turn off water supply reinstate water supply and test on completion and leave cistern in working order and remove waste and debris.	IT	43.00
6305RB	WC CISTERN/PAN:OVERHAUL ANY TYPE WC Cistern/Pan:Overhaul any type of wc suite, if necessary renew seat and cover, seat hinges, refix seat, refix pan if loose, renew flush pipe, renew wc cone and flush pipe joint, remake outlet or soil pipe connection with cement/sand or 'Easy-Fit' connector or rubber wc gasket, renew diaphram, linkage adjustment, water level, rewasher, reseat etc., renew float, renew ballvalve, repair leak on flush pipe, tighten flush pipe nut and check flushing operation, repair leak to overflow, including renew overflow connector, renew flushing arm and lever assembly to low level wc pull chain and handle to high level wc cistern, cistern flushing syphon and remake joints, including turn off water supply reinstate water supply and test on completion and leave wc suite in working order and remove waste and debris.	IT	78.86

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ITEM	DESCRIPTION	UNIT	RATE
	Macerators		
6306AA	MACERATOR:RENEW OR INSTALL 5M Macerator:Supply and install proprietary macerator system to sanitary fittings, connect to electrical supplies including provision of 20 AMP double pole fused switch connection unit with flexible cabling, cable with mini trunking to consumer unit, provide RCBO or MCB and RCD protection, provide and install small bore pipework from macerator to soil and vent stack, up to 5m run, connect to wc suite including adaptor, fill, test and undertake electrical tests, make good finishes and remove waste and debris.	IT	590.97
6306AB	MACERATOR:RENEW OR INSTALL 10M Macerator:Supply and install proprietary macerator system to sanitary fittings, connect to electrical supplies including provision of 20 AMP double pole fused switch connection unit with flexible cabling, cable with mini trunking to consumer unit, provide RCBO or MCB and RCD protection, provide and install small bore pipework from macerator to soil and vent stack, over 5m and upto 10m run, connect to wc suite including adaptor, fill, test and undertake electrical tests, make good finishes and remove waste and debris.	IT	632.14
	Wash Hand Basins		
6307AA	BASIN:RENEW ON BRACKETS COMPLETE TAPS Basin:Renew vitreous china wash hand basin size ne 560x406mm complete with brackets, new taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste and test all joints, make good existing or fix new 300mm high glazed wall tile splashback fixed with adhesive including all labours, silicone sealant between splashback and basin, crossbond and remove waste and debris.	NO	241.98
6307BA	BASIN:RENEW COMPLETE WITH PEDESTAL TAPS Basin:Renew vitreous china wash hand basin size ne 560x406mm complete with pedestal, new taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste and test all joints, make good existing or fix new 300mm high glazed wall tile splashback fixed with adhesive including all rounded edges and labours, silicone sealant between splashback and basin, crossbond and remove waste and debris.	NO	265.83
6307CA	BASIN:INSTALL ADJUSTABLE HEIGHT TYPE TAPS Basin:Renew any type of wash hand basin with special needs adjustable height basin complete with new taps and waste fitting, plug and chain and plastic trap, reconnect to existing supplies and waste with flexible connections including any adjustments to pipework, provide new service valves if not already installed and test, make good existing or supply and fix new glazed wall tiling, make good and crossbond, make good wall and floor finishes and remove waste and debris.	NO	368.71
6307BB	BASIN:RENEW ON BRACKETS COMPLETE MIXERS Basin:Renew vitreous china wash hand basin size ne 560x406mm complete with brackets, new mixer taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste and test all joints, make good existing or fix new 300mm high glazed wall tile splashback fixed with adhesive including all labours, silicone sealant between splashback and basin, crossbond and remove waste and debris.	NO	276.39

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ITEM	DESCRIPTION	UNIT	RATE
6307BC	BASIN:RENEW COMPLETE WITH PEDESTAL MIXER Basin:Renew vitreous china wash hand basin size ne 560x406mm complete with pedestal, new mixer taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste and test all joints, make good existing or fix new 300mm high glazed wall tile splashback fixed with adhesive including all rounded edges and labours, silicone sealant between splashback and basin, crossbond and remove waste and debris.	NO	300.23
6307DA	BASIN:RENEW PEDESTAL ONLY Basin:Renew any vitreous china wash hand basin pedestal including turn water off and on, remove existing wash hand basin and renew pedestal, refix basin and reconnect to supply and waste pipework, provide new service valves if not already installed, renew silicone sealant to splashback, make good all finishes and crossbond and remove waste and debris.	NO	88.56
6307EA	BASIN:DISCONNECT AND REMOVE Basin:Remove basin including brackets or pedestal complete, disconnect and seal off supply and waste pipework and make good to all wall and floor finishes and remove waste and debris (wash hand basin not being renewed).	NO	31.72
6307FA	BASIN:REFIX WASH HAND BASIN Basin:Refix wash hand basin, turn off water supply disconnect and refix basin onto bracket and make all necessary connections, provide new services valves if not already installed, reinstate water supply and test all joints, remake crossbond and remove waste and debris.	NO	43.29
	Baths		
6309AA	BATH:RENEW 1700MM STEEL WITH TAPS Bath:Renew upto 1700mm heavy duty vitreous enamel steel bath complete with new taps or mixer and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework, 4.8mm self finished hardboard bath panels screwed with chromium plated dome headed screws to and including 38x50mm softwood framing, angle trim, make good existing or renew 300mm high glazed wall tile splashback fixed with adhesive including all labours, silicone sealant between splashback and bath, and crossbond, and remove waste and debris.	NO	581.11
6309BA	BATH:RENEW 1700MM ACRYLIC WITH TAPS Bath:Renew 8mm thick Acrylic bath upto 1700mm long complete with new taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework, supply and fix new acrylic bath panels to match including proprietary fixings, make good existing or renew 300mm high glazed wall tile splashback fixed with adhesive including all labours, silicone sealant between splashback and bath and crossbond and remove waste and debris.	NO	491.14

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ITEM	DESCRIPTION	UNIT	RATE
6309AC	BATH:RENEW 1700MM STEEL WITH SHOWER MIXER Bath:Renew upto 1700mm heavy duty vitreous enamel steel bath complete with new shower mixer taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework, 4.8mm self finished hardboard bath panels screwed with chromium plated dome headed screws to and including 38x50mm softwood framing, angle trim, make good existing or renew 300mm high glazed wall tile splashback fixed with adhesive including all labours, silicone sealant between splashback and bath, and crossbond, and remove waste and debris.	NO	618.37
6309BB	BATH:RENEW 1700MM ACRYLIC WITH SHOWER MIXER Bath:Renew 8mm thick Acrylic bath upto 1700mm long complete with new shower mixer taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework, supply and fix new acrylic bath panels to match including proprietary fixings, make good existing or renew 300mm high glazed wall tile splashback fixed with adhesive including all labours, silicone sealant between splashback and bath and crossbond and remove waste and debris.	NO	510.48
6309AD	BATH:RENEW 1700MM STEEL SHOWER MIXER - WET AREA Bath:Renew upto 1700mm heavy duty vitreous enamel steel bath complete with new shower mixer taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework, 4.8mm self finished hardboard bath panels screwed with chromium plated dome headed screws to and including 38x50mm softwood framing, angle trim, make good existing or renew glazed wall tile splashback and wet area tiling fixed with adhesive including all labours, silicone sealant between splashback and wet area tiling and bath and crossbond and remove waste and debris.	NO	812.32
6309BC	BATH:RENEW 1700MM ACRYLIC SHOWER MIXER - WET AREA Bath:Renew 8mm thick Acrylic bath upto 1700mm complete with new shower mixer taps and waste fitting, reconnect existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework, 4.8mm self finished hardboard bath panels screwed with chromium plated dome headed screws to and including 38x50mm softwood framing, angle trim, make good existing or renew glazed wall tile splashback and wet area tiling fixed with adhesive including all labours, silicone sealant between splashback and wet area tiling and bath and crossbond and remove waste and debris.	NO	703.86
6309CA	BATH:INSTALL SPECIAL NEEDS BATH Bath:Renew bath with special needs bath with rim and internal bath seat complete with new taps and waste reconnect to existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework, remove existing bath panels and framework and fix new proprietary front and end bath panels including all necessary fixings and supports, make good existing and renew glazed wall tile splashback fixed with adhesive including all rounded edges and labours, silicone sealant between splashback and bath and crossbond, make good wall and floor finishes and remove waste and debris.	NO	894.95

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ITEM	DESCRIPTION	UNIT	RATE
6309CB	BATH:INSTALL SPECIAL NEEDS HIP TYPE Bath:Renew bath with special needs hip bath complete with new taps and waste reconnect to existing supply pipework including any adjustments, provide new service valves if not already installed, complete with new plug and chain, plastic trap, connect to waste pipework including any adjustments, test, make good existing and renew glazed wall tile splashback fixed with adhesive including all rounded edges and labours, silicone sealant between splashback and bath, and crossbond and make good all wall and floor finishes, and remove waste and debris.	NO	581.79
6309DA	BATH:REMOVE AND REFIX FOR OTHER SERVICE PROVIDER'S Bath:Remove and later refix any bath after access for other Provider's including remove and refix panels, framing, skirting, drain and refill system, disconnect and reconnect all pipework as necessary and provide new service valves if not already installed and test, renew silicone sealant, make good wall tiling and all finishes disturbed and crossbond and remove waste and debris.	NO	91.07
6309DB	BATH:REMOVE AND PREPARE FOR SHOWER TRAY Bath:Disconnect water supplies and waste, and cap off, remove bath and prepare bathroom to receive level access shower tray.	IT	76.29
6309DI	BATH:ROTATE EXISTING THROUGH 180 DEGREES Bath:Remove, rotate by 180 degrees and refix any bath including remove and refix panels, framing, skirting, drain and refill system, disconnect and reconnect all pipework as necessary and provide new service valves if not already installed, test, renew silicone sealant, make good wall tiling and all finishes disturbed, crossbond and remove waste and debris.	IT	177.79
6309DJ	BATH:EXTRA OVER FOR INSTALLING IN NEW POSITION Bath:Remove, move to new position and refix any bath including remove and refix panels, framing, skirting, drain and refill system, disconnect and reconnect all pipework as necessary and provide new service valves if not already installed, test, renew silicone sealant, make good wall tiling and all finishes disturbed, crossbond and remove waste and debris.	IT	85.82
6309EA	BATH:REGRIND AND REPOLISH NE 1800MM Bath:Prepare, regrind and repolish completely any steel or cast iron bath ne 1800mm long, including removing and refixing all fittings etc.	NO	300.00
6309EB	BATH:TOUCH UP CHIP Bath:Prepare and touch up chip to any steel or cast iron bath including removing and refixing all fittings as necessary.	IT	100.00
6309EC	BATH:RE-ENAMEL Bath:Prepare, grind, re-enamel and repolish completely any steel or cast iron bath.	IT	80.00
6309ED	BATH:DISCONNECT AND REMOVE Bath:Remove bath including panels and framing complete, disconnect and seal off supply and waste pipework and make good to all wall and floor finishes and remove waste and debris (bath not being renewed).	NO	51.03
	Bath Panels and Framing		
6309FA	BATH PANEL:RENEW HARDBOARD SIDE AND FRAMING Bath Panel:Renew or supply and fix 4.8mm self finished hardboard side bath panel, securely screwed with chromium plated dome headed screws to and including 38x50mm softwood framing and remove waste and debris.	IT	74.35

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ITEM	DESCRIPTION	UNIT	RATE
6309FB	BATH PANEL:RENEW HARDBOARD END AND FRAMING Bath Panel:Renew or supply and fix 4.8mm self finished hardboard end bath panel, securely screwed with chromium plated dome headed screws to and including 38x50mm softwood framing complete with metal bath panel trim and remove waste and debris.	IT	50.52
6309FC	BATH PANEL:RENEW HARDBOARD SIDE END AND FRAMING Bath Panel:Renew or supply and fix 4.8mm self finished hardboard side and end bath panels securely screwed with chromium plated dome screws to and including 38x50mm softwood framing complete with metal bath panel trim and remove waste and debris.	IT	114.29
6309FD	BATH PANEL:RENEW HARDBOARD SIDE EXISTING FRAMING Bath Panel:Renew or supply and fix 4.8mm self finished hardboard side bath panel securely screwed with chromium plated dome screws to existing framing and remove waste and debris.	IT	25.46
6309FE	BATH PANEL:RENEW HARDBOARD END EXISTING FRAMING Bath Panel:Renew or supply and fix 4.8mm self finished hardboard end bath panel securely screwed with chromium plated dome screws to existing framing complete with metal bath trim and remove waste and debris.	IT	21.03
6309FF	BATH PANEL:RENEW HARDBD SIDE END EXISTING FRAMING Bath Panel:Renew or supply and fix 4.8mm self finished hardboard side and end bath panels securely screwed with chromium plated dome screws to existing framing and including metal bath panel edge trim and remove waste and debris.	IT	39.13
6309GA	BATH PANEL:RENEW ACRYLIC SIDE Bath Panel:Renew or supply and fix proprietary acrylic side bath panel, colour to match, including all plinths, trims, corner pieces and the like, securely fixed with brackets and make good and remove waste and debris.	IT	62.89
6309GB	BATH PANEL:RENEW ACRYLIC END Bath Panel:Renew or supply and fix proprietary acrylic end bath panel, colour to match, including all plinths, trims, corner pieces and the like, securely fixed with brackets and make good and remove waste and debris.	IT	38.94
6309GC	BATH PANEL:RENEW ACRYLIC SIDE AND END Bath Panel:Renew or supply and fix proprietary acrylic side and end bath panel, colour to match, including all plinths, trims, corner pieces and the like, securely fixed with brackets and make good and remove waste and debris.	IT	92.25
6309HA	PANEL:REMOVE AND REFIX ANY TYPE Panel:Remove and later refix any bath panel (side or end) including any corner angle trim, skirting etc.	NO	9.61
	Bathroom Upgrades To Benchmark Standards		
6310ZA	BATHROOM:UPGRADE TO BENCHMARK NO WC Bathroom:Upgrade bathroom to benchmark standard disconnect and strip out existing sanitary fittings, supply and waste pipework, strip out electric wiring and light fittings, hack off wall tiling, take up and remove floor coverings, install new bath with shower or mixer taps, and basin complete, install new supply and waste pipework, complete with service valves to all appliances, install new electric wiring, switch, light and shaver fitting, low voltage transformer extract fan, make wall and ceiling finishes, supply and fix wall tiling to splashbacks and shower area, supply and lay new non-slip floor covering, redecorate, supplemental equipotential bonding and remove waste and debris.	IT	2388.23

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ITEM	DESCRIPTION	UNIT	RATE
6310ZB	BATHROOM:UPGRADE TO BENCHMARK WC Bathroom:Upgrade bathroom to benchmark standard disconnect and strip out existing sanitary fittings, supply soil and waste pipework, strip out electric wiring and light fittings, hack off wall tiling, take up and remove floor coverings, install new wc suite, bath with shower or mixer taps, and basin complete, install new supply, soil and waste pipework, complete with service valves to all appliances, install new electric wiring, switch, light and shaver fitting, low voltage transformer extract fan, make good wall and ceiling finishes, supply and fix wall tiling to splashbacks and shower area, supply and lay new non-slip floor covering, redecorate, supplemental equipotential bonding and remove waste and debris.	IT	2819.11
6310XC	TOILET:UPGRADE TO BENCHMARK NO EXISTING WHB Toilet:Upgrade separate toilet to benchmark standard disconnect and strip out existing wc suite, supply and soil pipework, strip out electric wiring and light fittings, hack off any wall tiling, take up and remove floor coverings, install new wc suite, and wash hand basin complete, install new supply, soil and waste pipework, complete with service valves to all appliances, install new electric wiring, switch, light fitting, low voltage transformer extract fan, make good wall and ceiling finishes, supply and fix wall tiling to splashback, supply and lay new non-slip floor covering, redecorate, supplemental equipotential bonding and remove waste and debris.	IT	1481.36
6310XD	TOILET:UPGRADE TO BENCHMARK EXISTING WHB Toilet:Upgrade separate toilet to benchmark standard disconnect and strip out existing wc suite, and basin, supply, waste and soil pipework, strip out electric wiring and light fittings, hack off any wall tiling, take up and remove floor coverings, install new wc suite, and wash hand basin complete, install new supply, soil and waste pipework, complete with service valves to all appliances, install new electric wiring, switch, light fitting, low voltage transformer extract fan, make good wall and ceiling finishes, supply and fix wall, tiling to splashback, supply and lay new non-slip floor covering, redecorate, supplemental equipotential bonding and remove waste and debris.	IT	1440.11
6310ZE	SHOWER:INSTALL 8.7 KW UNIT OVER BATH Shower:Supply and fix new 8.5kW electric shower unit complete incorporating advanced temperature stabiliser for constant temperature control, [shower unit PC Sum of £320.00 supplied and delivered complete ready for installation] make all connections to water supply including running additional pipework as necessary, provide new service valve, make electrical connections including provision of double pole switch, cable, conduit and MCB 45 amp, RCD protection, install in line scale reducer, test, provide certificate, and make good all finishes on completion. Clean off walls and prepare to receive new tiles, supply and fix new ne 152x152x6mm glazed coloured ceramic wall tiles to bathroom splashbacks/shower areas and cills, including fixing with adhesive, grouting and any necessary cutting, sealing around sanitary fittings with silicone sealant (2.4sm wall tiling).	IT	711.88
	Shower Trays		
6311AA	SHOWER TRAY:RENEW FIRECLAY COMPLETE Shower Tray:Renew shower tray with ne 830x830x180mm glazed fireclay shower tray, anti-slip finish with chromium plated waste, make necessary connections to waste pipe, seal joint between tray and wall with silicone sealant and make good all finishes, refix any shower rails, curtains or doors removed for access and remove waste and debris.	NO	307.83

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ITEM	DESCRIPTION	UNIT	RATE
6311BA	SHOWER TRAY:RENEW ACRYLIC COMPLETE Shower Tray:Renew shower tray with ne 830x830x260mm acrylic shower tray, anti-slip finish with chromium plated waste, make necessary connections to waste pipe, seal joint between tray and wall with silicone sealant and make good all finishes, refix shower rails, curtains and doors removed for access and remove waste and debris.	NO	232.41
6311BB	SHOWER:INSTALL LEVEL ACCESS SHOWER TRAY Shower:Supply and install front or corner entry level access shower tray complete with weighted full shower curtain as required and ceiling secured track, tray recessed into floor boarding or sitting on floor joists or recessed into floor screed, complete with gravity waste, make all necessary connections to waste pipe, seal joint between tray and wall with silicone sealant and make good all finishes, all to be installed in accordance with the manufacturers technical data sheet and remove waste and debris [PC Sum for the supply and delivery of shower tray and waste complete £320.00 excluding VAT].	NO	528.81
6311XA	SHOWER:INSTALL SHOWER TRAY HALF SCREEN - TIMBER Shower:Supply and install front or corner entry level access shower tray complete with half height carer screen, weighted full/half shower curtain as required, and ceiling secured track, tray recessed into floor boarding or sitting on floor joists, complete with gravity waste, make all necessary connections to waste pipe, seal joint between tray and wall with silicone sealant, and make good all finishes, all to be installed in accordance with the manufacturers technical data sheet, and remove waste and debris. [PC Sum for the supply and delivery of shower tray, waste and carer screen complete £670.00 excluding VAT].	NO	1000.58
6311XF	SHOWER:INSTALL OR RENEW PUMPED WASTE KIT Shower:Supply and install or renew pumped waste kit for any type of shower tray, all to be installed in accordance with the manufacturers technical data sheet.	NO	487.29
6311XH	SHOWER:INSTALL OR RENEW AUTOMATIC PUMP KIT Shower:Supply and install or renew automatic pump kit for any type of shower tray, all to be installed in accordance with the manufacturers technical data sheet.	NO	370.63
6311XJ	SHOWER:INSTALL OR RENEW SURGE DAMPER Shower:Supply and install or renew surge damper for any type of any type of shower tray, all to be installed in accordance with the manufacturers technical data sheet.	NO	60.80
	Shower Mixing Valves, Hoses and Heads		
6311DE	SHOWER:RENEW MECHANICAL TYPE Shower:Renew any surface mounted mechanical thermostatic shower complete including disconnect and remove existing, supply and fix new complete with thermostatic mixing valve, lever operated hot and cold mixing valve, with thermostatic control of flow and temperature automatic safety cut off, shower slide rail, soap dish, long hose and shower head, reconnect to existing pipework and test, make good, remove waste and debris.	NO	268.06

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ITEM	DESCRIPTION	UNIT	RATE
6311DG	SHOWER:OVERHAUL ANY MECHANICAL SHOWER Shower:Overhaul mechanical shower complete including disconnect service, re-assemble components as necessary, and remove and dismantle, repair and renew any other parts (including but not limited knob, handle, hose, shower rose/head, washers, seals, gaskets, filters, flow valve, and thermostat with cut out mechanical valve) as necessary, reassemble, reconnect to existing pipework and test, check supply and shower pressure, make good all finishes and remove waste and debris.	IT	58.77
6311DC	SHOWER:RENEW THERMOSTATIC MIXING VALVE Shower:Renew any thermostatic mixing valve including disconnect and remove existing, fix new including adjust and or extend all pipework and reconnect and test, make good all finishes and remove waste and debris.	NO	142.70
6311DD	SHOWER:RENEW THERMOSTATIC LOW FLOW MIXING VALVE Shower:Renew any thermostatic mixing valve with 6-9 litres per second aerating low flow type, including disconnect and remove existing, fix new including adjust and or extend all pipework and reconnect and test, make good all finishes and remove waste and debris.	NO	166.92
6311DA	SHOWER:RENEW NON-THERMOSTATIC MIX VALVE Shower:Renew any non-thermostatic mixing valve including disconnect and remove existing, fix new, adjust and or extend all pipework and reconnect and test, make good all finishes and remove waste and debris.	NO	99.14
6311DB	SHOWER:RENEW NON-THERMOSTATIC MIX VALVE LOW FLOW Shower:Renew any non-thermostatic mixing valve with 6-9 litres per second aerating low flow type including disconnect and remove existing, fix new, adjust and or extend all pipework and reconnect and test, make good all finishes and remove waste and debris.	NO	114.66
6311EA	SHOWER:RENEW HOSE AND SPRAY Shower:Renew any shower hose and spray including remove old and fix new and connect to mixing valve and remove waste and debris.	IT	32.08
6311EB	SHOWER:RENEW ARM AND SPRAY HEAD Shower:Renew any shower arm and spray head including disconnect and remove old and fix new head and reconnect existing pipework and remove waste and debris.	IT	33.34
6311EC	SHOWER:RENEW SWIVEL PATTERN HEAD Shower:Renew any swivel pattern shower head including disconnect and remove old and fix new head and reconnect existing pipework and remove waste and debris.	IT	21.41
6311ED	SHOWER:RENEW ROSE SPRAY HEAD Shower:Renew any rose spray shower head including disconnect and remove old and fix new head and reconnect existing pipework and remove waste and debris.	IT	18.45
6311FA	SHOWER:RENEW SHOWER KIT Shower:Renew shower kit comprising slide bar, handspray and flexible tube, disconnect and remove old and fit new kit and reconnect existing pipework and remove waste and debris.	IT	55.16
6311GA	SHOWER:RENEW SHOWER SLIDE BAR Shower:Renew shower slide bar, disconnect and remove old and fit new slide bar to wall and remove waste and debris.	IT	35.06

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ITEM	DESCRIPTION	UNIT	RATE
	Shower Rails and Curtains		
6311CA	SHOWER:RENEW RAILS AND CURTAINS Shower:Renew any size and type of shower rail and curtain including remove any defective rails, fix new rails with plastic plugs and matching non-ferrous screws including remove and rehang curtains, make good all finishes and remove waste and debris.	IT	71.13
6311CB	SHOWER:RENEW CURTAIN Shower:Renew any type of shower curtain to existing rails including remove and refix rails as found expedient and remove waste and debris.	IT	28.89
	Shower Seat		
9610AB	SEAT:SUPPLY AND FIX HINGED WITH LEG Seat:Supply and fix proprietary heavy duty hinged shower seat with support leg including all necessary plugging and securely fixing to wall and floor as appropriate and all making good and remove waste and debris.	NO	133.39
	Shower Soap Dish		
9620AA	SOAP DISH:SUPPLY AND FIX WHEELCHAIR HEIGHT Soap Dish:Supply and fix soap dish to suit wheelchair height including all making good and remove waste and debris.	NO	58.10
	Shower Rooms		
6312AA	SHOWER ROOM:CONVERT WITH FLOOR DRAIN Shower Room:Convert existing bathroom to shower room including disconnect existing sanitary ware as necessary and set aside, clear away bath, screed floor to falls and crossfalls to and including new floor drain complete and connect to waste, lay non slip flooring as specified by Client Representative fully skirted to ensure complete waterproofing to room, refix and reconnect sanitaryware, provide new service valves if not already installed, install 9.5kw electric shower complete with hose, shower head, riser rail, including connections to supplies, double pole switch, RCBO protection, install in line scale reducer, fix new shower rail and curtain, soap dish, test, provide certificate, make good, provide extra wall tiling to shower area, and remove waste and debris.	IT	2290.95
6312AB	SHOWER ROOM:CONVERT WITH SHOWER TRAY Shower Room:Convert existing bathroom to shower room including disconnect existing sanitary ware as necessary and set aside, clear away bath, screed floor to falls and crossfalls to and including new shower tray complete and connect to waste, lay non slip flooring as specified by Client Representative fully skirted to ensure complete waterproofing to room, refix and reconnect sanitaryware, provide new service valves if not already installed, install 9.5kw electric shower complete hose, shower head, riser rail, including connections to supplies, double pole switch, RCBO protection, install inline scale reducer, fix new shower rail and curtain and soap dish, test, provide certificate, make good, provide extra wall tiling to shower area, and remove waste and debris.	IT	2313.27

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ITEM	DESCRIPTION	UNIT	RATE
	Plumbing due to Internal Wall Insulation Works		
6313AD	WALL:REMOVE AND REFIX SHOWER TRAY IN ASSOCIATION Wall:Remove, set aside, store and later refix any type of shower tray in conjunction with internal wall insulation works, disconnect and reconnect waste tap and pipework, adjust, extend waste pipe as necessary, connect with new fittings, renew sealant, make good all wall and floor finishes, and remove waste and debris.	IT	123.64
	Taps - Traditional		
6313AA	TAP:RENEW PAIR BASIN PILLAR TAPS Tap:Renew pair 15mm chromium plated pillar taps to basin, turn off water supply, disconnect and remove old, connect new taps, including remove and refix securely basin if required, reinstate water supply and test on completion and remove waste and debris.	IT	44.51
6313AC	TAP:RENEW PAIR BATH PILLAR TAPS Tap:Renew pair of 22mm chromium plated pillar taps to bath, turn off water supply, remove bath panel and studding to gain access, refix on completion, reinstate water supply, test and make good and remove waste and debris.	IT	73.25
6313CA	TAP:RENEW PAIR HIGHNECK SINK PILLAR TAPS Tap:Renew pair 15mm chromium plated high neck pillar taps to sink top, turn off water supply, remove existing pillar taps and replace with new pillar taps, reinstate water supply and test on completion and remove waste and debris.	IT	61.18
6313EA	TAP:RENEW 15MM BRASS BIB TAP Tap:Renew with 15mm brass double check valve bib tap and backplate elbow securely fixed to wall or backboard with hose union loose key head and draincock, non return valve including locate, turn off water mains supply, reinstate water supply and test on completion and remove waste and debris.	NO	42.88
6316JA	TAP:INSTALL EXTERNAL 15MM BRASS BIB TAP Tap:Install new external 15mm brass double check valve bib tap with backplate elbow securely fixed to wall or backboard, hose union, loose key head, draincock and non return isolating valve, including locate and turn off water mains supply, extend copper service pipework to external position, lag exposed sections, all necessary builders work in connection and making good, reinstate water supply and test on completion and remove waste and debris.	NO	73.00
	Taps - Ceramic Disc Type		
6313BA	TAP:RENEW PAIR BASIN TAPS-CERAMIC DISC Tap:Renew pair 15mm chromium plated ceramic disc pillar taps to basin, turn off water supply, disconnect and remove old, connect new taps to existing pipework including remove and refix, secure basin if required, reinstate water supply and test on completion, make good and remove waste and debris.	IT	52.26
6313BC	TAP:RENEW PAIR BATH TAPS-CERAMIC DISC Tap:Renew pair of 22mm chromium plated ceramic disc pillar taps to bath, turn off water supply, disconnect and remove old, connect new taps to existing pipework, remove bath panel and studding for access, refix on completion, reinstate water supply, test on completion, make good and remove waste and debris.	IT	92.59

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ITEM	DESCRIPTION	UNIT	RATE
6313DA	TAP:RENEW PAIR HIGH NECK SINK TAPS-CERAMIC DISC Tap:Renew pair 15mm chromium plated ceramic disc high neck pillar taps to sink top, turn off water supply, remove old, including remove and refix, secure sinktop if required connect new taps to existing pipework, reinstate water supply, test on completion, make good and remove waste and debris.	IT	71.56
	Taps - Ceramic Disc Type Lever		
6313KA	TAP:RENEW PAIR BASIN TAPS-CERAMIC DISC LEVERS Tap:Renew pair 15mm chromium plated ceramic disc lever taps to basin, turn off water supply, disconnect and remove old, connect new taps to existing pipework including remove and refix, secure basin if required, reinstate water supply and test on completion, make good and remove waste and debris.	IT	68.41
6313KB	TAP:RENEW PAIR BATH TAPS-CERAMIC DISC LEVERS Tap:Renew pair of 22mm chromium plated ceramic disc lever taps to bath, turn off water supply, disconnect and remove old, connect new taps to existing pipework, remove bath panel and studding for access, refix on completion, reinstate water supply, test on completion, make good and remove waste and debris.	IT	97.52
6313KC	TAP:RENEW PAIR HIGH NECK SINK-CERAMIC DISC LEVERS Tap:Renew pair 15mm chromium plated ceramic disc high neck lever taps to sink top, turn off water supply, remove old, including remove and refix, secure sinktop if required connect new taps to existing pipework, reinstate water supply, test on completion, make good and remove waste and debris.	IT	67.30
	Taps - Monobloc Sink		
6313KD	TAPS:INSTALL MONOBLOC SINK LEVERS Taps:Install pair of chromium plated high neck lever action mono bloc taps with thermostatic blending valve to sink top in lieu of pillar taps.	IT	109.70
	Taps - Mixers		
6313FC	TAP:RENEW BATH MIXER Tap:Renew mixer tap to bath, turn off water supply, remove bath panel and studding to gain access, refix on completion, reinstate water supply, test and make good and remove waste and debris.	IT	81.13
6313FD	TAP:RENEW BATH MIXER WITH SHOWER ATTACHMENT Tap:Renew mixer tap with shower hose attachment to bath, turn off water supply, remove bath panel and studding for access, refix on completion, reinstate water supply, test and make good and remove waste and debris.	IT	108.28
6313GA	TAP:RENEW SINK MIXER Tap:Renew mixer tap to sink top, turn off water supply, make all necessary connections to existing pipework, reinstate water supply and test on completion and remove waste and debris.	IT	74.48
	Taps - Lever		
6313HA	TAPS:RENEW WITH BASIN LEVERS - PAIR Taps:Renew pair of taps to wash hand basin with pair of 15mm ceramic disc lever taps including, turn water off/on, remove old, connect new taps to existing pipework including remove/refix basin securely if required, reinstate water supply, test on completion and make good and remove waste and debris.	IT	68.41

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ITEM	DESCRIPTION	UNIT	RATE
6313HB	TAPS:RENEW WITH SINK LEVERS - PAIR Taps:Renew pair of taps to sink with pair of 15mm high neck ceramic disc lever taps including turn water off/on, remove old, connect new taps to existing pipework, reinstate water supply, test on completion and make good and remove waste and debris.	IT	67.30
6313HC	TAPS:RENEW WITH BATH LEVERS - PAIR Taps:Renew pair of taps to bath with pair of 22mm ceramic disc lever taps including turn water off/on, remove panels/studding for access and refix on completion, remove existing taps and fix new and connect to existing pipework, reinstate water supply, test on completion and make good and remove waste and debris.	IT	97.52
6314AA	TAPS:INSTALL SINK LEVERS - PAIR Taps:Install pair of 15mm chromium plated ceramic disc quarter action lever taps with thermostatic blending valve to sink top in lieu of pillar taps.	IT	91.40
6314AB	TAPS:INSTALL MONOBLOC SINK LEVERS - PAIR Taps:Install pair of chromium plated high neck lever action mono bloc taps with thermostatic blending valve to sink top in lieu of pillar taps.	IT	100.79
9520AA	TAPS:INSTALL BASIN LEVERS - PAIR Taps:Install pair of 15mm chromium plated ceramic disc quarter action lever taps to wash hand basin in lieu of pillar taps.	IT	91.84
	Taps -Aerating Low flow Type		
6313JA	TAPS:RENEW KITCHEN SINK PAIR LOW FLOW 3-4 L/S Taps:Renew pair of 15mm kitchen sink taps with pair of 3-4 litres per second aerating low flow taps, including locate, turn off water mains supply, install, seal, reinstate water supply and test on completion and remove waste and debris.	NO	68.40
6313JB	TAPS:RENEW WASH BASIN PAIR LOW FLOW 2-3 L/S Taps:Renew pair of 15mm wash basin taps with pair of 2-3 litres per second aerating low flow taps, including locate, turn off water mains supply, install, seal, reinstate water supply and test on completion and remove waste and debris.	NO	56.90
	Taps - Thermostatic Controlled Mixers		
6314AE	MIXER:RENEW THERMOSTATIC TO BATH Mixer:Renew thermostatic mixer tap to bath, turn off water supply, remove bath panel and studding to gain access, refix on completion, reinstate water supply, adjust thermostat, test and make good and remove waste and debris.	IT	121.36
6314AF	MIXER:RENEW THERMOSTATIC TO BATH SHOWER ATTACHMENT Mixer:Renew thermostatic mixer tap with shower hose attachment to bath, turn off water supply, remove bath panel and studding for access, refix on completion, reinstate water supply, adjust thermostat, test and make good and remove waste and debris.	IT	145.57
6314AC	MIXER:RENEW THERMOSTATIC TO SINK Mixer:Renew thermostatic mixer tap to sink top, turn off water supply, make all necessary connections existing pipework, reinstate water supply, adjust thermostat and test on completion and remove waste and debris.	IT	109.23

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ITEM	DESCRIPTION	UNIT	RATE
6314AD	MIXER:RENEW THERMOSTATIC TO BASIN Mixer:Renew thermostatic mixer tap to basin, turn off water supply, make all necessary connections existing pipework, reinstate water supply, adjust thermostat and test on completion and remove waste and debris.	IT	109.23
6314BA	MIXER:OVERHAUL ANY TYPE OF THERMOSTATIC Mixer:Overhaul any type of thermostatic mixer tap, including the dismantling and renewal of washers, renewal thermostatic mixer cartridge, reseating, repacking gland, resecure mixer, cleaning down stems, reassemble, adjust thermostat and test on completion, turn off water remake all necessary connections existing pipework, reinstate water supply and test on completion and remove waste and debris.	IT	74.29
	Sealant Joints to Sanitary Appliances and Fittings		
6315AA	SEALANT:RENEW TO SIDES AND ENDS OF BATH Sealant:Renew sanitaryware silicone sealant to side and ends of bath providing watertight joint.	IT	8.96
6315AB	SEALANT:RENEW TO SHOWER TRAY Sealant:Renew sanitaryware silicone sealant to sides of shower tray providing watertight joint.	IT	8.19
6315AC	SEALANT:RENEW TO BASIN OR SINK Sealant:Renew sanitaryware silicone sealant to sides of basin or sink to provide watertight joint.	IT	2.99
6315AD	SEALANT:APPLY TO WORKTOP AND WALL Sealant:Seal joint between worktop and wall with silicone sealant and remove waste and debris.	LM	2.99
6315BA	SEALANT:PVC TRIM TO BATH Sealant:Replace existing sealant to side and ends of bath with suitable size PVCu quadrant or flexible PVC cover trim fixed to bath and tiles with sanitaryware silicone sealant to form a neat clean sealed beaded surround, including raking out existing defective sealant, cleaning and notching new quadrant trim around any obstructions.	IT	19.84
	Upstands		
6317AA	WORKTOP:FIT ALUMINIUM JOINT UPSTAND STRIP Worktop:Supply and fix new proprietary aluminium joint strip between worktop and wall.	LM	11.46
6317BA	WORKTOP:FIT PVC JOINT UPSTAND STRIP Worktop:Supply and fix proprietary PVC joint strip between worktop and wall.	LM	9.16
6317CA	TRIM:FIT CHROME COVER FILLETS Trim:Provide and fix proprietary chrome cover fillets, stops, trims as directed.	LM	9.12
	Washing Machine Plumbing		
6319AA	WASHING MACHINE:FORM NEW WASTE OUTLET Washing Machine:Cut in existing 40mm waste pipe and make connection for waste from washing machine including washing machine trap and securely fixed stand pipe and remove waste and debris.	IT	62.36

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ITEM	DESCRIPTION	UNIT	RATE
6319BA	WASHING MACHINE:SUPPLY VALVES OR STOP TAPS Washing Machine:Supply and fix hot and cold water washing machine valves including adapt and extend existing pipework ne 1m, install in line service pipe stop taps to hot and cold water supply/mains service, make all joints and test on completion and remove waste and debris.	IT	93.20
6319CA	WASHING MACHINE:RENEW INDIVIDUAL VALVE Washing Machine:Renew individual washing machine valve including turn water off/on, drain and refill as necessary, remove existing and connect new valve existing pipework including any adaption of pipework required, make all joints and test on completion and remove waste and debris.	NO	19.21
6319CB	WASHING MACHINE:RENEW PAIR STOP TAPS Washing Machine:Renew or supply and fix new pair of in line stop taps including turn water off/on, drain/refill as necessary, fix new stop taps to existing pipework including any adaption of pipework required, make all joints and test on completion and remove waste and debris.	IT	38.43
	Plumbing in Tenants Fittings		
6320AA	OCCUPIERS FITTINGS:SUPPLY TO FRIDGE Occupiers Fittings:Supply and fix hot and cold water valve to American type fridge/freezer owned by occupier including adapt and extend existing pipework ne 2m, install in line service pipe stop taps to cold water supply/mains service, make all joints and test on completion, and remove waste and debris.	IT	83.61
	Replumbing Hot and Cold Water Installations		
	Whole Dwelling Renewals - Existing Tank/Cylinder		
6340AA	REPLUMB:1 BED FLAT EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 1 bed flat in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1118.46
6340AB	REPLUMB:2 BED FLAT EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 2 bed flat in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1150.87

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ITEM	DESCRIPTION	UNIT	RATE
6340AC	REPLUMB:3 BED FLAT EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 3 bed flat in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1186.56
6340BA	REPLUMB:1 BED BUNG EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 1 bed bung in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1118.46
6340BB	REPLUMB:2 BED BUNG EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 2 bed bung in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1150.87
6340BC	REPLUMB:3 BED BUNG EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 3 bed bung in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1186.56
6340CA	REPLUMB:1 BED HOUSE EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 1 bed house in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1131.29

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ITEM	DESCRIPTION	UNIT	RATE
6340CB	REPLUMB:2 BED HOUSE EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 2 bed house in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1184.81
6340CC	REPLUMB:3 BED HOUSE EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 3 bed house in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc., service valves, test, refill system, and remove waste and debris.	IT	1224.08
6340CD	REPLUMB:4 BED HOUSE EXISTING TANK AND CYLINDER Replumb:Renew hot and cold water installation to 4 bed house in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1248.34
6340DA	REPLUMB:RENEW COLD WATER TANK Replumb:Renew cold water storage tank as part of the renewal of the hot and cold installation with 227 litres plastic tank, lid including Byelaw 30 kit, fix new insulation jacket, ballvalve and float, remove old tank, test on completion, and remove waste and debris.	IT	348.96
6340EA	REPLUMB:RENEW HOT WATER CYLINDER Replumb:Renew hot water cylinder as part of the renewal of the hot and cold installation with ne 140 litre indirect pre-insulated cylinder, install 3 kilowatt top entry immersion heater and thermostat, remake earth bonding, reconnect electricity supply, test on completion, and remove waste and debris.	IT	411.37
6340FA	REPLUMB:RENEW COLD AND HOT TANKS Replumb:Renew cold water storage tank and hot water cylinder as part of the renewal of the hot and cold installation with 227 litres plastic tank, lid including Byelaw 30 kit, insulation jacket, ballvalve and float and remove old tank and ne 140 litre indirect pre-insulated cylinder, install 3 kilowatt top entry immersion heater and thermostat, remake earth bonding, reconnect electricity supply, test on completion, and remove waste and debris.	IT	760.34

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ITEM	DESCRIPTION	UNIT	RATE
6340XA	REPLUMB:FLAT/BUNGALOW EXISTING TANK/CYLINDER Replumb:Renew hot and cold water installation to flat or bungalow in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	925.64
6340XB	REPLUMB:HOUSE/MAISONETTE EXISTING TANK/CYLINDER Replumb:Renew hot and cold water installation to house or maisonette in copper pipework with gunmetal ancillaries, comprising 15mm rising main from incoming main to existing CWST with branches to sink, washing machine and feed and expansion tank, 22mm feed from CWST to hws cylinder and bath, with 15mm branches to basin and wc, 22mm hot down feed from hws cylinder to bath, 15mm branches to basin, sink and washing machine, including combined stopcock/draincock, washmac valves, draincocks, all connections to fittings etc, service valves, test, refill system, and remove waste and debris.	IT	1121.03
	Supply Pipework		
	Copper Pipework - Renewals		
6350AA	PIPE:RENEW OR INSTALL 15MM COPPER Pipe:Renew or fix new any 15mm diameter pipe with copper pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material and remove waste and debris.	LM	24.28
6350AB	PIPE:RENEW OR INSTALL 22MM COPPER Pipe:Renew or fix new any 22mm diameter pipe with copper pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material and remove waste and debris.	LM	28.98
6350AC	PIPE:RENEW OR INSTALL 28MM COPPER Pipe:Renew or fix new any 28mm diameter pipe with copper pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material and remove waste and debris.	LM	35.10
6350AD	PIPE:RENEW OR INSTALL 35MM COPPER Pipe:Renew or fix new any 35mm diameter pipe with copper pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material, and remove waste and debris.	LM	67.80
6350AE	PIPE:RENEW OR INSTALL 42MM COPPER Pipe:Renew or fix new any 42mm diameter pipe with copper pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material, and remove waste and debris.	LM	82.61
6350AF	PIPE:RENEW OR INSTALL 54MM COPPER Pipe:Renew or fix new any 54mm diameter pipe with copper pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material, and remove waste and debris.	LM	105.14
6360BA	PIPE:REMOVE REDUNDANT Pipe:Remove redundant lengths of any size or type of water service or heating pipework including all fittings, make good finishes and remove waste and debris.	LM	5.75

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ITEM	DESCRIPTION	UNIT	RATE
6360BB	PIPE:RENEW OR INSTALL 15MM CHROMIUM PLATED Pipe:Renew or fix new any 15mm diameter pipe with chromium plated pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material and remove waste and debris.	LM	24.78
6360EA	PIPE:REMOVE LEAD AND REPLACE WITH COPPER Pipe:Remove redundant lead pipework including all fittings, fix new 22mm copper pipe fixed with clips and including all made bends, connectors, fittings, make good finishes and remove waste and debris.	LM	33.27
6350BB	PIPE:RENEW 22MM CHROMIUM PLATED Pipe:Renew or supply and fix 22mm diameter chromium plated copper pipe fixed with clips and including all made bends, connectors, fittings and any adaptors for jointing to pipes of other material, and remove waste and debris.	LM	41.72
	Black Heavy Mild Steel Screw and Socketed		
6360CA	PIPE:INSTALL TEE/VALVE Pipe:Pipework:Cut into existing heating circuit pipe ne 50mm diameter and insert appropriate sized tee fitting, nipple and gate valve. Remove, thread and refix pipe as found expedient, including isolate, drain down and refill branch, remove waste and debris.	IT	106.32
6360DA	PIPE:RENEW 15MM STEEL Pipe:Renew or fix new 15mm black mild steel pipe, including all necessary cutting, threading, bending, fittings, couplings, clips and brackets, and remove waste and debris.	LM	39.97
6360DB	PIPE:RENEW 20MM STEEL Pipe:Renew or fix new 20mm black mild steel pipe, including all necessary cutting, threading, bending, fittings, couplings, clips and brackets, and remove waste and debris.	LM	46.57
6360DC	PIPE:RENEW 25MM STEEL Pipe:Renew or fix new 25mm black mild steel pipe, including all necessary cutting, threading, bending, fittings, couplings, clips and brackets, and remove waste and debris.	LM	59.44
6360DD	PIPE:RENEW 32MM STEEL Pipe:Renew or fix new 32mm black mild steel pipe, including all necessary cutting, threading, bending, fittings, couplings, clips and brackets, and remove waste and debris.	LM	75.51
6360DE	PIPE:RENEW 40MM STEEL Pipe:Renew or fix new 40mm black mild steel pipe, including all necessary cutting, threading, bending, fittings, couplings, clips and brackets, and remove waste and debris.	LM	88.36
6360DF	PIPE:RENEW 50MM STEEL Pipe:Renew or fix new 50mm black mild steel pipe, including all necessary cutting, threading, bending, fittings, couplings, clips and brackets, and remove waste and debris.	LM	125.63

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ITEM	DESCRIPTION	UNIT	RATE
	Pipe Insulation		
	Moulded Pipe Insulation		
6450BA	INSULATION:REMOVE EXISTING FROM PIPE Insulation:Remove existing insulation including securing wires complete to any diameter pipe and remove waste and debris.	LM	1.15
6451AA	INSULATION:RENEW UPTO 22MM PIPE Insulation:Renew or supply preformed insulation to any pipe ne 22mm diameter, fix preformed split cellular insulation section to pipework with adhesive tape and remove waste and debris.	LM	5.84
6451AB	INSULATION:RENEW TO 28MM PIPE Insulation:Renew or supply preformed insulation to any pipe ne 28mm diameter, fix preformed split cellular insulation section to pipework with adhesive tape and remove waste and debris.	LM	6.13
6451AC	INSULATION:RENEW TO 35MM PIPE Insulation:Renew or supply preformed insulation to any pipe ne 35mm diameter, fix preformed split cellular insulation section to pipework with adhesive tape, and remove waste and debris.	LM	5.77
6451AD	INSULATION:RENEW TO 42MM PIPE Insulation:Renew or supply preformed insulation to any pipe ne 42mm diameter, fix preformed split cellular insulation section to pipework with adhesive tape, and remove waste and debris.	LM	5.92
6451AE	INSULATION:RENEW TO 54MM PIPE Insulation:Renew or supply preformed insulation to any pipe ne 54mm diameter, fix preformed split cellular insulation section to pipework with adhesive tape, and remove waste and debris.	LM	7.31
	Stopcocks and Valves		
	Stopcocks		
6500AA	STOPCOCK:RENEW 15MM DIAMETER Stopcock:Renew 15mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	31.94
6500AB	STOPCOCK:RENEW 20MM DIAMETER Stopcock:Renew 20mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	37.14
6500AC	STOPCOCK:RENEW 22MM DIAMETER Stopcock:Renew 22mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	38.00
6500AD	STOPCOCK:RENEW 25MM DIAMETER Stopcock:Renew 25mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	45.48

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ITEM	DESCRIPTION	UNIT	RATE
6500AE	STOPCOCK:RENEW 28MM DIAMETER Stopcock:Renew 28mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	41.74
6500AF	STOPCOCK:RENEW 32MM DIAMETER Stopcock:Renew 32mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test, and remove waste and debris.	NO	64.79
6500AG	STOPCOCK:RENEW 35MM DIAMETER Stopcock:Renew 35mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test, and remove waste and debris.	NO	113.93
6500AH	STOPCOCK:RENEW 42MM DIAMETER Stopcock:Renew 42mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test, and remove waste and debris.	NO	147.11
6500AJ	STOPCOCK:RENEW 54MM DIAMETER Stopcock:Renew 54mm stopcock connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test, and remove waste and debris.	NO	211.35
6500BA	STOP TAP:RESITE AND RENEW WITH LEVER Stop Tap:Resite position of internal stop tap including replace with lever operated stop tap, locate, turn water supply off/on, run supply pipe to convenient position for wheelchair access, install new stop tap and make all necessary connections and make good and remove waste and debris.	IT	67.94
	Gatevalves		
6550AA	GATEVALVE:RENEW 15MM DIAMETER Gatevalve:Renew 15mm gatevalve connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	30.91
6550AB	GATEVALVE:RENEW 22MM DIAMETER Gatevalve:Renew 22mm gatevalve connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	35.73
6550AC	GATEVALVE:RENEW 28MM DIAMETER Gatevalve:Renew 28mm gatevalve connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	36.73
6550AD	GATEVALVE:RENEW 32MM DIAMETER Gatevalve:Renew 32mm gatevalve connected to any type of pipework including locate supply and turn water off/on, drain down/ refill, adjust pipework as necessary and test, and remove waste and debris.	NO	56.92
6550AE	GATEVALVE:RENEW 35MM DIAMETER Gatevalve:Renew 35mm gatevalve connected to any type of pipework including locate supply and turn water off/on, drain down/ refill, adjust pipework as necessary and test, and remove waste and debris.	NO	66.92

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ITEM	DESCRIPTION	UNIT	RATE
6550AF	GATEVALVE:RENEW 42MM DIAMETER Gatevalve:Renew 42mm gatevalve connected to any type of pipework including locate supply and turn water off/on, drain down/ refill, adjust pipework as necessary and test, and remove waste and debris.	NO	84.41
6550AG	GATEVALVE:RENEW 54MM DIAMETER Gatevalve:Renew 54mm gatevalve connected to any type of pipework including locate supply and turn water off/on, drain down/ refill, adjust pipework as necessary and test, and remove waste and debris.	NO	110.91
	Check and Service Valves		
6560AA	SERVICE VALVE:RENEW OR INSTALL 15MM Service Valve:Renew or install 15mm isolating or slot or screw operated service valve connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	27.40
6560AB	SERVICE VALVE:RENEW OR INSTALL 22MM Service Valve:Renew or install 22mm isolating or slot or screw operated service valve connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary and test and remove waste and debris.	NO	30.02
	Ballofix Valves		
6570AA	BALLOFIX VALVE:RENEW OR INSTALL 15MM Ballofix Valve:Renew or install any type 15mm Ballofix valve with and including handle connected to any type of pipework including locate supply and turn water off and on, drain down and refill, adjust pipework as necessary and test and remove waste and debris.	NO	27.40
6570AB	BALLOFIX VALVE:RENEW OR INSTALL 22MM Ballofix Valve:Renew or install any type 22mm Ballofix valve with and including handle connected to any type of pipework including locate supply and turn water off and on, drain down and refill, adjust pipework as necessary and test and remove waste and debris.	NO	30.02
6570AC	BALLOFIX VALVE:RENEW OR INSTALL 28MM Ballofix Valve:Renew or install any type 28mm Ballofix valve with and including handle connected to any type of pipework including locate supply and turn water off and on, drain down and refill, adjust pipework as necessary and test and remove waste and debris.	NO	45.35
	Thermostatic Mixing Valves		
6580AA	THERMOSTATIC MIXING VALVE:RENEW OR INSTALL 15MM Thermostatic Mixing Valve:Renew or install 15mm hot and cold water blending valve compliant with TMV2 and TMV3 schemes, connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary, test and remove waste and debris.	NO	84.42
6580AC	THERMOSTATIC MIXING VALVE:RENEW OR INSTALL 22MM Thermostatic Mixing Valve:Renew or install 22mm hot and cold water blending valve compliant with TMV2 and TMV3 schemes, connected to any type of pipework including locate supply and turn water off/on, drain down/refill, adjust pipework as necessary, test and remove waste and debris.	NO	91.72

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ITEM	DESCRIPTION	UNIT	RATE
	Draincocks		
6600AA	DRAINCOCK:RENEW NE 15MM DRAIN COCK Draincock:Renew ne 15mm copper to copper draincock on service pipework from tank or cylinder in conjunction with associated work or whilst system drained down.	NO	11.47
6600AB	DRAINCOCK:RENEW NE 22MM DRAINCOCK Draincock:Renew ne 22mm copper to copper draincock on service pipework from tank or cylinder in conjunction with associated work or whilst system drained down.	NO	18.08
	Surestops		
6601AA	SURESTOP:INSTALL 15MM TO RISING MAIN Water Switch:Supply and install 15mm "Surestop" or other equal and approved to rising main, isolate water supply, drain down, cut into pipe and joint surestop valve, plug and screw switch to any surface, cut opening etc. for flexible tubing from switch to valve, tube maximum 2.00m long, turn water on, test operation of switch, make good and remove waste and debris.	IT	91.19
6601AB	SURESTOP:INSTALL 22MM TO RISING MAIN Water Switch:Supply and install 22mm "Surestop" or other equal and approved to rising main, isolate water supply, drain down, cut into pipe and joint surestop valve, plug and screw switch to any surface, cut opening etc. for flexible tubing from switch to valve, tube maximum 2.00m long, turn water on, test operation of switch, make good and remove waste and debris.	IT	101.46
6601BA	SURESTOP:INSTALL 15MM TO HOT OR COLD PIPE Water Switch:Supply and install 15mm "Surestop" or other equal and approved to hot or cold pipe, isolate water supply, drain down, cut into pipe and joint surestop valve, plug and screw switch to any surface, cut opening etc. for flexible tubing from switch to valve, tube maximum 4.00m long, turn water on, test operation of switch, make good and remove waste and debris.	IT	88.31
6601BB	SURESTOP:INSTALL 22MM TO HOT OR COLD PIPE Water Switch:Supply and install 22mm "Surestop" or other equal and approved to hot or cold pipe, isolate water supply, drain down, cut into pipe and joint surestop valve, plug and screw switch to any surface, cut opening etc. for flexible tubing from switch to valve, tube maximum 2.00m long, turn water on, test operation of switch, make good and remove waste and debris.	IT	98.58
	Water Storage Tanks		
	Water Storage Tanks - Plastic		
6650AA	TANK:RENEW WITH NE 113LTR PLASTIC Tank:Renew any type of tank with ne 113 litres plastic tank, lid, including Byelaw 30 kit, turn water off/on, drain/refill system, adjust and connect pipework, fix new insulation jacket, ballvalve and float and remove old tank, test on completion and remove waste and debris.	IT	242.53
6650AB	TANK:RENEW WITH NE 227LTR PLASTIC Tank:Renew any type of tank with over 113 and ne 227 litres plastic tank, lid, including Byelaw 30 kit, turn water off/on, drain/refill system, adjust and connect pipework, fix new insulation jacket, ballvalve and float and remove old tank, test on completion and remove waste and debris.	IT	348.96

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ITEM	DESCRIPTION	UNIT	RATE
	Water Storage Tanks - GRP		
6652AA	TANK:RENEW WITH NE 317 LITRE GRP 1 PIECE Tank:Renew any tank with ne 317 litres one piece GRP storage tank with lid complete with Byelaw 30 kit, turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, fix new insulation jacket, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	671.56
6652AB	TANK:RENEW WITH NE 500 LITRE GRP 1 PIECE Tank:Renew any tank with ne 500 litres one piece GRP storage tank with lid complete with Byelaw 30 kit, turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, fix new insulation jacket, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	801.08
6652AC	TANK:RENEW WITH NE 690 LITRE GRP 1 PIECE Tank:Renew any tank with ne 690 litres one piece GRP storage tank with lid complete with Byelaw 30 kit, turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, fix new insulation jacket, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	1118.93
6652AD	TANK:RENEW WITH NE 765 LITRE GRP 1 PIECE Tank:Renew any tank with ne 765 litres one piece GRP storage tank with lid complete with Byelaw 30 kit, turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, fix new insulation jacket, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	1347.19
6652AE	TANK:RENEW WITH NE 920 LITRE GRP 1 PIECE Tank:Renew any tank with ne 920 litres one piece GRP storage tank with lid complete with Byelaw 30 kit, turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, fix new insulation jacket, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	1410.37
6652AF	TANK:RENEW WITH NE 1048 LITRE GRP 1 PIECE Tank:Renew any tank with ne 1048 litres one piece GRP storage tank with lid complete with Byelaw 30 kit, turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, fix new insulation jacket, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	1749.81
6652AG	TANK:RENEW WITH NE 1254 LITRE GRP 1 PIECE Tank:Renew any tank with ne 1254 litres one piece GRP storage tank with lid complete with Byelaw 30 kit, turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, fix new insulation jacket, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	2033.04

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ITEM	DESCRIPTION	UNIT	RATE
6654AA	TANK:RENEW NE 1364 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with ne 1364 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	2336.80
6654AB	TANK:RENEW NE 1600 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with over 1364 and ne 1600 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	2540.17
6654AC	TANK:RENEW NE 1820 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with over 1600 and ne 1820 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	2742.51
6654AD	TANK:RENEW NE 2275 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with over 1820 and ne 2275 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	3417.31
6654AE	TANK:RENEW NE 2500 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with over 2275 and ne 2500 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	3489.40

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ITEM	DESCRIPTION	UNIT	RATE
6654AF	TANK:RENEW NE 3000 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with over 2500 and ne 3000 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	3829.47
6654AG	TANK:RENEW NE 3750 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with over 3000 and ne 3750 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	4211.50
6654AH	TANK:RENEW NE 4545 LITRE GRP 1 PIECE PRE-INSULATED Tank:Renew any tank with over 3750 and ne 4545 litres one piece standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	4804.68
6656AA	TANK:RENEW NE 1364 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with ne 1364 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	2274.00
6656AB	TANK:RENEW NE 1600 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 1364 and ne 1600 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	2692.62

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ITEM	DESCRIPTION	UNIT	RATE
6656AC	TANK:RENEW NE 1820 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 1600 and ne 1820 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	2960.05
6656AD	TANK:RENEW NE 2275 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 1820 and ne 2275 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	3146.01
6656AE	TANK:RENEW NE 2500 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 2275 and ne 2500 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	3835.01
6656AF	TANK:RENEW NE 3000 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 2500 and ne 3000 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	4095.59
6656AG	TANK:RENEW NE 3750 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 3000 and ne 3750 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	5328.79

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ITEM	DESCRIPTION	UNIT	RATE
6656AH	TANK:RENEW NE 4545 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 3750 and ne 4545 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	6210.75
6656AJ	TANK:RENEW NE 10,000 LITRE GRP SECTIONAL PRE-INSUL Tank:Renew any tank with over 4545 and ne 10,000 litres sectional standard pre-insulated to Water Regulation Advisory Scheme regulation BS EW 13280:2001 GRP storage tank with securely fixed insulated tank cover, complete with Byelaw 30 kit, with screened warning pipe, overflow and air inlet, feed and expansion vent pipe seal, access cover, precut aperture in insulation for outlet pipe, securely turn water off/on, drain/refill system, adjust, extend and connect all pipework with new fittings, ballvalve and float, test on completion, and remove waste and debris including cutting down existing tank as necessary.	IT	9048.99
	Water Storage Tanks - Repairs		
6650BA	TANK:DRAIN CLEAN OUT AND REFILL CWST TANK Tank:Isolate supply and drain down ne 227 litre cold water storage tank, thoroughly clean out, reinstate water supply, refill tank and test on completion and remove waste and debris.	NO	22.99
6650CA	TANK:RENEW OVERFLOW Tank:Renew tank overflow ne 6m long in roof space with plastic pipe and fittings including cut any holes in structure or finishes, make good and test and remove waste and debris.	IT	52.38
6650CB	TANK:RENEW 25MM OVERFLOW Tank:Renew tank overflow ne 6m long in roof space with 25mm plastic pipe and fittings including cut any holes in structure or finishes, make good and test, and remove waste and debris.	IT	60.17
6650DA	TANK:RECOAT NE 454 LITRE Tank:Turn water off, drain down tank ne 454 litres and clean out and remove rust etc., prepare and apply 2 coats non toxic bituminous solution to inside of tank, refill and test on completion, and remove waste and debris.	NO	58.64
6650DB	TANK:RECOAT NE 2273 LITRE Tank:Turn water off, drain down tank ne 2273 litres and clean out and remove rust etc., prepare and apply 2 coats non toxic bituminous solution to inside of tank, refill and test on completion, and remove waste and debris.	NO	192.69
6650DC	TANK:RECOAT NE 4546 LITRE Tank:Turn water off, drain down tank ne 4546 litres and clean out and remove rust etc., prepare and apply 2 coats non toxic bituminous solution to inside of tank, refill and test on completion, and remove waste and debris.	NO	309.55
6650EA	TANK:INSPECTION FOR COMPLIANCE Tank:Access roof space and carry out inspection of cold water storage tanks in dwelling for compliance with byelaw 30 regulations.	IT	11.50

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ITEM	DESCRIPTION	UNIT	RATE
6650EB	TANK:OVERHAUL Tank:Access roof space and overhaul any cold water storage tank, take off, set aside and later refix insulation and lid, overhaul all valves, repair any leaks, renew float operated diaphragm valve, clean out tank, clear all airlocks, drain and refill tank as necessary.	IT	28.79
6650GA	TANK:RENEW BYELAW 30 KIT Tank:Install or renew to any type of cold water storage tank, Byelaw 30 fittings kit including fit screened breather, warning pipe, dip pipe and rubber expansion pipe grommet, turn water off/on and drain/refill system if required, adjust and connect pipework, test on completion and remove waste and debris.	IT	45.76
	Insulation - Tank		
6700AA	TANK:RENEW INSULATION TO NE 113 LITRE Tank:Renew insulating jacket set fixed securely to cold water storage tank, ne 113 litres and remove waste and debris.	NO	25.17
6700AB	TANK:RENEW INSULATION TO NE 227 LITRE Tank:Renew insulating jacket set fixed securely to cold water storage tank, over 113 and ne 227 litres and remove waste and debris.	NO	31.99
6700AC	TANK:RENEW INSULATION NE 709 LITRE Tank:Renew insulating jacket set fixed securely to cold water storage tank, over 227 and ne 709 litres, and remove waste and debris.	NO	107.02
6700AD	TANK:RENEW INSULATION NE 3364 LITRE Tank:Renew insulating jacket set fixed securely to cold water storage tank, over 709 and ne 3364 litres, and remove waste and debris.	NO	257.93
6700AE	TANK:REMOVE, SET ASIDE, REFIX INSULATION Tank:Remove existing insulation from any type of storage tank, including tank cover insulation, set aside for re-use and refix insulation to cold water storage tanks and feed and expansion tanks.	NO	10.09
	Hot Water Cylinders		
	Cylinders - Pre-Insulated Direct		
6750AA	CYLINDER:RENEW DIRECT INSULATED NEW HEATER Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 144 litre direct copper pre-insulated cylinder, connect existing pipes, refill, vent and test system, including all newly made joints, install 3kW top entry immersion heater and thermostat, remake all bonding, remove/refix shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	396.10
6750AB	CYLINDER:RENEW DIRECT INSULATED REFIX HEATER Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 144 litre direct copper pre-insulated cylinder, connect existing pipes, refill, vent and test system, including all newly made joints, transfer and refix immersion heater and thermostat, remake all bonding, remove/refix shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	359.35

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ITEM	DESCRIPTION	UNIT	RATE
	Cylinders - Pre-Insulated Indirect		
6750AC	CYLINDER:RENEW INDIRECT INSULATED NEW HEATER Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 140 litre indirect pre-insulated cylinder, connect existing pipes, refill, vent and test system, including all newly made joints, install 3kW top entry immersion heater and thermostat, remake all bonding, remove and refix shelves, reconnect electricity supply and test on completion and remove waste and debris.	NO	411.37
6750AD	CYLINDER:RENEW INDIRECT INSULATED REFIX HEATER Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 140 litre indirect pre-insulated cylinder, connect existing pipes, refill, vent and test system, including all newly made joints, transfer and refix existing immersion heater and thermostat, remake all bonding, remove and refix shelves, reconnect electricity supply and test on completion and remove waste and debris.	NO	374.62
	Cylinders - Pre Insulated Fortic Direct		
6750EA	CYLINDER:RENEW FORTIC DIRECT NEW HEATER Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 115 litre 'Fortic' direct pre-insulated combination tank, connect to existing pipes, vent and test system, including all newly made joints, install 3kW immersion heater and thermostat, remake all bonding, remove and refix all shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	399.07
6750EB	CYLINDER:RENEW FORTIC DIRECT REFIX HEATER Cylinder:Isolate supply, drain down, disconnect immersion heater and set aside, disconnect, clear away and renew with ne 115 litre 'Fortic' direct pre-insulated combination tank, connect to existing pipes, refill, transfer and refix immersion heater, vent and test system including all newly made joints, remake all bonding, remove and refix any shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	359.39
	Cylinders - Pre Insulated Fortic Indirect		
6750FA	CYLINDER:RENEW FORTIC INDIRECT NEW HEATER Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 115 litre 'Fortic' indirect pre-insulated combination tank, connect existing pipes, refill, vent and test, including made joints, install 3kW immersion heater and thermostat, remake all bonding, remove and refix shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	399.17
6750FB	CYLINDER:RENEW FORTIC INDIRECT REFIX HEATER Cylinder:Isolate supply, drain down, disconnect immersion heater and set aside, disconnect, clear away and renew with ne 115 litre 'Fortic' litre indirect pre-insulated combination tank, connect to existing pipes, refill, refix immersion heater, vent and test system including all newly made joints, remake all bonding, remove and refix any shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	362.42

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ITEM	DESCRIPTION	UNIT	RATE
	Cylinders - Economy 7 Type		
6750GA	CYLINDER:RENEW ECONOMY 7 NEW HEATERS Cylinder:Isolate supply, drain down, disconnect, clear away and renew with Economy 7 hot water cylinder, connect existing pipes, refill vent and test system, including all newly made joints, install new top and bottom entry immersion heaters and thermostats, remake all bonding, remove and refix all shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	523.09
6750GB	CYLINDER:RENEW ECONOMY 7 REFIX HEATERS Cylinder:Isolate supply, drain down, disconnect, clear away and renew with Economy 7 hot water cylinder, connect existing pipes, refill vent and test system, including all newly made joints, transfer and refix top and bottom entry immersion heaters and thermostats, remake all bonding, remove and refix all shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	461.64
	Cylinders - Elson Type Combination Tanks		
6750HA	CYLINDER:RENEW ELSON TANK NEW HEATERS Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 144 litre Elson combination tank, connect existing pipes, vent and test system, including all newly made joints, install new top and bottom entry immersion heaters and thermostats, remake all bonding, remove and refix all shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	1676.29
6750HB	CYLINDER:RENEW ELSON TANK REFIX HEATERS Cylinder:Isolate supply, drain down, disconnect, clear away and renew with ne 144 litre Elson combination tank, connect existing pipes vent and test system, including all newly made joints, transfer and refix top and bottom entry immersion heaters and thermostats, remake all bonding, remove and refix all shelves etc., reconnect electricity supply and test on completion and remove waste and debris.	NO	1617.76
	Cylinders - Economy 7/10 Unvented Direct Pre-Insul		
6790AA	CYLINDER:RENEW UNVENTED ECO 710 PRE-INSUL 190 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 190 litre unvented pre-insulated Economy 7 or 10 copper cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	913.00
6790AB	CYLINDER:RENEW UNVENTED ECO 710 PRE-INSUL 210 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 210 litre unvented pre-insulated Economy 7 or 10 copper cylinder with temperature and relief valves, 24 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1062.22

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ITEM	DESCRIPTION	UNIT	RATE
6790AC	CYLINDER:RENEW UNVENTED ECO 710 PRE-INSUL 250 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 250 litre unvented pre-insulated Economy 7 or 10 copper cylinder with temperature and relief valves, 24 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1188.35
6790AD	CYLINDER:RENEW UNVENTED ECO 710 PRE-INSUL 300 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 300 litre unvented pre-insulated Economy 7 or 10 copper cylinder with temperature and relief valves, 40 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1326.75
	Cylinders - Unvented Indirect Pre-insulated		
6790BA	CYLINDER:RENEW UNVENTED INDIRECT PRE-INSUL 190 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 190 litre unvented pre-insulated cylinder complete with primary coil, dual thermostat, wiring centre 2 part zone valve, temperature and pressure relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1074.48
6790BB	CYLINDER:RENEW UNVENTED INDIRECT PRE-INSUL 210 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 210 litre unvented pre-insulated cylinder complete with primary coil, dual thermostat, wiring centre 2 part zone valve, temperature and pressure relief valves, 24 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1204.33
6790BC	CYLINDER:RENEW UNVENTED INDIRECT PRE-INSUL 250 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 250 litre unvented pre-insulated cylinder complete with primary coil, dual thermostat, wiring centre 2 part zone valve, temperature and pressure relief valves, 24 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1625.18
6790BD	CYLINDER:RENEW UNVENTED INDIRECT PRE-INSUL 300 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 300 litre unvented pre-insulated cylinder complete with primary coil, dual thermostat, wiring centre 2 part zone valve, temperature and pressure relief valves, 40 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1666.02

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ITEM	DESCRIPTION	UNIT	RATE
	Cylinders - Vented Direct Pre-insulated		
6791AA	CYLINDER:RENEW VENTED DIRECT INSULATED 100 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 100 litre vented pre-insulated Dimplex Quantum or other equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1095.25
6791AB	CYLINDER:RENEW VENTED DIRECT INSULATED 125 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 125 litre vented pre-insulated Dimplex Quantum or other equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1122.93
6791AC	CYLINDER:RENEW VENTED DIRECT INSULATED 150 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 150 litre vented pre-insulated Dimplex Quantum or other equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1153.39
6791AD	CYLINDER:RENEW VENTED DIRECT INSULATED 175 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 175 litre vented pre-insulated Dimplex Quantum or other equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1203.22
6791AE	CYLINDER:RENEW VENTED DIRECT INSULATED 210 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 210 litre vented pre-insulated Dimplex Quantum or other equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1253.07

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ITEM	DESCRIPTION	UNIT	RATE
6791AF	CYLINDER:RENEW VENTED DIRECT INSULATED 250 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 250 litre vented pre-insulated Dimplex Quantum or other equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1290.43
	Cylinders - Unvented Direct Pre-insulated		
6792AA	CYLINDER:RENEW UNVENTED DIRECT INSULATED 100 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 100 litre unvented pre-insulated Dimplex Quantum or equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	957.96
6792AB	CYLINDER:RENEW UNVENTED DIRECT INSULATED 125 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 125 litre unvented pre-insulated Dimplex Quantum or equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	981.83
6792AC	CYLINDER:RENEW UNVENTED DIRECT INSULATED 150 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 150 litre unvented pre-insulated Dimplex Quantum or equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1008.07
6792AD	CYLINDER:RENEW UNVENTED DIRECT PRE-INSUL 175 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 175 litre unvented pre-insulated Dimplex Quantum or equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1051.05

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ITEM	DESCRIPTION	UNIT	RATE
6792AE	CYLINDER:RENEW UNVENTED DIRECT PRE-INSUL 210 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 210 litre unvented pre-insulated Dimplex Quantum or equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1094.01
6792AF	CYLINDER:RENEW UNVENTED DIRECT PRE-INSUL 250 LTR Cylinder:Isolate supply, drain down, disconnect, clear away and renew or install 250 litre unvented pre-insulated Dimplex Quantum or equal and approved electric water heating cylinder with temperature and relief valves, 18 litre expansion vessel, connect new and existing feed and supply pipes, refill, vent and test system, including all newly made joints, install 2 no. 3kW immersion heaters (lower and upper boost) and thermostat, remake all bonding, remove/refix shelves etc. reconnect electricity supply and test on completion and remove waste and debris.	NO	1126.22
	Cylinders - Repairs etc		
6750JA	CYLINDER:DRAIN DESCALE FLUSH OUT Cylinder:Isolate electricity supply, drain down cylinder, remove jacket, shelves etc., remove, descale, flush out and securely refix cylinder, refill, vent and test system, including all newly made joints, reconnect electricity supply, refix jacket and test on completion and remove waste and debris.	NO	63.33
6750KA	CYLINDER:SUPPLY PAIR ISOLATING VALVES Cylinder:Isolate supply, drain down as necessary and insert pair of isolating valves to hot water cylinder circuit, reinstate supply, fill, vent and test and remove waste and debris.	IT	61.18
6750MA	CYLINDER:SERVICE UNVENTED CYLINDER Cylinder:Carry out service to any size/type of unvented hot water cylinder in accordance with the manufacturers technical data sheet including but not limited to testing operation of expansion relief valve, temperature and pressure relied valves, combination valve and pressure reduction valve, clean the line strainers, recording and topping up pressures, check for leaks, test function of main and booster immersion heaters and thermostates, providing service record to Client.	NO	71.91
6750LA	CYLINDER:RENEW JACKET Cylinder:Renew insulating jacket set fixed securely to cylinder and remove waste and debris.	NO	26.98

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ITEM	DESCRIPTION	UNIT	RATE
	Proprietary Prefabricated Hot/Cold Plumbing Units		
6770AA	PLUMBUNIT:RENEW STD DIR 227LTR COLD NE 144LTR HOT Plumbunit:Renew any size or type proprietary prefabricated plumbing unit with new unit comprising ne 227 ltr polythene cold water storage tank with lid, ballvalve, Byelaw 30 kit, ne 144 ltr direct pre-insulated copper grade 3 cylinder, two 3kW top/bottom entry immersion heaters and thermostats, copper pipework, fittings, connections and valves all pre-plumbed on vented baseboards within painted steel supporting bases and framework, including turn water supply on/off, drain down, disconnect, clear away, connect to existing supply/distribution and overflow pipes etc., adjust ballvalve and float, refill, vent and test system, including all newly made joints, remake all earth bonding, reconnect electricity supply and test on completion and remove waste and debris.	NO	1708.11
6770AC	PLUMBUNIT:RENEW STD IND 227LTR COLD NE 140LTR HOT Plumbunit:Renew any size or type proprietary prefabricated plumbing unit with new unit comprising ne 227 ltr polythene cold water storage tank and ne 18 ltr feed and expansion tank with lids, ballvalves, Byelaw 30 kits, ne 140 ltr indirect pre-insulated copper grade 3 cylinder, copper pipework, fittings, connections and valves all pre-plumbed on vented baseboards within painted steel supporting bases and framework, including turn water supply on/off, drain down, disconnect, clear away, connect to existing supply/distribution and overflow pipes etc., adjust ballvalve and float, refill, vent, balance and test systems, including all newly made joints, remake all earth bonding, reconnect electricity supply and test on completion and remove waste and debris.	NO	1727.70
	Scale Reducers		
6800AA	SCALE REDUCER:SUPPLY MAGNETIC TYPE Scale Reducer:Supply and install magnetic type scale reducer to cold water supply including locate and turn water off, drain down as necessary, cut into existing pipe and insert scale reducer unit including all necessary connections, reinstate water supply and test and remove waste and debris.	IT	44.81
6800AB	SCALE REDUCER:SUPPLY ELECTROLYTIC TYPE Scale Reducer:Supply and install electrolytic type scale reducer to cold water supply including locate and turn water off, drain down as necessary, cut into existing pipe and insert scale reducer unit including all necessary connections, reinstate water supply and test and remove waste and debris.	IT	41.78
6800AC	SCALE REDUCER:SUPPLY CHEMICAL TYPE Scale Reducer:Supply and install chemical in line scale reducer to cold water supply including locate and turn water off, drain down as necessary, cut into existing pipe and insert scale reducer unit including fix two stop valves, make all necessary connections and test and remove waste and debris.	IT	134.95
6800AD	SCALE REDUCER:ELECTRO MAGNETIC NON INTRUSIVE TYPE Scale Reducer:Supply and install electronic 'Water King' non intrusive type scale reducer to hot or cold water pipes complete, computerised control unit with internal transformer hardwired to fused electrical outlet, wire aerials coiled around pipework and secured, make all necessary connections and test and remove waste and debris.	IT	83.79

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ITEM	DESCRIPTION	UNIT	RATE
	Magnaclean Filter		
7100FA	FILTER:SUPPLY MAGNACLEAN CENTRAL HEATING FILTER Filter:Supply and install or renew magna clean central heating filter to flow and return pipework including isolate or drain down circuits, drain down as necessary, cut into existing pipework and insert new, or disconnect existing, and install in line twin reverse flow central heating filter unit complete with low profile drain valve, air vent assembly, including all necessary 22mm compression connections, and subsequently refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	140.67
	Sundry Works		
	Duct Covers and Frames		
6950AA	PANEL:REMOVE AND REFIX FOR CLIENT INSPECTIONS Panel:Remove all panels and duct covers for access to concealed sanitary fittings and pipework to determine and carry out repairs and renewals and later securely refix on completion (generally deemed included within schedule items - only allowable on the specific instruction of the Client Representative).	NO	6.06
	Bathroom Ancillaries		
6960AA	TOILET ROLL HOLDER:RENEW CHROMIUM PLATED Toilet Roll Holder:Renew or supply and fix new proprietary chromium plated toilet roll holder securely fixed to structure including plugging as necessary.	NO	19.36
6960BA	TOWEL RAIL:RENEW Towel Rail:Renew or supply and fix new proprietary chromium plated towel rail 610mm long securely fixed to structure including plugging as necessary.	NO	21.15
6960BB	TOWEL HOLDER:RENEW Towel Holder:Renew or supply and fix new proprietary chromium plated two arm towel holder securely fixed to structure including plugging as necessary.	NO	11.70
6960CA	SOAP DISH:RENEW Soap Dish:Renew or supply and fix new proprietary chromium plated soap dish, with concealed fixing, securely fixed to structure including plugging as necessary.	NO	18.76
6960DA	TOOTHBRUSH/TUMBLER HOLDER:RENEW Toothbrush/Tumbler Holder:Renew or supply and fix new chromium plated toothbrush and tumbler holder with concealed fixing, securely fixed to structure including plugging as necessary.	NO	30.91
6960EA	DRYER:RENEW INTERNAL TIDYDRY Dryer:Renew or supply and install 'Tidydry' or other equal and approved 5 line internal clothes dryer and hook, both plugged and screwed to any background and make good all finishes.	NO	25.82
6960EB	DRYER:REFIX INTERNAL TIDYDRY Dryer:Refix 'Tidydry' or similar 5 line internal clothes dryer and hook to any background and make good all finishes.	NO	10.04

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ITEM	DESCRIPTION	UNIT	RATE
6960FA	BATHROOM CABINET:RENEW Bathroom Cabinet:Renew or supply and fix new lockable double bathroom or first aid cabinet of any type complete with shelves and two keys, remove existing defective unit and clear away if necessary, fix cabinet securely to structure including plugging, screwing and making good as necessary.	NO	69.70
6960GA	GLASS SHELF:RENEW Glass Shelf:Renew or supply and install new bathroom glass shelf ne 600mm long x 127mm wide existing brackets.	NO	31.50
6960GB	GLASS SHELF:RENEW INCLUDING BRACKETS Glass Shelf:Renew or supply and fix new bathroom glass shelf ne 600mm long x 127mm wide complete with chromium plated glass shelf brackets, brackets securely fixed to structure including plugging as necessary.	NO	48.19
6960HA	SEAT:SUPPLY AND FIX SHOWER SEAT Seat:Supply and fix proprietary shower seat including all necessary plugging and securely fixing to wall and floor as appropriate and all making good and remove waste and debris.	NO	93.21
	Fire Fighting Equipment		
6980AA	FIRE EXTINGUISHER:RENEW 9LTR WATER Fire Extinguisher:Renew or supply and fix 9 litre water fire extinguisher (fire rating 13A) Class A fires, including supply and fix bracket fixed to any background and dispose of existing extinguisher to approved disposal site.	IT	63.96
6980AB	FIRE EXTINGUISHER:RENEW 9LTR FOAM Fire Extinguisher:Renew or supply and fix 9 litre foam fire extinguisher (fire rating 13A) Class A and B fires, including supply and fix bracket fixed to any background and dispose of existing extinguisher to approved disposal site.	IT	93.20
6980AC	FIRE EXTINGUISHER:RENEW DRY POWDER 1KG Fire Extinguisher:Renew or supply and fix 1kg capacity 12gm CO2 cartridge, Class A, B and C fires (fire rating 5A:34B) including supply and fix bracket fixed to any background and dispose of existing extinguisher to approved disposal site.	IT	33.14
6980AD	FIRE EXTINGUISHER:RENEW DRY POWDER 2KG Fire Extinguisher:Renew or supply and fix 2kg capacity 28gm CO2 cartridge, Class A, B and C fires (fire rating 5A:34B) including supply and fix bracket fixed to any background and dispose of existing extinguisher to approved disposal site.	IT	47.91
6980AE	FIRE EXTINGUISHER:RENEW CARBON DIOXIDE Fire Extinguisher:Renew or supply and fix 2kg capacity CO2 type with horn and hose, Class B fires (fire rating 34B) including supply and fix bracket fixed to any background and dispose of existing extinguisher to approved disposal site.	IT	75.48
6980BA	FIRE BLANKET:RENEW OR SUPPLY Fire Blanket:Renew or supply and install any 1200x1200mm fire blanket, packed and ready for use, including mounting bracket and fixing in place and remove waste and debris.	IT	23.78

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ITEM	DESCRIPTION	UNIT	RATE
	Underground Water Mains		
	Water Mains - Alkathene Pipework		
0431AA	MAIN:LAY 19MM ALKATHENE NE 1M DEEP Main:Excavate ne 1.00m deep, compact bottoms, lay 150mm thick gravel bed and haunch, lay 19mm diameter alkathene pipe including all fittings backfill and remove waste and debris.	LM	118.41
0431AB	MAIN:LAY 19MM ALKATHENE 1-2M DEEP Main:Excavate over 1.00m ne 2.00m deep, compact bottoms, lay 150mm thick gravel bed and haunch, lay 19mm diameter alkathene pipe including all fittings, backfill and remove waste and debris.	LM	190.27
	Burst Water Mains - Copper Pipework		
0433AA	MAIN:REPAIR UNDERGROUND BURST Main:Isolate water supply, drain down, cut out and renew length upto 22mm diameter copper underground main ne 1.00m long in trench, with straight connectors, including all necessary bends and fittings, wrapping with tape and reinstate water supply and test on completion, item allows for all excavation, earthwork support and subsequent backfill and remove waste and debris, reinstate topsoil and any turf.	NO	125.39
	External Stopcocks		
0450AA	STOPCOCK:RENEW EXTERNAL BOX AND PIPE Stopcock:Renew stopcock box and salt glazed pipe ne 750mm deep including all necessary excavation and backfill and make good to existing finishes, and remove waste and debris.	NO	163.73
0450AB	STOPCOCK:RENEW EXTERNAL BOX Stopcock:Renew stopcock box including remove existing and bed new in cement mortar (1:3) and make good existing finishes, and remove waste and debris.	NO	59.86
0450BB	STOPCOCK:RENEW COPPER TO COPPER NE 22MM Stopcock:Renew copper to copper mains stopcock ne 22mm diameter including turn water off/on, fix new stopcock including all couplings and connections and test, and remove waste and debris.	NO	47.00
0450BC	STOPCOCK:RENEW ALKATHENE TO COPPER NE 22MM Stopcock:Renew alkathene to copper mains stopcock up to 22mm diameter including turn water off/on, fix new stopcock including all couplings and connections and test, and remove waste and debris.	NO	34.83

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ITEM	DESCRIPTION	UNIT	RATE
	HEATING, GAS APPLIANCES AND INSTALLATIONS		
	Heating, Pumps and Valves		
	Radiator Valves		
7010AA	RADIATOR VALVE:RENEW VALVE AND DRAIN DOWN Radiator Valve:Renew 15mm diameter handwheel or lockshield single entry radiator valve including drain down and vent system, reinstate water supply, install corrosion inhibitor, test on completion and remove waste and debris.	IT	80.30
7010AB	RADIATOR VALVE:RENEW WHILST SYSTEM DRAINED Radiator Valve:Renew 15mm diameter handwheel or lockshield single entry radiator valve whilst system is drained for associated work.	IT	12.10
7010BA	RADIATOR VALVE:RENEW THERMOSTATIC AND DRAIN DOWN Radiator Valve:Renew 15mm diameter thermostatic radiator valve, including drain down and vent system, reinstate water supply, install corrosion inhibitor and test on completion and remove waste and debris.	IT	85.67
7010BB	RADIATOR VALVE:RENEW THERMOSTATIC SYSTEM DRAINED Radiator Valve:Renew 15mm diameter thermostatic radiator valve whilst system is drained for associated work.	IT	16.83
	Pumps		
7020AA	PUMP:RENEW WHERE ISOLATING VALVES FITTED Pump:Shut off isolating valves and renew variable head type circulating pump, make all necessary connections to pipework and electrical supply and test on completion and remove waste and debris.	NO	173.24
7020AB	PUMP:RENEW INCLUDING SUPPLY ISOLATING VALVES Pump:Shut down supply, drain down as necessary and remove existing pump, supply and fix new variable head type circulating pump and pair of isolating valves and connect to existing pipework and electrical supply including all adjustments, refill system, install corrosion inhibitor and test on completion and remove waste and debris.	NO	257.59
7020AC	PUMP:SUPPLY NEW INCLUDING ISOLATING VALVES Pump:Turn off water, drain down cut into pipework supply and connect new variable head type circulating pump to pipework and electrical supply install pair of isolating valves, reinstate water supply, install install corrosion inhibitor and test on completion and remove waste and debris.	NO	271.94
7020BA	PUMP:RENEW SINGLE PUMP VALVE Pump:Locate and drain down system, disconnect, clear away and renew copper to copper central heating pump valve, reinstate supply, install corrosion inhibitor and test on completion and remove waste and debris.	NO	71.67
7020BB	PUMP:RENEW PAIR OF PUMP VALVES Pump:Locate and drain down system, disconnect, clear away and renew pair of copper to copper central heating isolating pump valves, reinstate supply, install corrosion inhibitor and test on completion and remove waste and debris.	NO	105.44

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ITEM	DESCRIPTION	UNIT	RATE
	Motorised and Zone Valve Renewals		
7025AA	MOTORISED VALVE:RENEW 22MM Motorised Valve:Shut off valves and drain down, disconnect and renew upto 22mm three port motorised valve complete including make all necessary connections to existing pipework and electrical supply and subsequently refill, install corrosion inhibitor and test on completion and remove waste and debris.	NO	81.64
7025AB	MOTORISED VALVE:RENEW 28MM Motorised Valve:Shut off valves and drain down, disconnect and renew upto 28mm three port motorised valve complete including make all necessary connections to existing pipework and electrical supply and subsequently refill, install corrosion inhibitor and test on completion and remove waste and debris.	NO	104.52
7025BA	ZONE VALVE:RENEW 22MM Zone Valve:Shut off valves and drain down, disconnect and renew upto 22mm two way zone valve complete including make all necessary connections to existing pipework and electrical supply and subsequently refill, install corrosion inhibitor and test on completion and remove waste and debris.	NO	127.99
7025BB	ZONE VALVE:RENEW 28MM Zone Valve:Shut off valves and drain down, disconnect and renew 28mm two way zone valve complete including make all necessary connections to existing pipework and electrical supply and subsequently refill, install corrosion inhibitor and test on completion and remove waste and debris.	NO	181.50
	Radiators		
	Radiators - Repairs		
7030AA	RADIATOR:DRAIN DOWN AND REFILL SYSTEM Radiator:Drain down, reinstate water supply and refill complete system, install corrosion inhibitor, including venting radiators, balance and test system and remove waste and debris.	IT	115.26
7030BA	RADIATOR:TEST AND BALANCE SYSTEM Radiators:Vent all radiators on system, replace any defective air release valves, fire up boiler, adjust controls, test feed and expansion tank, cylinder, rectify minor leaks, balance and test system.	IT	78.23
	Radiators - Single Convector Renewals		
7030DA	RADIATOR:RENEW SINGLE CONVECTOR NE 600X600 Radiator:Shut off valves and drain down, remove and renew with single panel convector radiator and brackets, ready primed, ne 600x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	107.82
7030DB	RADIATOR:RENEW SINGLE CONVECTOR NE 1200X600 Radiator:Shut off valves and drain down, remove and renew with single panel convector radiator and brackets, ready primed ne 1200x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	148.24

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ITEM	DESCRIPTION	UNIT	RATE
7030DC	RADIATOR:RENEW SINGLE CONVECTOR NE 1800X600 Radiator:Shut off valves and drain down, remove and renew with single panel convector radiator and brackets, ready primed, ne 1800x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	289.26
7030DD	RADIATOR:RENEW SINGLE CONVECTOR OVER 1800X600 Radiator:Shut off valves and drain down, remove and renew with single panel convector radiator and brackets, ready primed, over 1800x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	379.10
	Radiators - Double Convector Renewals		
7030EA	RADIATOR:RENEW DOUBLE CONVECTOR NE 600X600 Radiator:Shut off valves and drain down, remove and renew with double panel convector radiator and brackets, ready primed, ne 600x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	139.35
7030EB	RADIATOR:RENEW DOUBLE CONVECTOR NE 1200X600 Radiator:Shut off valves and drain down, remove and renew with double panel convector radiator and brackets, ready primed, ne 1200x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	194.67
7030EC	RADIATOR:RENEW DOUBLE CONVECTOR NE 1500X600 Radiator:Shut off valves and drain down, remove and renew with double panel convector radiator and brackets, ready primed, ne 1500x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	240.49
7030ED	RADIATOR:RENEW DOUBLE CONVECTOR NE 1800X600 Radiator:Shut off valves and drain down, remove and renew with double panel convector radiator and brackets, ready primed, ne 1800x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	286.29
7030EF	RADIATOR:RENEW DOUBLE CONVECTOR OVER 1800X600 Radiator:Shut off valves and drain down, remove and renew with double panel convector radiator and brackets, ready primed, over 1800x600mm, make all connections to existing valves, reinstate water supply, refill, install corrosion inhibitor, vent and test and remove waste and debris.	IT	439.85
	Radiators - Double Panel Installations		
7031BA	RADIATOR:INSTALL DOUBLE NE 1500X600 Radiator:Install new double panel radiator and brackets, ready primed, ne 1500x600mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, fill, install corrosion inhibitor, vent, test and commission, and remove waste and debris.	NO	262.58

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ITEM	DESCRIPTION	UNIT	RATE
7031BC	RADIATOR:INSTALL DOUBLE NE 1800X600 Radiator:Install new double panel radiator and brackets, ready primed, ne 1200x600mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, fill, install corrosion inhibitor, vent, test and commission, and remove waste and debris.	NO	308.38
	Radiators - Cast Iron Sectional - Renewals		
7033AA	RADIATOR:RENEW SECTIONAL NE 700X600 Radiator:Shut off water, drain down, remove and renew shop assembled cast iron sectional radiator and brackets, ready primed, ne 700x600mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	439.27
7033AB	RADIATOR:RENEW SECTIONAL NE 1000X600 Radiator:Shut off water, drain down, remove and renew shop assembled cast iron sectional radiator and brackets, ready primed, ne 1000x600mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	606.76
7033AC	RADIATOR:RENEW SECTIONAL NE 1200X600MM Radiator:Shut off water, drain down, remove and renew shop assembled cast iron sectional radiator and brackets, ready primed, ne 1200x600mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	719.46
7033AD	RADIATOR:RENEW SECTIONAL NE 700X1000MM Radiator:Shut off water, drain down, remove and renew shop assembled cast iron sectional radiator and brackets, ready primed, ne 700x1000mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	639.69
7033AE	RADIATOR:RENEW SECTIONAL NE 900X1000MM Radiator:Shut off water, drain down, remove and renew shop assembled cast iron sectional radiator and brackets, ready primed, ne 900x1000mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	752.83
7033AF	RADIATOR:RENEW SECTIONAL NE 1200X1000MM Radiator:Shut off water, drain down, remove and renew shop assembled cast iron sectional radiator and brackets, ready primed, ne 1200x1000mm, complete with tamperproof chrome plated thermostatic horizontal angle radiator valve, chrome plated angle lockshield valve, plug and air bleed valve, make all connections to existing pipework, reinstate water supply, refill, install corrosion inhibitor, vent and test, and remove waste and debris.	IT	865.33

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ITEM	DESCRIPTION	UNIT	RATE
	Water Tanks		
	Water Tanks - Feed and Expansion		
7050AA	TANK:RENEW 18 LITRE FEED AND EXPANSION Tank:Renew with 18 litre plastic feed and expansion cold water storage tank, lid, including Byelaw 30 kit turn water off/on, drain/refill system and install corrosion inhibitor, adjust and connect pipework, fix new insulation jacket, ballvalve and float and remove old tank, test on completion and remove waste and debris.	NO	169.33
	Tank Insulation		
7060AA	TANK:RENEW INSULATION TO FEED AND EXPANSION Tank:Renew insulating jacket set fixed securely to 18 litre feed and expansion cold water storage tank and remove waste and debris.	NO	17.78
	Solid Fuel Appliances, Flue Linings and Pipes		
	All Night Burner		
7080AA	FIRE:RENEW ALL NIGHT BURNER Fire:Renew with BCC approved all night burner, seal joints with asbestos free rope and fire cement complete, bedded in fireproof cement and remove waste and debris.	NO	182.16
	Multi-Fuel Roomheater with Boiler		
7110AA	BOILER:RENEW FREESTANDING MULTI-FUEL Boiler:Renew freestanding roomheater with boiler with multi-fuel roomheater with boiler, rated outputs 34500 BTU/hr to water and 10600 BTU/hr to room including turn water off/on [PC Sum for supply and delivery to site £1350.00 excluding VAT], drain down as necessary, disconnect and remove existing unit, install new unit complete and reconnect and test supplies including any adapting of pipework and fittings, clean/sweep flue as necessary and remake all connections, make good to hearth and surround and remove waste and debris, unit to be installed in accordance with manufacturers technical data sheet.	IT	1908.29
	Flue Lining and Pipes		
7090AA	FLUE:INSTALL FLEXIBLE LINER COMPLETE Flue:Supply and fix new stainless steel flue liner kit ne 7.62m long complete with clamp/plate, nose cone, draw cord and terminal including all necessary preparation work and making good on completion and remove waste and debris.	IT	507.08
7090BA	FLUE:REMOVE FLUE LINER Flue:Remove flexible flue liner from any flue and make good and remove waste and debris.	IT	82.76
7090CA	FLUE:RENEW ALUMINIUM SOOT DOOR Flue:Renew soot door with ne 225x225mm aluminium double soot door and frame to flue, remove existing, adjust size of opening to brick flue, bed frame in mortar, fix door and make good and remove waste and debris.	IT	83.06

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ITEM	DESCRIPTION	UNIT	RATE
7090CB	FLUE:FIX NEW ALUMINIUM SOOT DOOR Flue:Fix new ne 225x225mm aluminium double soot door and frame to flue, cut opening in flue to suit, bed frame in mortar, fix door and make good and remove waste and debris.	IT	100.80
	Heating Boiler Controls		
	Boiler Controls		
7100AA	BOILER:RENEW THERMOSTAT Boiler:Renew thermostat to central heating boiler including make connections, make good finishes and test and remove waste and debris.	IT	67.27
7100BA	BOILER:RENEW ROOM THERMOSTAT Boiler:Renew room thermostat to central heating system including make connections, make good finishes and test and remove waste and debris.	IT	38.76
7100CA	BOILER:RENEW PROGRAMMER Boiler:Renew central heating programmer with microelectric time controller including make all connections and test and remove waste and debris.	IT	78.51
7100DA	BOILER:RENEW CENTRAL HEATING TIME CLOCK Boiler:Renew central heating time clock including make all connections and test and remove waste and debris.	IT	75.29
7100EA	BOILER:RENEW ROOM THERMOSTAT - WIRELESS Boiler:Renew existing with wireless room thermostat to central heating system including make connections, make good finishes and test and remove waste and debris.	IT	69.67
7100EB	BOILER:RENEW PROGRAMMER - WIRELESS Boiler:Renew existing with wireless central heating programmer with microelectric time controller including make all connections and test and remove waste and debris.	IT	114.09
	Draining Down		
7130AA	VOID:DRAIN DOWN CENTRAL HEATING Void:Drain down central heating water system to void property.	IT	16.11
	Gas Point, Water and Heating Appliances		
	Gas Fires		
7210AA	FIRE:RENEW GAS FIRE Fire:Renew with focal gas fire, complete with hearth and mantle [PC Sum for supply and delivery to site £650.00 excluding VAT] including turn off supply and remove existing fire, inspect and connect flue plate, supply and fix new fire, reconnect supply and adapt opening if required and test, make good plaster and skirting if necessary and remove waste and debris.	IT	865.64

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ITEM	DESCRIPTION	UNIT	RATE
7210BA	FIRE:RENEW GAS FIRE WITH BACKBOILER Fire:Renew gas fire and backboiler max 55000 BTU/hr [PC Sum for supply and delivery to site £900.00 excluding VAT] including isolate supplies, drain down and remove existing fire and backboiler, inspect and connect flue plate, fix new fire and backboiler, adjust pipework, connect to supply including adapt opening if required, refill including corrosion inhibiter, test, remake all electrical connections, make good plaster, skirting and decorations, fire and boiler to be installed in accordance with manufacturers technical data sheet and left in working order, and remove waste and debris.	IT	1189.97
7210AB	FIRE:RENEW BALANCED FLUE GAS FIRE Fire:Renew balanced flue gas fire [PC Sum for supply and delivery to site £475.00 excluding VAT] including turn off supply and remove existing fire, supply and fix new fire, reconnect supply including adapt opening if required and test, make good plaster, skirting and decorations and external structure and finishes and remove waste and debris.	IT	671.47
7210CA	FIRE:SUPPLY AND FIX NEW GAS FIRE Fire:Supply and fix new gas fire [PC Sum for supply and delivery to site £650.00 excluding VAT], inspect and connect flue plate, fix fire, connect to supply to nearest suitable point, adapt opening as necessary and test, make good plaster, skirting if necessary and make good decorations and remove waste and debris.	IT	897.86
7210BB	FIRE:SUPPLY AND FIX NEW BALANCED FLUE GAS FIRE Fire:Supply and fix new balanced flue gas fire [PC Sum for supply and delivery to site £475.00 excluding VAT] including remove any existing fire, cut/form opening for balanced flue, fix fire including connect to nearest point and test, remove waste and debris, make good plaster, skirting and decorations internally and structure and finishes externally and remove waste and debris.	IT	710.15
	Gas Water Heaters		
7220AA	WATER HEATER:RENEW INSTANTANEOUS TO SINK Water Heater:Renew instantaneous gas sink water heater including turn off supplies and remove existing heater, supply and fix new heater, adjust pipework, reconnect and test and remove waste and debris.	IT	455.97
7220BA	WATER HEATER:RENEW GAS MULTIPOINT TYPE Water Heater:Renew multipoint gas water heater with flue including turn off supplies and remove existing heater, supply and fix new heater, adjust pipework, reconnect and test and remove waste and debris.	IT	560.35
7220AB	WATER HEATER:SUPPLY GAS INSTANTANEOUS TO SINK Water Heater:Supply and fix new instantaneous gas sink water heater including turn off supplies, drain down, supply and fix new heater, adjust pipework and connect to supplies, refill and test, cut out wall for flue and make good all finishes and remove waste and debris.	IT	539.93
7220BB	WATER HEATER:SUPPLY GAS MULTIPOINT TYPE Water Heater:Supply and fix new multipoint gas water heater with flue including turn off supplies, drain down, supply and fix new heater, adjust pipework and connect to supplies, refill and test, cut out wall for flue and make good all finishes and remove waste and debris.	IT	632.31

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ITEM	DESCRIPTION	UNIT	RATE
	Gas Boilers to ErP+++ Rating		
	Gas Boilers in Original Position		
7230RA	BOILER:RENEW WITH COMBINATION BOILER - EXISTING Boiler:Renew central heating/hot water boiler with wall mounted condensing combination boiler max 30kW [PC Sum for supply and delivery of Boiler, Flue and Fixing Jig £950.00 excluding VAT] including isolate supplies, drain down and remove existing boiler, supply and fix new boiler with flue in original position in dwelling, reform flue opening through external wall including all additional builders work, adjust gas, supply and flow and return pipework and connect to supplies, provide new programmer, pump, motorised valve, cylinder and room stats, and thermostatic radiator valves for upto 7 radiators, refill including corrosion inhibitor and test, remake all electrical connections including bonding, and make good all finishes, and remove waste and debris, boiler to be installed in accordance with manufacturers technical data sheet and left in full working order.	IT	1891.69
7230RB	BOILER:RENEW WITH COMBINATION AND PRESSURE VESSEL Boiler:Renew central heating/hot water boiler with wall mounted condensing combination boiler max 30kW [PC Sum for supply and delivery of Boiler, Pressure Vessel, Flue and Fixing Jig £950.00 excluding VAT] including isolate supplies, drain down and remove existing boiler, supply and fix new boiler with flue in original position in dwelling, reform flue opening through external wall including all additional builders work, adjust gas, supply and flow and return pipework and connect to supplies, provide new pressure vessel, programmer, pump, motorised valve, cylinder and room stats, and thermostatic radiator valves for upto 7 radiators, refill including corrosion inhibitor and test, remake all electrical connections including bonding, and make good all finishes, and remove waste and debris, boiler to be installed in accordance with manufacturers technical data sheet and left in full working order.	IT	1853.02
7230SA	BOILER:RENEW WITH CONDENSING BOILER - EXISTING Boiler:Renew central heating/hot water boiler with wall mounted condensing boiler max 27kW [PC Sum for supply and delivery of Boiler, Flue and Fixing Jig £950.00 excluding VAT] including isolate supplies, drain down and remove existing boiler, supply and fix new boiler with flue in original position in dwelling, reform flue opening through external wall including all additional builders work, adjust gas, supply and flow and return pipework and connect to supplies, provide new programmer, pump, motorised valve, cylinder and room stats, and thermostatic radiator valves for upto 7 radiators, refill including corrosion inhibitor and test, remake all electrical connections including bonding, and make good all finishes, and remove waste and debris, boiler to be installed in accordance with manufacturers technical data sheet and left in full working order.	IT	1891.69

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ITEM	DESCRIPTION	UNIT	RATE
	Gas Boilers in New Position		
7230RD	BOILER:RENEW WITH COMBINATION BOILER-NEW Boiler:Renew central heating/hot water boiler with wall mounted condensing combination boiler max 30kW [PC Sum for supply and delivery of Boiler, Flue and Fixing Jig £950.00 excluding VAT] including isolate supplies, drain down and remove existing boiler, supply and fix new boiler with flue in new position in dwelling, form flue opening through external wall including all additional builders work, extend gas, supply and flow and return pipework and connect to supplies, provide new programmer, pump, motorised valve, cylinder and room stats, and thermostatic radiator valves for upto 7 radiators, refill including corrosion inhibitor and test, remake all electrical connections including bonding, and make good all finishes, (additional builders works associated with making good of original flue opening to be claimed separately) and remove waste and debris, boiler to be installed in accordance with manufacturers technical data sheet and left in full working order.	IT	1891.69
7230RE	BOILER:RENEW COMBINATION AND PRESSURE VESSEL-NEW Boiler:Renew central heating/hot water boiler with wall mounted condensing combination boiler max 80000 BTU/hr [PC Sum for supply and delivery of Boiler, Pressure Vessel, Flue and Fixing Jig £1050.00 excluding VAT] including isolate supplies, drain down and remove existing boiler, supply and fix new boiler with flue in new position in dwelling, form flue opening through external wall including all additional builders work, adjust gas, supply and flow and return pipework and connect to supplies, provide new pressure vessel programmer, pump, motorised valve, cylinder and room stats and thermostatic radiator valves for upto 7 radiators, refill including corrosion inhibitor and test, remake all electrical connections including bonding and make good all finishes, (additional builders works associated with making good of original flue opening to be claimed separately) remove waste and debris, boiler to be installed in accordance with manufacturers technical data sheet and left in full working order.	IT	2000.80
7230SB	BOILER:RENEW WITH CONDENSING BOILER - NEW Boiler:Renew central heating/hot water boiler with wall mounted condensing boiler max 80000 BTU/hr [PC Sum for supply and delivery of Boiler, Flue and Fixing Jig £950.00 excluding VAT] including isolate supplies, drain down and remove existing boiler, supply and fix new boiler with flue in new position in dwelling, reform flue opening through external wall including all additional builders work, adjust gas, supply and flow and return pipework and connect to supplies, provide new programmer, pump, motorised valve, cylinder and room stats and thermostatic radiator valves for upto 7 radiators, refill including corrosion inhibitor and test, remake all electrical connections including bonding and make good all finishes, (additional builders works associated with making good of original flue opening to be claimed separately) remove waste and debris, boiler to be installed in accordance with manufacturers technical data sheet and left in full working order.	IT	1969.04
7230TA	CONDENSATE SOAKAWAY:CONSTRUCT PROPRIETARY Condensate Soakaway:Excavate for proprietary UPVc condensate soakaway in accordance with manufacturer's technical data sheet ne 400mm deep, remove spoil, lay 100mm bed of 10mm limestone chippings install soakaway unit, fill soakaway unit with 10mm limestone chippings and surround unit with 10mm limestone chippings.	IT	71.74

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ITEM	DESCRIPTION	UNIT	RATE
	Gas Fired Warm Air Units		
7240AA	WARM AIR UNIT:RENEW WARM AIR UNIT WARM AIR UNIT:Remove existing conventional/balanced flue warm air units with water heater, including isolate supplies, drain down and remove existing unit, supply and fix new unit [PC Sum for supply and delivery of warm air unit £1,300.00 excluding VAT] with flue in original position in dwelling, including all additional builders work, adjust gas, supply and flow and return pipework and connect to supplies, refill including corrosion inhibitor and test, remake all electrical connections including bonding, and make good all finishes, warm air unit to be installed in accordance with manufacturers technical data sheet and left in full working order, and remove waste and debris.	IT	1824.02
	Gas Convector Heater		
7250AA	GAS CONVECTOR:INSTALL WALL MOUNTED BAL FLUE Convector:Install balanced flue wall mounted room heater using core drill, connect to supply, make good finishings and decorations and test and remove waste and debris.	IT	503.44
7250AB	GAS CONVECTOR:RENEW WALL MOUNTED BAL FLUE Convector:Remove existing balanced flue wall mounted room heater and install new (without knock out wall), including turn gas off/on, and remove waste and debris, make good finishings and decorations and test.	IT	484.11
	Domestic Gas Cookers		
	Domestic Gas Cookers - Renewals		
7221AA	GAS COOKER:RENEW FREESTANDING COMPLETE Gas Cooker Unit:Isolate supply, disconnect existing, clear away, supply and install new gas cooker complete [PC Sum for supply and delivery to site £350.00 excluding VAT], reconnect, carry out gas tests on cooker and pipework and leave in working order and remove waste and debris.	NO	504.35
7221AB	GAS HOB UNIT:RENEW COMPLETE Gas Hob Unit:Isolate supply, disconnect existing, clear away, supply and install new 4 ring gas hob unit complete [PC Sum for supply and delivery to site £190.00 excluding VAT], reconnect, carry out gas tests on hob unit and pipework and leave in working order and remove waste and debris.	NO	309.15
	Domestic Gas Cookers - Supply Hoses		
7221BA	GAS COOKER:RENEW SUPPLY HOSE 500MM Gas Cooker:Renew 500mm long proprietary gas supply hose with snap fit connectors to supply outlet and to domestic gas cooker and remove waste and debris.	NO	29.93
7221BB	GAS COOKER:RENEW SUPPLY HOSE 1000MM Gas Cooker:Renew 1000mm long proprietary gas supply hose with snap fit connectors to supply outlet and to domestic gas cooker and remove waste and debris.	NO	35.53
	Domestic Gas Cookers - Void Works		
7400AA	GAS COOKER:DISCONNECT BAYONET TYPE SEAL MAKE SAFE Gas Cooker:Isolate supply and disconnect any gas cooker (bayonet type fitting) and leave safe.	NO	12.59

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ITEM	DESCRIPTION	UNIT	RATE
7400AB	GAS COOKER:DISCONNECT SEAL CAP MAKE SAFE Gas Cooker:Isolate supply and disconnect any gas cooker, cap off supply pipework and leave safe.	NO	10.99
7400AC	GAS COOKER:RECONNECT WITH BAYONET TEST Gas Cooker:Connect or reconnect any gas cooker with bayonet type fitting, test and leave in working order.	NO	14.17
7400AD	GAS COOKER:RECONNECT AND TEST Gas Cooker:Connect or reconnect any gas cooker including removing temporary capping to supply, test and leave in working order.	NO	12.89
7400BA	GAS COOKER:RENEW STABILITY CHAIN Gas Cooker:Renew or install gas cooker stability chain in accordance with the manufacturers technical data sheet and remove waste and debris.	NO	12.16
7400CA	GAS COOKER:SUPPLY OR RENEW SUPPLY BAYONET FITTING Gas Cooker:Isolate supply to any gas cooker point, remove existing bayonet socket, capped end or other fitting, renew or supply and fix new bent or straight bayonet socket fitting screwed to existing supply pipe, test and leave safe and remove waste and debris.	NO	20.06
7400CB	GAS COOKER:SUPPLY OR RENEW BAYONET AND EXTEND PIPE Gas Cooker:Isolate supply to any gas point, remove existing capped end or any other fitting, extend existing supply pipe by upto 3.00m using copper pipe and fittings, supply and fix new bent or straight bayonet socket fitting, test and leave safe and remove waste and debris.	NO	43.35
	Void Works		
	Void Property - Safety Checks and Drain Downs		
7300AA	FIRE:REMOVE GAS APPLIANCE AND SEAL SUPPLY Fire:Remove any type of existing gas fire and seal off supply and remove waste and debris.	IT	36.32
7300BA	VOID:BLANK OFF REDUNDANT POINT Void:Blank off redundant gas point and test upon completion.	IT	14.06
7300CA	VOID:TEST AND COMMISSION CENTRAL HEATING SYSTEM Void:Carry out all necessary tests and commission central heating system complete and leave in full working order.	IT	38.67
7300DA	VOID:CHECK AND TEST GAS INSTALLATION Void:Carry out complete check and test on gas installation to any property and provide report to the Client Representative.	IT	25.78
7300EA	VOID:SAFETY CHECK AND TEST GAS INSTALLATION Void:Carry out complete Landlords gas safety check and testing to all gas appliances and installation to any property and provide Landlords Gas Safety Check Report (CP12) to the Client Representative.	IT	58.01
7300FA	VOID:TEMPORARY CAP GAS SUPPLY Void:Temporary cap gas supply to void property, attend and remove cap on reoccupation of property.	IT	20.66

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ITEM	DESCRIPTION	UNIT	RATE
	Gas Central Heating Installation		
	Strip Out Existing Heating Systems		
7409PA	DWELLING:STRIP EXISTING HEATING 1 BED FLAT/BUNG Dwelling:Strip out any type of existing heating to 1 bedroom flat or bungalow including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, feed and expansion tanks etc, temporary cap off gas supplies and make good all works disturbed, and remove waste and debris.	IT	149.98
7409PB	DWELLING:STRIP EXISTING HEATING 2 BED FLAT/BUNG Dwelling:Strip out any type of existing heating to 2 bedroom flat or bungalow including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, feed and expansion tanks etc, temporary cap off gas supplies and make good all works disturbed, and remove waste and debris.	IT	162.88
7409PC	DWELLING:STRIP EXISTING HEATING 3 BED FLAT/BUNG Dwelling:Strip out any type of existing heating to 3 bedroom flat or bungalow including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, feed and expansion tanks etc, temporary cap off gas supplies and make good all works disturbed, and remove waste and debris.	IT	172.54
7409QA	DWELLING:STRIP EXISTING HEATING 1 BED HOUSE Dwelling:Strip out any type of existing heating to 1 bedroom house/maisonette including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, feed and expansion tanks etc, temporary cap off gas supplies and make good all works disturbed, and remove waste and debris.	IT	262.78
7409QB	DWELLING:STRIP EXISTING HEATING 2 BED HOUSE Dwelling:Strip out any type of existing heating to 2 bedroom house/maisonette including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, feed and expansion tanks etc, temporary cap off gas supplies and make good all works disturbed, and remove waste and debris.	IT	275.68
7409QC	DWELLING:STRIP EXISTING HEATING 3 BED HOUSE Dwelling:Strip out any type of existing heating to 3 bedroom house/maisonette including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, feed and expansion tanks etc, temporary cap off gas supplies and make good all works disturbed, and remove waste and debris.	IT	285.34
7409QD	DWELLING:STRIP EXISTING HEATING 4 BED HOUSE Dwelling:Strip out any type of existing heating to 4 bedroom house/maisonette including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, feed and expansion tanks etc, temporary cap off gas supplies and make good all works disturbed, and remove waste and debris.	IT	295.01
	Additional Builders Work		
7409RA	DWELLING:ADDITIONAL MAKE GOOD NEW BOILER LOCATION Dwelling:Additional making good if new boiler is not located in same position as original heating source, all balanced flue openings to be infilled with brickwork cut, toothed and bonded to match existing on external face, and plastered internally in making good, all backboiler openings to be blocked up with blockwork cut, toothed and bonded, opening for and including air vent, and plastered in making good, supply and fix new skirting decorated to match existing, and redecorate walls as appropriate or supply tenant with decorating voucher, and remove waste and debris.	IT	181.80

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ITEM	DESCRIPTION	UNIT	RATE
	Gas Condensing Boiler System -Boiler same position cost to include all breakdown callouts during defects liability period, the provision of Energy Performance Certificates and provision of Landlord's Gas Safety Certificate, the boiler is to be fully serviced prior to expiry of defects liability period.		
7441PA	DWELLING:INSTALL COND HEATING 1 BED FLAT/BUNG Dwelling:Install full gas fired central heating system to 1 bedroom flat/bungalow to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system and remove waste and debris. (Boiler located in same position as original heat source and reconnected to existing adjacent electrical supply.).	IT	4512.67
7441PB	DWELLING:INSTALL COND HEATING 2 BED FLAT/BUNG Dwelling:Install full gas fired central heating system to 2 bedroom flat/bungalow to Client's standard specification comprising condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system and remove waste and debris. (Boiler located in same position as original heat source and reconnected to existing adjacent electrical supply.).	IT	4711.64
7441PC	DWELLING:INSTALL COND HEATING 3 BED FLAT/BUNG Dwelling:Install full gas fired central heating system to 3 bedroom flat/bungalow to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system and remove waste and debris. (Boiler located in same position as original heat source and reconnected to existing adjacent electrical supply.).	IT	4939.45
7441QA	DWELLING:INSTALL COND HEATING 1 BED HOUSE Dwelling:Install full gas fired central heating system to 1 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system and remove waste and debris. (Boiler located in same position as original heat source and reconnected to existing adjacent electrical supply.).	IT	4641.97

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ITEM	DESCRIPTION	UNIT	RATE
7441QB	DWELLING:INSTALL COND HEATING 2 BED HOUSE Dwelling:Install full gas fired central heating system to 2 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system and remove waste and debris. (Boiler located in same position as original heat source and reconnected to existing adjacent electrical supply.).	IT	4935.75
7441QC	DWELLING:INSTALL COND HEATING 3 BED HOUSE Dwelling:Install full gas fired central heating system to 3 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system and remove waste and debris. (Boiler located in same position as original heat source and reconnected to existing adjacent electrical supply.).	IT	5202.86
7441QD	DWELLING:INSTALL COND HEATING 4 BED HOUSE Dwelling:Install full gas fired central heating system to 4 bedroom house/maisonette to Client's standard specification comprising or condensing condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system and remove waste and debris. (Boiler located in same position as original heat source and reconnected to existing adjacent electrical supply.).	IT	5498.22

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ITEM	DESCRIPTION	UNIT	RATE
	Gas Condensing Boiler System - Boiler new position cost to include all breakdown callouts during defects liability period, the provision of Energy Performance Certificates and provision of Landlord's Gas Safety Certificate, the boiler is to be fully serviced prior to expiry of defects liability period.		
7441SA	DWELLING:INSTALL COND HEATING 1 BED FLAT/BUNG-NEW Dwelling:Install full gas fired central heating system to 1 bedroom flat/bungalow to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form new opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new gas carcassing from meter to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	4652.25
7441SB	DWELLING:INSTALL COND HEATING 2 BED FLAT/BUNG-NEW Dwelling:Install full gas fired central heating system to 2 bedroom flat/bungalow to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form new opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new gas carcassing from meter to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	4825.35
7441SC	DWELLING:INSTALL COND HEATING 3 BED FLAT/BUNG-NEW Dwelling:Install full gas fired central heating system to 3 bedroom flat/bungalow to Client's standard specification rising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form new opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new gas carcassing from meter to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	5079.03

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ITEM	DESCRIPTION	UNIT	RATE
7441TA	DWELLING:INSTALL COND HEATING 1 BED HOUSE-NEW Dwelling:Install full gas fired central heating system to 1 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form new opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new gas carcassing from meter to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	4781.56
7441TB	DWELLING:INSTALL COND HEATING 2 BED HOUSE-NEW Dwelling:Install full gas fired central heating system to 2 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form new opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new gas carcassing from meter to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	5075.33
7441TC	DWELLING:INSTALL COND HEATING 3 BED HOUSE-NEW Dwelling:Install full gas fired central heating system to 3 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form new opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new gas carcassing from meter to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	5342.45

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ITEM	DESCRIPTION	UNIT	RATE
7441TD	DWELLING:INSTALL COND HEATING 4 BED HOUSE-NEW Dwelling:Install full gas fired central heating system to 4 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with flue, [Boiler, Flue and Fixing Jig PC Sum £700.00] all pipework, radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, room and cylinder stat, complete with all associated electrical works, form new opening for flue, seal cavity, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new gas carcassing from meter to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	5637.81
7410CA	HEATING:RENEW COLD WATER TANK Heating:Renew cold water storage tank as part of the renewal or installation of the central heating system with 227 litres plastic tank, lid including Byelaw 30 kit, fix new insulation jacket, ballvalve and float, remove old tank, test on completion and remove waste and debris.	IT	358.37
7410CB	HEATING:RENEW HOT WATER CYLINDER Heating:Renew hot water cylinder as part of the renewal or installation of the central heating system with ne 140 litre indirect pre-insulated cylinder, install 3 kilowatt top entry immersion heater and thermostat, remake earth bonding, reconnect electricity supply, test on completion and remove waste and debris.	IT	420.44
7441AA	DWELLING:PROVIDE ADDITIONAL RADIATOR Dwelling:Additional cost of providing an additional radiator to new installation including any additional pipework, radiator valve, thermostatic valve.	NO	226.31
7441AB	DWELLING:CREDIT FOR PROVIDING ONE LESS RADIATOR Dwelling:Credit for providing one less radiator to new installation including pipework, radiator valve and thermostatic radiator valve.	NO	-158.63
	Gas Central Heating - General		
7451XA	HEATING:EXTEND CENTRAL HEATING Heating:Extend existing gas fired central heating system to benchmark standards to conform to landlords standard specification comprising all additional pipework, radiators, valves, pump, motorised valves, change of programmer, complete with all associated works, make good brickwork, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, test, commission the system and remove waste and debris.	IT	1674.28
	Gas Carcassing		
7500AA	DWELLING:STRIP GAS CARCASSING Dwelling:Strip out any existing gas carcassing to dwelling from meter to existing cooker, fire point and boiler, remove debris and make good all disturbed and remove waste and debris.	IT	48.34

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ITEM	DESCRIPTION	UNIT	RATE
7510AA	DWELLING:INSTALL GAS CARCASSING Dwelling:Install gas carcassing installation from new gas meter to central heating boiler and cooker point comprising copper pipework upto and throughout ground floor ceiling void and PVC wrapped copper pipe drops in chases, including all necessary fittings, connections to appliances, builders work and make good all works disturbed and remove waste and debris.	IT	318.82
	Relocate Radiators		
7600AA	RADIATOR:RELOCATE POSITION Radiator:Relocate position of radiator, isolate, drain down, remove, set aside radiator for reuse, cut back flow and return pipework to floor or ceiling void and run new pipework to relocated position including all bends, connectors, clips etc., refix existing radiator in new position, connect to new new flow and return pipework, refill and recommission the heating system, including installing corrosion inhibitor, vent and test and remove waste and debris.	IT	205.82
	Power Flushing		
7601AD	POWER FLUSH:EXISTING HEATING SYSTEM Power Flush:Undertake power flushing of existing heating systems when specifically instructed by Client Representative during installation of new boiler or whilst extending existing installation and remove waste and debris.	IT	179.71
	Builders Work		
1150XA	VENT:INSTALL PROPRIETARY VENT KIT Vent:Supply and install approx. 125mm diameter proprietary ventilator kit complete including core drill openings through external/internal cavity walls and install vent kit and sleeving and make good including all external and internal finishes and remove waste and debris.	NO	69.27
1150XC	VENT:INSTALL PROPRIETARY VENT KIT - INSUL RENDER Vent:Supply and install approx. 125mm diameter proprietary ventilator kit complete including core drill openings through external/internal cavity walls and insulated render, install vent kit and extended length of sleeving, and make good to insulated external render and internal finishes, and remove waste and debris.	NO	76.63
1400XA	FIRE:ADAPT FOR GAS Fire:Remove existing fireplace surround and hearth, backboiler and fire, blank off pipework, modify opening to gas regulation standard to suit any gas fire and backboiler (installed by others) including extending skirting and make good finishes, size ne 1200x900x100mm with opening size 510x575mm complete with shelf, bedded in cement lime mortar (1:1:6), make good finishings and remove waste and debris.	NO	190.98
3419XA	DRAUGHTPROOF:PROVIDE TO DOORS Draughtproof:Supply and fix proprietary aluminium draught seals to head and both jambs of external doors, screw fixed in accordance with the manufacturers technical data sheet.	LM	4.36
3419XB	DRAUGHTPROOF:PROVIDE TO WINDOWS Draughtproof:Supply and fix proprietary draught seals to all edges of opening casements and edges and meeting rails of double hung sash windows, all in accordance with the manufacturers technical data sheet.	LM	4.36

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ITEM	DESCRIPTION	UNIT	RATE
3870XA	DUCT:RENEW 6MM PLYWOOD SIDED CASING NE 450MM Duct:Renew two or three sided pipe duct casing NE 450mm girth and framing, with 6mm WBP plywood casing sides, screwed with brass cups and screws to and including 38x50mm framing including plug and screw to walls, form access points as necessary and decorate to match existing and remove waste and debris.	LM	68.33
3960XA	BOILER CUPBOARD:CONSTRUCT Boiler Cupboard:Construct cupboard in accordance with the minimum clearances for installation and servicing as set out in the boiler manufacturers technical data sheet and guidance in BS 6798, comprising 50x75mm softwood framing plugged and screwed to walls, 32x100mm softwood door lining with 14x27mm stops, architraves and skirting to match existing, hang 686x1981mm ply flush door on one pair 100mm butt hinges complete with ironmongery, line with 12.5mm taper edged plasterboard scrim jointed, filled and sealed, make good to all disturbed surfaces and decorate to match existing.	IT	442.31
4362XA	PIPEWORK:PREPARE PRIME PAINT SMALL HEATING Pipework:Prepare for and apply coat of primer, one undercoat and two coats of gloss paint to copper pipework ne 25mm diameter including clips.	LM	6.01
	Oil Central Heating Installations		
	Oil Fired Condensing Boiler Heating Systems cost to include all breakdown callouts during defects liability period, the provision of Energy Performance Certificates and provision of certification, the boiler is to be fully serviced prior to expiry of defects liability period.		
7444XA	DWELLING:INSTALL OIL COND HEATING 2 BED HOUSE Dwelling:Install full oil fired central heating system to 2 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with horizontal or vertical flue, [Boiler, Flue and Fixing Jig PC Sum £1300.00] all pipework, 7 no radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, interlock, room and cylinder stat, pressure vessel, automatic bypass valve, frost protection (air and pipe thermostat, weather compensator with external sensor), condensate pipe, trap and pump and comnnection to internal or external waste pipe, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, all builder's work, make good, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new oil pipe supply from dwelling entry to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	5491.45

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ITEM	DESCRIPTION	UNIT	RATE
7444XB	DWELLING:INSTALL OIL COND HEATING 3 BED HOUSE Dwelling:Install full oil fired central heating system to 2 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with horizontal or vertical flue, [Boiler, Flue and Fixing Jig PC Sum £1300.00] all pipework, 8 no radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, interlock, room and cylinder stat, pressure vessel, automatic bypass valve, frost protection (air and pipe thermostat, weather compensator with external sensor), condensate pipe, trap and pump and comnnection to internal or external waste pipe, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, all builder's work, make good, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new oil pipe supply from dwelling entry to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	5758.56
7444XC	DWELLING:INSTALL OIL COND HEATING 4 BED HOUSE Dwelling:Install full oil fired central heating system to 2 bedroom house/maisonette to Client's standard specification comprising condensing or condensing combination wall mounted boiler with horizontal or vertical flue, [Boiler, Flue and Fixing Jig PC Sum £1300.00] all pipework, 8 no radiators, manual and thermostatic radiator valves, pump, motorised valves, programmer, interlock, room and cylinder stat, pressure vessel, automatic bypass valve, frost protection (air and pipe thermostat, weather compensator with external sensor), condensate pipe, trap and pump and comnnection to internal or external waste pipe, complete with all associated electrical works, form or reform opening for flue, seal cavity, make good brickwork, all builder's work, make good, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, install inhibiters, reconnect test and commission the system, install new oil pipe supply from dwelling entry to new boiler position, install new spur electrical switched connection unit and circuit, install flexible connection to boiler, install bonding in accordance with the current IET Regulations and make good all works disturbed and remove waste and debris.	IT	6053.93
7445XG	TANK:INSTALL OIL STORAGE 650 LITRE TANK Tank:Supply and install 650 litre polypropylene bunded oil storage tank, excavate to reduce levels, lay 100mm granular sub base well compacted, lay 6 No. 900x600mm precast concrete paving slabs, solid bedded on cement mortar (1:3) ready to receive oil tank, remove waste and debris, tank supplied with access cover, fire valve, fuel outlet, and tank guage.	IT	1527.92
7445XA	TANK:INSTALL OIL STORAGE 1100 LITRE TANK Tank:Supply and install 1100 litre polypropylene bunded oil storage tank, excavate to reduce levels, lay 100mm granular sub base well compacted, lay 6 No. 900x600mm precast concrete paving slabs, solid bedded on cement mortar (1:3) ready to receive oil tank, remove waste and debris, tank supplied with access cover, fire valve, fuel outlet, and tank guage.	IT	1730.52
7445XH	TANK:INSTALL OIL STORAGE 1400 LITRE TANK Tank:Supply and install 1400 litre polypropylene bunded oil storage tank, excavate to reduce levels, lay 100mm granular sub base well compacted, lay 6 No. 900x600mm precast concrete paving slabs, solid bedded on cement mortar (1:3) ready to receive oil tank, remove waste and debris, tank supplied with access cover, fire valve, fuel outlet, and tank guage.	IT	2061.35

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ITEM	DESCRIPTION	UNIT	RATE
7445XB	TANK:INSTALL OIL STORAGE 2500 LITRE TANK Tank:Supply and install 2500 litre polypropylene bunded oil storage tank, excavate to reduce levels, lay 100mm granular sub base well compacted, lay 8 No. 900x600mm precast concrete paving slabs, solid bedded on cement mortar (1:3) ready to receive oil tank, remove waste and debris, tank supplied with access cover, fire valve, fuel outlet, and tank guage and connect oil pipeline to tank.	IT	2622.89
0439XA	OIL PIPELINE:LAY PIPE NE 0.5M DEEP Oil Pipeline:Excavate ne 0.5m deep, lift/reinstate turf, compact bottoms, lay 150mm thick gravel bed and haunch, lay oil pipeline including all fittings backfill and remove waste and debris.	LM	63.71
	Extra Over for Breaking Out and Reinstatement		
0470XA	OIL PIPELINE:REINSTATE CONCRETE PAVING Oil Pipeline:Extra for breaking up, remove waste and debris and subsequently reinstating ne 150mm thick concrete with hardcore sub-base under, ne 600mm wide including joints and make good to existing finishes.	LM	78.26
0470XB	OIL PIPELINE:REINSTATE MACADAM PAVING Oil Pipeline:Extra for breaking up, remove waste and debris and subsequently reinstating ne 100mm thick tarmacadam with hardcore sub-base under, ne 600mm wide including joints and make good to existing finishes.	LM	52.52
0470XC	OIL PIPELINE:REINSTATE FLAG PAVING Oil Pipeline:Extra for lifting, set aside and subsequently relaying flag paving and sub-base grout and point, ne 600mm wide including any extra cutting and bonding to existing paving.	LM	17.30
0470XD	OIL PIPELINE:REINSTATE BRICK PAVING Oil Pipeline:Extra for lifting, set aside and subsequently relaying brick paviors and sub-base grout and point, ne 600mm wide including all bonding to existing paving.	LM	50.04

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ITEM	DESCRIPTION	UNIT	RATE
	ELECTRICAL		
	Space, Point and Water Heating Installations		
	Installation of Storage Heaters		
8111AA	DWELLING:INSTALL ELECTRIC HEATING 1 BED Dwelling:Strip out any type of existing heating to 1 bedroom dwelling including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, cylinder, feed and expansion tanks etc, clear away to tip, cap off gas supplies, remove fireplace surround and hearth, infill opening with blockwork and plaster, provide skirting to match, and supply and install electric storage/space heater heating system to dwelling to Client's standard specification comprising approved storage heaters, each fitted with new fully insulated isolation switch, 122 litre Economy 7 cylinder complete with high and low side entry immersion heaters, low level immersion heater to be permanently wired to the off peak supply Super Tariff, complete with isolating switch outlet with neon indicator, top immersion heater to be wired to the unrestricted supply via electronic boost control 1-2 hour run back timer fitted in the kitchen, allow for all pipe connections and wiring amendments, supply and fit 144 litre polypropylene mains water storage tank, lid including Byelaw 30 kit, insulation jacket, ballvalve and float, and 22mm diameter overflow, supply and install 9 way surface mounted consumer control unit with 100mA RCD control switch and MCB's to be fitted to storage heaters and water heater circuit using new Super Tariff, all new circuits to be installed and concealed wherever possible, surface wiring to be in pvc mini-trunking, upgrade roof space insulation to minimum of 150mm thickness, insulate exposed pipework, remake earth bonding, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, test and commission the system and make good all works disturbed and remove waste and debris.	IT	3423.42
8111AB	DWELLING:INSTALL ELECTRIC HEATING 2 BED Dwelling:Strip out any type of existing heating to 2 bedroom dwelling including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, cylinder, feed and expansion tanks etc, clear away to tip, cap off gas supplies, remove fireplace surround and hearth, infill opening with blockwork and plaster, provide skirting to match, and supply and install electric storage/spece heater heating system to dwelling to Client's standard specification comprising approved storage heaters, each fitted with new fully insulated isolation switch, 122 litre Economy 7 cylinder complete with high and low side entry immersion heaters, low level immersion heater to be permanently wired to the off peak supply Super Tariff, complete with isolating switch outlet with neon indicator, top immersion heater to be wired to the unrestricted supply via electronic boost control 1-2 hour run back timer fitted in the kitchen, allow for all pipe connections and wiring amendments, supply and fit 144 litre polypropylene mains water storage tank, lid including Byelaw 30 kit, insulation jacket, ballvalve and float, and 22mm diameter overflow, supply and install 9 way surface mounted consumer control unit with 100mA RCD control switch and MCB's to be fitted to storage heaters and water heater circuit using new Super Tariff, all new circuits to be installed and concealed wherever possible, surface wiring to be in pvc mini-trunking, upgrade roof space insulation to minimum of 150mm thickness, insulate exposed pipework, remake earth bonding, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, test and commission the system and make good all works disturbed and remove waste and debris.	IT	4331.34

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ITEM	DESCRIPTION	UNIT	RATE
8111AC	DWELLING:INSTALL ELECTRIC HEATING 3 BED Dwelling:Strip out any type of existing heating to 3 bedroom dwelling including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, cylinder, feed and expansion tanks etc, clear away to tip, cap off gas supplies, remove fireplace surround and hearth, infill opening with blockwork and plaster, provide skirting to match, and supply and install electric storage/space heater heating system to dwelling to Client's standard specification comprising approved storage heaters, each fitted with new fully insulated isolation switch, 122 litre Economy 7 cylinder complete with high and low side entry immersion heaters, low level immersion heater to be permanently wired to the off peak supply Super Tariff, complete with isolating switch outlet with neon indicator, top immersion heater to be wired to the unrestricted supply via electronic boost control 1-2 hour run back timer fitted in the kitchen, allow for all pipe connections and wiring amendments, supply and fit 144 litre polypropylene mains water storage tank, lid including Byelaw 30 kit, insulation jacket, ballvalve and float, and 22mm diameter overflow, supply and install 9 way surface mounted consumer control unit with 100mA RCD control switch and MCB's to be fitted to storage heaters and water heater circuit using new Super Tariff, all new circuits to be installed and concealed wherever possible, surface wiring to be in pvc mini-trunking, upgrade roof space insulation to minimum of 150mm thickness, insulate exposed pipework, remake earth bonding, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, test and commission the system and make good all works disturbed and remove waste and debris. **Installation of Electric Heating**	IT	5094.18
8111AD	DWELLING:INSTALL ELECTRIC HEATING 4 BED Dwelling:Strip out any type of existing heating to 4 bedroom dwelling including all pipework, radiators, heating appliances, backboilers, warm air units, pumps, controls, cylinder, feed and expansion tanks etc, clear away to tip, cap off gas supplies, remove fireplace surround and hearth, infill opening with blockwork and plaster, provide skirting to match, and supply and install low carbon high efficient high retention, 7 day programmable with intelligent monitor Lot 20 compliant electric energy cell space heaters to dwelling to Client's standard specification comprising heating units, each fitted with new fully insulated isolation switch, 122 litre Economy 7 cylinder complete with high and low side entry immersion heaters, low level immersion heater to be permanently wired to the off peak supply Super Tariff, complete with isolating switch outlet with neon indicator, top immersion heater to be wired to the unrestricted supply via electronic boost control 1-2 hour run back timer fitted in the kitchen, allow for all pipe connections and wiring amendments, supply and fit 144 litre polypropylene mains water storage tank, lid including Byelaw 30 kit, insulation jacket, ballvalve and float, and 22mm diameter overflow, supply and install 9 way surface mounted consumer control unit with 100mA RCD control switch and MCB's to be fitted to storage heaters and water heater circuit using new Super Tariff, all new circuits to be installed and concealed wherever possible, surface wiring to be in pvc mini-trunking, upgrade roof space insulation to minimum of 150mm thickness, insulate exposed pipework, remake earth bonding, disconnect, reconnect, set aside and refixing as necessary associated with the installation, flush out, refill, test and commission the system and make good all works disturbed and remove waste and debris.	IT	6112.08

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ITEM	DESCRIPTION	UNIT	RATE
	Storage Heaters - Repairs		
8130AB	HEATER:RESITE AND RECONNECT Heater:Isolate supply, disconnect and resite night storage heater, including dismantle and reassemble, move to new site, secure to wall and make all connections, reconnect electricity supply, electrical tests and leave in working order and remove waste and debris.	NO	32.52
8130AC	HEATER:DISCONNECT AND REMOVE Heater:Isolate supply, disconnect and remove to secure store for subsequent reuse any night storage heater and make safe existing supply.	NO	27.58
8130BA	THERMOSTAT:RENEW ROOM TYPE TO ELECTRIC HEATING Thermostat:Isolate supply, disconnect, clear away and renew high limit room thermostat, including make all connections and leave in working order and remove waste and debris.	NO	29.17
	Space Heaters		
8140AA	HEATER:RENEW NE 0.75KW SPACE HEATER Heater:Isolate supply, disconnect existing, clear away and renew ne 0.75kW low carbon high efficient electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	182.59
8140AB	HEATER:RENEW NE 1.0KW SPACE TO BATHROOM Heater:Isolate supply, disconnect existing, clear away and renew ne 1.0kW low carbon high efficient electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	187.08
8140AC	HEATER:RENEW NE 1.25KW SPACE HEATER Heater:Isolate supply, disconnect existing, clear away and renew ne 1.25kW low carbon high efficient electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	196.29
8140AD	HEATER:RENEW NE 1.5KW SPACE HEATER Heater:Isolate supply, disconnect existing, clear away and renew ne 1.5kW low carbon high efficient electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	208.56
8140EA	PROGRAMMABLE HEATER:RENEW 0.50KW LOT 20 HEATER Heater:Isolate supply, disconnect existing, clear away and renew 0.50kW low carbon high efficient high retention, 7 day programmable with intelligent monitor Lot 20 compliant electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	696.30
8140EC	PROGRAMMABLE HEATER:RENEW 0.75KW LOT 20 HEATER Heater:Isolate supply, disconnect existing, clear away and renew 0.75kW low carbon high efficient high retention, 7 day programmable with intelligent monitor Lot 20 compliant electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	784.12

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ITEM	DESCRIPTION	UNIT	RATE
8140EE	PROGRAMMABLE HEATER:RENEW 1.00KW LOT 20 HEATER Heater:Isolate supply, disconnect existing, clear away and renew ne 1.00kW low carbon high efficient high retention, 7 day programmable with intelligent monitor Lot 20 compliant electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	837.47
8140EG	PROGRAMMABLE HEATER:RENEW 1.25KW LOT 20 HEATER Heater:Isolate supply, disconnect existing, clear away and renew 1.25kW low carbon high efficient high retention, 7 day programmable with intelligent monitor Lot 20 compliant electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	867.31
8140EI	PROGRAMMABLE HEATER:RENEW 1.50KW LOT 20 HEATER Heater:Isolate supply, disconnect existing, clear away and renew 1.50kW low carbon high efficient high retention, 7 day programmable with intelligent monitor Lot 20 compliant electric energy cell space heater, make all connections, including fixing securely to wall, electrical tests and leave in working order and remove waste and debris.	NO	909.63
	Final Circuits - Space Heaters		
8141AA	HEATING:RENEW NE 4 SPUR OUTLETS GROUND FLOOR Heating:Isolate supply, strip out, clear away and renew ring main circuit to ground floor of dwelling with ne 4 No. 13 amp spur outlets including install mini trunking or rigid PVC conduit chased into wall etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	354.41
8141AB	HEATING:RENEW 5-6 SPUR OUTLETS GROUND FLOOR Heating:Isolate supply, strip out, clear away and renew ring main circuit to ground floor of dwelling with over 4 and ne 6 No. 13 amp spur outlets including install mini trunking or rigid PVC conduit chased into wall etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	396.59
8141AC	HEATING:RENEW NE 4 SPUR OUTLETS UPPER FLOOR Heating:Isolate supply, strip out, clear away and renew ring main circuit to upper floor of dwelling with ne 4 No. 13 amp spur outlets including install mini trunking or rigid PVC conduit chased into wall etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	308.42
8141AD	HEATING:RENEW 5-6 SPUR OUTLETS UPPER FLOOR Heating:Isolate supply, strip out, clear away and renew ring main circuit to upper floor of dwelling with over 4 and ne 6 No. 13 amp spur outlets including install mini trunking or rigid PVC conduit chased into wall etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	343.29
	Radiant and Convector Heaters		
8150AA	FIRE:RENEW NE 2.5KW RADIANT FIRE Fire:Isolate supply, disconnect, clear away and renew with ne 2.5kW focal point radiant fire, make all necessary connections into spur box, reconnect electricity supply, electrical tests and leave in working order and remove waste and debris.	NO	185.65

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ITEM	DESCRIPTION	UNIT	RATE
8150AB	FIRE:INSTALL NE 3.0KW INSET FOCAL FAN HEATER Fire:Isolate supply, install approved ne 3.0kW inset flame effect fan heater complete with timber surround, back panel and hearth including provision of spur circuit including mini trunking or rigid PVC conduit chased in wall etc., double pole switch spur outlet and all adjustments to electrical supply as necessary, test and undertake tests, provide certificate, make good to all finishes and remove waste and debris, reconnect electrics, tests and leave in working order.	IT	324.30
8150XA	FIRE:INSTALL NE 2.5KW RADIANT FOCAL FIRE Fire:Isolate supply, install ne 2.5 kW focal point radiant fire and surround, including provision of spur circuit including mini-trunking or rigid PVC conduit chased in wall etc, double pole switch spur outlet and all adjustments to pipework and electrical supply as necessary, fill, test and undertake tests, provide certificate, make good to all finishes, and remove waste and debris, reconnect electrics, tests and leave in working order.	NO	275.61
8150XB	FIRE:INSTALL WALL MOUNTED ELECTRIC FIRE Fire:Install wall mounted electric fire and all associated wiring, spur box, earthing, electrical tests, and leave in working order, make good, and remove waste and debris.	NO	262.69
8150XC	FIRE:INSTALL WALL MOUNTED ELECTRIC FIRE + SURROUND Fire:Install wall mounted electric fire and all associated wiring, surround, spur box, earthing, electrical tests, and leave in working order, make good, and remove waste and debris.	NO	500.47
8150XD	FIRE:RENEW WALL MOUNTED ELECTRIC FIRE Fire:Renew wall mounted electric fire, remove existing and install new fire and all associated wiring, spur box, earthing, electrical tests, and leave in working order, make good, and remove waste and debris.	NO	205.61
8150XE	FIRE:RENEW WALL MOUNTED ELECTRIC FIRE AND SURROUND Fire:Renew wall mounted electric fire and surround, remove existing and install new fire and all associated wiring, spur box, earthing, electrical tests, and leave in working order, make good, and remove waste and debris.	NO	443.39
8150CA	HEATER:RENEW 2.5KW FAN CONVECTOR WITH TIMER Heater:Isolate supply, disconnect, clear away and renew or install ne 2.5kW fan-assisted convector heater including 24hr timer, plugging and screwing securely to wall, make all necessary connections into spur box, reconnect electricity supply, electrical tests and leave in working order and remove waste and debris.	NO	86.19
8150EA	HEATER:RENEW NE 1KW PANEL HEATER WITH TIMER Heater:Isolate supply, disconnect, clear away and renew ne 1kW panel heater with 24hr timer including plugging and screwing securely to wall, make all necessary connections into spur box, reconnect electricity supply, electrical tests and leave in working order and remove waste and debris.	NO	209.55
8150EB	HEATER:RENEW NE 2KW PANEL HEATER WITH TIMER Heater:Isolate supply, disconnect, clear away and renew ne 2kW panel heater with 24hr timer including plugging and screwing securely to wall, make all necessary connections into spur box, reconnect electricity supply, electrical tests and leave in working order and remove waste and debris.	NO	228.99

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ITEM	DESCRIPTION	UNIT	RATE
8150EC	HEATER:RENEW NE 3KW PANEL HEATER WITH TIMER Heater:Isolate supply, disconnect, clear away and renew ne 3kW panel heater with 24hr timer including plugging and screwing securely to wall, make all necessary connections into spur box, reconnect electricity supply, electrical tests and leave in working order and remove waste and debris.	NO	268.37
8150FA	FIRE:RENEW NE 1KW INFRA RED HEATER Fire:Isolate supply, disconnect, clear away and renew with ne 1kW infrared wall mounted heater with pull cord, fix securely to wall, make all necessary connections into spur box, reconnect electrical tests and leave in working order and remove waste and debris.	NO	92.17
8150GA	FIRE:RENEW NE 2KW INFRA RED HEATER Fire:Isolate supply, disconnect, clear away and renew with ne 2kW infrared wall mounted heater with pull cord, fix securely to wall, make all necessary connections into spur box, reconnect electrical tests and leave in working order and remove waste and debris.	NO	99.43
8150HA	HEATER:RENEW 2KW WALL FAN HEATER WITH TIMER Heater:Isolate supply, disconnect, clear away and renew or install ne 2kW wall mounted fan heater with 24hr timer, including plugging and screwing to wall, make all necessary connections to spur box, reconnect electricity supply, electrical tests and leave in working order and remove waste and debris.	NO	84.41
	Electric Towel Rail		
8190AA	TOWEL RAIL:RENEW NE 175 WATT ELECTRIC Towel Rail:Isolate supply, disconnect, clear away and renew towel rail ne 175 watt, free standing or wall mounted including plug and screw to wall in accordance with manufacturers technical data sheet, make all necessary connections into spur box, reconnect, electrical tests and leave in working order and remove waste and debris.	NO	217.54
	Immersion Heaters		
8200AA	IMMERSION HEATER:RENEW CIRCUIT AND SWITCH Immersion Heater:Isolate supply, strip out, clear away and renew immersion heater circuit with cable run in mini trunking or rigid PVC conduit chased into wall etc., including fitting of 20 amp double pole isolator switch, 20 amp double pole indicator switch and reconnection of existing heater flex, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	136.40
8200BA	IMMERSION HEATER:RENEW FLEX CONNECTION Immersion Heater:Isolate supply, strip out, clear away and renew 1.00m length of 2.5mm 3 core butyl rubber flex to immersion heater and make all necessary connections to 20 amp double pole switch and immersion heater, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	19.08
8200CA	IMMERSION HEATER:RENEW 20A DP/TP INDICATOR SWITCH Immersion Heater:Isolate supply, disconnect, clear away and renew 20 amp moulded plastic double or triple pole switch with neon indicator and moulded plastic mounting box, including plugging to walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	31.67

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ITEM	DESCRIPTION	UNIT	RATE
8200DA	IMMERSION HEATER:RENEW BOOSTER SWITCH Immersion Heater:Isolate supply, disconnect, clear away and renew or supply and install immersion booster switch and moulded plastic mounting box, including plugging to walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	20.08
	Water Storage Heaters		
8250AA	WATER HEATER:RENEW 3KW 7 LITRE Water Heater:Isolate water and electrical supplies, drain down, disconnect, clear away and renew 3kW 7 litre water storage heater, reconnect water supply, refill and test, remake all connections, reconnect electricity supply, electrical tests and leave in working order on completion and remove waste and debris.	NO	156.81
8250BA	WATER HEATER:RENEW 3KW 100 LITRE Water Heater:Isolate water and electrical supplies, drain down, disconnect, clear away and renew with 3kW, ne 100 litre water storage heater, reconnect water supply, refill and test, remake all connections, reconnect electricity supply, electrical tests and leave in working order on completion and remove waste and debris.	NO	825.38
8250CA	WATER HEATER:RENEW 3KW NE 30 LITRE Water Heater:Isolate water and electrical supplies, drain down, disconnect, clear away and renew with 3kW, ne 30 litre water storage heater, reconnect water supply, refill and test, remake all connections, reconnect electricity supply, electrical tests and leave in working order on completion and remove waste and debris.	NO	532.31
8250DA	WATER HEATER:RENEW SWITCH Water Heater:Isolate supply, disconnect, clear away and renew 20 amp double pole immersion heater switch marked 'WATER HEATER', 2hr run-back timer, neon indicator, and moulded plastic mounting box, including plugging walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	24.66
8250DB	WATER HEATER:RENEW EC7 TIMER SWITCH Water Heater:Isolate supply, disconnect, clear away and renew Economy 7 micro 24hr timer switch to water heater, dismantle and reassemble access covers, reset, reconnect electricity supply, electrical tests, leave in working order and remove waste and debris.	NO	72.77
	Electrical Appliances		
	Showers - Electric		
8300AA	SHOWER:INSTALL NEW NE 8.7KW UNIT Shower:Supply and install new ne 8.7kW shower unit including plugging walls as necessary, connect to water and electrical supplies including provision of shower circuit including mini trunking or rigid PVC conduit chased in wall etc., incorporating RCBO protection 45amp double pole switch and all adjustments to pipework and electrical supply as necessary, fill, test and undertake electrical tests, provide certificate, make good to all finishes and remove waste and debris.	NO	381.56

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ITEM	DESCRIPTION	UNIT	RATE
8300BA	SHOWER:RENEW NE 8.7KW UNIT Shower:Isolate and disconnect water/electricity supplies, disconnect and clear away existing and renew with ne 8.7kW shower unit including plug walls as necessary, adjust and reconnect water supply, fill, test all newly made joints and adjust, remake all connections to cables, install RCBO protection to shower circuit 45amp double pole switch, reconnect electricity supply, undertake tests, provide certificate, make good to all finishes and remove waste and debris.	NO	288.81
8300CA	SHOWER:DISCONNECT SEAL AND MAKE SAFE Shower:Isolate supply and disconnect shower unit, fix temporary sealing box to exposed cable and leave safe, dispose of shower unit if not being re-installed.	NO	22.32
8300DA	SHOWER:RECONNECT AND TEST Shower:Reconnect shower unit, test all supplies including carry out electrical tests and leave in working order and remove waste and debris.	NO	28.99
8300EA	SHOWER:RENEW CIRCUIT Shower:Isolate supply, disconnect, strip out, clear away and renew shower circuit including mini trunking or rigid PVC conduit chased into wall etc., incorporating RCBO protection, 45 amp double pole switch and make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	134.84
8300FA	SHOWER:RENEW 45A CEILING SWITCH Shower:Isolate supply, disconnect, clear away and renew 45 amp one way moulded plastic double pole ceiling switch, neon indicator, fitted with ceiling switch cord of 1.5m length, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	49.22
8300GA	PUMP:INSTALL SHOWER SYSTEM WITH CURTAIN Pump:Supply and install new proprietary pumped water system complete with shower head, hose, pipework and controls, including plugging walls as necessary, connect to water and electrical supplies including 200/240 V transformer as necessary, including provision of RCBO protection and 45A double pole switch located outside of bathroom and all adjustments to existing pipework including new service valve and in line scale reducer and electrical supply as necessary, fill, test and undertake earth fault loop impedance test, all cabling in mini trunking, including curtain and rail, make good all finishes and remove waste and debris. [PC Sum for supply and delivery of pumped water system £470.00 excluding VAT].	NO	703.85
8300GB	PUMP:RENEW SHOWER SYSTEM Pump:Isolate and disconnect water/electricity supplies, disconnect and clear away existing and renew proprietary pumped shower reconnect to water and electrical supplies including 200/240 V transformer as necessary, including plug walls as necessary, adjust and reconnect water supply, fill, test all newly made joints and adjust, remake all connections to cables, install RCD protection to shower circuit if missing, MCB 45A, reconnect electricity supply, reconnect shower hose and head and undertake tests, provide certificate, make good to all finishes, and remove waste and debris [PC Sum for supply and delivery of pumped shower £470.00 excluding VAT].	NO	689.35

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ITEM	DESCRIPTION	UNIT	RATE
8300GC	PUMP:INSTALL SHOWER SYSTEM OVER BATH Pump:Supply and install new thermostatic shower controller and Monsoon twin shower booster pump pumped water system complete with shower head, riser rail, hose, pipework and controls, including plugging walls as necessary, connect to water and electrical supplies including 200/240 V transformer as necessary, including provision of RCBO protection to shower circuit, 45A double pole switch located outside of bathroom and all adjustments to pipework and electrical supply as necessary, provision of pipework to cold water storage tank and hot water cylinder, stopcock and isolating valves, including in line scale reducer, fill, test and undertake earth fault loop impedance test, all cabling in mini trunking, including new full height glazed wall tiling to bath area, silicone sealant to bath, make good all finishes and remove waste and debris [PC Sum for supply and delivery of shower controller and pumped water system £770.00 excluding VAT].	NO	1148.12
8300GD	PUMP:RENEW BOOSTED SHOWER CONTROLLER Pump:Isolate and disconnect water/electricity supplies, disconnect and clear away existing and renew thermostatic shower controller, to pumped shower ssystem including plugging walls as necessary, connect to water and electrical supplies including 200/240 V transformer as necessary, adjust and reconnect water supply, fill, test all newly made joints and adjust, remake all connections to cables, install RCD protection to shower circuit if missing, MCB 45A, reconnect electricity supply, reconnect to pump and shower hose and head and undertake tests, provide certificate, make good to all finishes, and remove waste and debris [PC Sum for supply and delivery of shower controller £340.00 excluding VAT].	NO	490.17
8300GE	PUMP:RENEW BOOSTED SHOWER PUMP Pump:Isolate and disconnect water/electricity supplies, disconnect and clear away existing and renew Monsoon twin shower booster pump to pumped shower system including plugging walls as necessary, connect to water and electrical supplies including 200/240 V transformer as necessary, adjust and reconnect water supply, fill, test all newly made joints and adjust, remake all connections to cables, install RCBO or MCB/RCD protection to shower circuit if missing, MCB 45A, reconnect electricity supply, reconnect to shower and undertake tests, provide certificate, make good to all finishes, and remove waste and debris [PC Sum for supply and delivery of shower pump £380.00 excluding VAT].	NO	567.96
8300HA	SHOWER:RENEW 9.5 KW COMPLETE Shower:Renew shower unit with 9.5 kW electric shower unit complete incorporating advanced temperature stabiliser for constant temperature control, make all fixtures to walls, make all connections to electrical and water supplies, incorporate RCBO protection, 45amp double pole switch, provide new service valve if not already installed, install in line scale reducer, test, provide certificate and make good all finishes on completion and remove waste and debris.	NO	364.81
8300HB	SHOWER:INSTALL 9.5 KW COMPLETE Shower:Supply and install new 9.5 kW electric shower unit complete with hose, shower head, riser rail and incorporating advanced temperature stabiliser for constant temperature control, make all connections to water supply including running additional pipework as necessary, provide new service valve, make electrical connections including provision of double pole switch, cable, conduit and, RCBO protection, 45amp double pole switch, install in line scale reducer, test, provide certificate, and make good all finishes on completion and remove waste and debris.	NO	438.22

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ITEM	DESCRIPTION	UNIT	RATE
8300HC	SHOWER:RENEW 9.5 KW AUDIO VISUAL COMPLETE Shower:Renew shower unit with 9.5 kW electric shower unit complete incorporating advanced temperature stabiliser for constant temperature control and audio-visual warning devices, make all fixtures to walls, make all connections to electrical and water supplies, incorporate RCBO protection, 45 amp double pole switch, provide new service valve if not already installed, install in line scale reducer, test, provide certificate and make good all finishes on completion and remove waste and debris.	NO	399.67
8300HD	SHOWER:INSTALL 9.5 KW AUDIO VISUAL COMPLETE Shower:Supply and install new 9.5 kW electric shower unit complete incorporating advanced temperature stabiliser for constant temperature control and audio visual warning devices, sliding rail, hose, and shower head, make all fixtures to wall, make all connections to water supply including running additional pipework as necessary, provide new service valve, make electrical connections including provision of double pole switch, cable, conduit and, RCBO protection, 45amp double pole switch, install in line scale reducer, test, provide certificate, and make good all finishes on completion and remove waste and debris.	NO	473.07
	Domestic Type Cookers		
8350AA	ELECTRIC COOKER:DISCONNECT SEAL AND MAKE SAFE Electric Cooker:Isolate supply and disconnect electric cooker, fix temporary sealing box to exposed cable and leave safe.	NO	8.42
8350BA	ELECTRIC COOKER:RECONNECT AND TEST Electric Cooker:Reconnect cooker, carry out electrical tests and leave in working order and remove waste and debris.	NO	8.70
	Domestic Type Electric Cookers - Renewals		
8820AA	ELECTRIC COOKER:RENEWAL 4 PLATE TYPE Electric Cooker:Isolate supply, disconnect existing, clear away, supply and install new 4 plate domestic type electrical cooker complete [PC Sum for supply and delivery to site £250.00 excluding VAT], reconnect, undertake electrical tests, test operation and leave in working order and remove waste and debris.	NO	339.79
8820AB	ELECTRIC COOKER:RENEW 2 PLATE TYPE HOB UNIT Electric Cooker Unit:Isolate supply, disconnect existing, clear away, supply and install new 2 plate domestic type electric hob unit complete [PC Sum for supply and delivery to site £95.00 excluding VAT], reconnect, undertake electrical tests, test operation and leave in working order and remove waste and debris.	NO	150.69
8820ZB	ELECTRIC COOKER:RENEW BUILT IN HOB UNIT Electric Cooker:Isolate supply, disconnect existing, clear away, supply and install domestic type built in/inset electric hob unit complete [PC Sum for supply and delivery to site £250.00 excluding VAT], reconnect, undertake electrical tests, test operation and leave in working order and remove waste and debris.	NO	339.79
8820ZC	ELECTRIC COOKER:RENEW BUILT IN OVEN UNIT Electric Cooker:Isolate supply, disconnect existing, clear away, supply and install new built in type domestic electrical oven complete [PC Sum for supply and delivery to site £300.00 excluding VAT], reconnect, undertake electrical tests, test operation and leave in working order and remove waste and debris.	NO	418.18

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ITEM	DESCRIPTION	UNIT	RATE
	Cooker Control Units and Circuits		
8350CA	ELECTRIC COOKER:RENEW CIRCUIT Electric Cooker:Isolate supply, strip out, clear away and renew cooker circuit including fitting of wall mounted control box, cable run in mini trunking or rigid PVC conduit chased into walls or drawn through existing conduit and make all necessary connections to existing cooker, reconnect electric supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	138.47
8350DA	ELECTRIC COOKER:RENEW UNIT AND CIRCUIT Electric Cooker:Isolate supply, strip out, clear away and renew link circuit from cooker control unit to cooker outlet plate, cable run in mini-trunking or rigid PVC conduit chased into existing walls or drawn through existing conduit and make all connections to cooker control unit, supply and fix new cooker outlet plate and make connection to cooker, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	70.70
8350DB	ELECTRIC COOKER:RENEW CONTROL UNIT AND SWITCH Electric Cooker:Isolate supply, disconnect, clear away and renew 45/50 amp surface mounted plastic cooker unit with neon indicator, with plastic mounting-box and double pole switch, including plugging to walls as necessary, remake all necessary connections to cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	40.39
8350DE	ELECTRIC COOKER:RENEW CONTROL UNIT SOCKET + SWITCH Electric Cooker:Isolate supply, disconnect, clear away and renew 45/50 amp surface mounted plastic cooker unit with neon indicator and 13amp socket with plastic mounting-box and double pole switch, including plugging to walls as necessary, remake all necessary connections to cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	44.72
8350DC	ELECTRIC COOKER:RENEW METAL CONTROL UNIT Electric Cooker:Isolate supply, disconnect, clear away and renew 45/50 amp flush type metal cooker control unit with neon indicator and flush box and double pole switch, including plugging to walls as necessary, remake all necessary connections to cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	55.10
8350DD	ELECTRIC COOKER:RENEW CONTROL PLATE Electric Cooker:Isolate supply, disconnect, clear away and renew 45/50 amp surface mounted cooker control unit plate with neon indicator with double pole switch, including plugging to walls as necessary, remake all necessary connections to cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	39.94
8350EA	ELECTRIC COOKER:RENEW COOKER OUTLET PLATE Electric Cooker:Isolate supply, disconnect, clear away and renew cooker outlet plate and make connections to cooker link circuit and to cooker cable, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	11.80
8350EB	ELECTRIC COOKER:RELOCATE CONTROL FROM HOTZONE Electric Cooker:Disconnect existing cooker and cooker control unit, relocate / extend wiring to new position to building regs, including provision of cooker outlet, test circuit and reconnect cooker if required.	NO	105.42

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ITEM	DESCRIPTION	UNIT	RATE
	Cooker Ventilation Hoods		
8350FA	ELECTRIC COOKER HOOD:RENEW EXTRACTOR UNIT Electric Cooker Hood:Isolate supply and disconnect and remove cooker hood extractor unit, supply and install new cooker extractor unit fixed to brickwork or timber, reconnect to cooker hood vent kit, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	136.35
8350FB	ELECTRIC COOKER HOOD:RENEW COMPLETE Electric Cooker Hood:Isolate supply and disconnect and remove cooker hood extractor unit, ducting, vent kit and grilles, supply and install new cooker extractor unit fixed to brickwork or timber, install and connect universal 100 cooker hood vent kit and 100x55mm moulded plastic cooker hood ducting complete with terminal/grill, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	168.63
	Domestic Type Electric Laundry Equipment		
8821AA	WASHING MACHINE:RENEW Washing Machine:Isolate supply, disconnect existing, clear away, supply and install new domestic type electric washing machine [PC Sum for supply and delivery to site £250.00 excluding VAT], reconnect electric supply, water supply and waste pipework, electrical test, make good on completion and leave in working order and remove waste and debris.	NO	339.79
8821BA	TUMBLE DRYER:RENEW Tumble Dryer:Isolate supply, disconnect existing, clear away, supply and install new domestic type electric tumble dryer [PC Sum for supply and delivery to site £250.00 excluding VAT], reconnect electric supply, electrical test, make good on completion and leave in working order and remove waste and debris.	NO	339.79
	Domestic Type Dishwashing Equipment		
8826AA	DISHWASHING MACHINE:RENEW FREESTANDING Dishwashing Machine:Isolate supply, disconnect existing, clear away, supply and install new domestic type electric dishwashing machine [PC Sum for supply and delivery to site £300.00 excluding VAT], reconnect electric supply, water supply and waste pipework, electrical test, make good on completion and leave in working order and remove waste and debris.	NO	400.79
8826AB	DISHWASHING MACHINE:RENEW INTEGRATED Dishwashing Machine:Isolate supply, disconnect existing, clear away, supply and install new domestic type integrated electric dishwashing machine [PC Sum for supply and delivery to site £400.00 excluding VAT], reconnect electric supply, water supply and waste pipework, electrical test, make good on completion and leave in working order and remove waste and debris.	NO	522.79
	Domestic Type Electric Refrigerator		
8822AA	REFRIGERATOR:RENEW NE 150 LITRE Refrigerator:Disconnect existing, clear away, supply and install new ne 150 litre domestic type electric refrigerator complete [PC Sum for supply and delivery to site £220.00 excluding VAT], reconnect and leave in working order and remove waste and debris.	NO	303.19

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ITEM	DESCRIPTION	UNIT	RATE
8822AB	REFRIGERATOR:RENEW NE 200 LITRE Refrigerator:Disconnect existing, clear away, supply and install new over 150 and ne 200 litre domestic type electric refrigerator complete [PC Sum for supply and delivery to site £250.00 excluding VAT], reconnect and leave in working order and remove waste and debris.	NO	339.79
8822AC	REFRIGERATOR:RENEW NE 300 LITRE Refrigerator:Disconnect existing, clear away, supply and install new over 200 and ne 300 litre domestic type electric refrigerator complete [PC Sum for supply and delivery to site £350.00 excluding VAT], reconnect and leave in working order and remove waste and debris.	NO	461.79
	Domestic Type Electric Deep Freeze		
8823AA	DEEP FREEZE:RENEW 200 LITRE Deep Freeze:Disconnect existing, clear away, supply and install new ne 200 litre domestic type electric deep freeze complete [PC Sum for supply and delivery to site £250.00 excluding VAT], reconnect and leave in working order and remove waste and debris.	NO	339.79
8823AB	DEEP FREEZE:RENEW 350 LITRE Deep Freeze:Disconnect existing, clear away, supply and install new over 200 and ne 350 litre domestic type electric deep freeze complete [PC Sum for supply and delivery to site £450.00 excluding VAT], reconnect and leave in working order and remove waste and debris.	NO	583.79
	Ventilation		
	Fans - Ventilating		
8400AC	FAN:RENEW 2 SPEED WALL OR DUCT FAN Fan:Isolate supply, disconnect, clear away and renew with plastic cased through-wall or ducted fan with two speed motor class 2, double insulated, air operated automatic back draught shutter with fan capable of handling 76 litre/second at high speed and 38 litre/second at low speed, provide wall grille if necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes and remove waste and debris.	NO	156.91
8400AD	FAN:RENEW SINGLE SPEED WALL OR DUCT FAN Fan:Isolate supply, disconnect, clear away and renew with plastic cased through-wall or ducted fan with single speed motor class 2, double insulated complete with integral back draught automatic shutter, fan capable of handling min 26 litre/second, provide wall grille if necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes and remove waste and debris.	NO	138.02
8400CA	FAN:RENEW TOILET OR BATHROOM FAN Fan:Isolate supply, disconnect, clear away and renew toilet or bathroom fan complete with single speed motor class 2, double insulated, integral timer, back draught shutter if required with fan capable of handling 25 litre/second, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes and remove waste and debris.	NO	76.85

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ITEM	DESCRIPTION	UNIT	RATE
	Fans - Condensation Control		
8410AD	FAN:(ENVIROVENT)RENEW 2 SPEED CONDENSATION CONTROL Fan:Isolate/reconnect supply, renew plastic cased through-wall or ducted condensation control fan, 2 speed motor, 61 litre/second high speed 41 litre/ second low speed, wall grille, tests, make good.	NO	304.39
8410XA	FAN:INSTALL 2 SPEED CONDENSATION CONTROL Fan:Install plastic cased through-wall or ducted condensation control fan with 2 speed motor, class 2 double insulated, back draught shutter with fan capable of handling 61 litre/second at high speed and 41 litre/second at low speed, install electrical circuit with fused spur outlet and external shutter, connect, test and adjust settings including cutting out through wall provision of sleeve and terminal, making good wall, provide wall grille if necessary, remake all necessary connections, undertake electrical tests and make good all finishes and remove waste and debris.	NO	366.66
8410GA	FAN:RENEW 2 SPEED CONDENSATION CONTROL EWI Fan:Isolate supply, disconnect, clear away and renew with plastic cased through-wall or ducted condensation control fan and ducting to suit external wall insulation systems with 2 speed motor, class 2 double insulated, back draught shutter with fan capable of handling 61 litre/second at high speed and 41 litre/second at low speed, provide wall grille if necessary fixed to structure through external wall insulation system, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes, and remove waste and debris.	NO	148.11
8410GB	FAN:RENEW VARIABLE SPEED CONDENSATION CONTROL EWI Fan:Isolate supply, disconnect, clear away and renew with plastic cased through-wall or ducted condensation control fan and ducting to suit external wall insulation systems with variable speed motor class 2 double insulated, back draught shutter, capable of handling 14-22 litre/second at variable speed, 26 litre/second man. boost, provide wall grille if necessary fixed to structure through external wall insulation system, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes, and remove waste and debris.	NO	148.11
8410GC	FAN:RENEW VARIABLE SPEED TIMER EWI Fan:Isolate supply, disconnect, clear away and renew with plastic cased through-wall or ducted condensation control fan and ducting to suit external wall insulation systems with variable speed motor and timer, class 2 double insulated, back draught shutter, fan capable of handling 14-22 litre/second at variable speed, 26 litre/second man. boost, provide wall grille if necessary fixed to structure through external wall insulation system, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes, and remove waste and debris.	NO	310.74
8410HA	FAN:INSTALL 2 SPEED CONDENSATION CONTROL EWI Fan:Install plastic cased through-wall or ducted condensation control fan and ducting to suit external wall insulation systems with 2 speed motor, class 2 double insulated, back draught shutter with fan capable of handling 61 litre/second at high speed and 41 litre/second at low speed, install electrical circuit with fused spur outlet and external shutter, connect, test and adjust settings including cutting out through wall and external wall insulation system, provision of extended sleeve and terminal and making good wall and finishes, provide wall grille if necessary fixed to structure through external wall insulation system, remake all necessary connections, undertake electrical tests and make good all finishes, and remove waste and debris.	NO	372.49

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ITEM	DESCRIPTION	UNIT	RATE
8410XB	FAN:INSTALL LOW VOLTAGE TRANSFORMER TYPE Fan:Install plastic cased through-wall or ducted low voltage transformer condensation control fan, class 2 double insulated, back draught shutter, install electrical circuit with fused spur outlet and external shutter, connect, test and adjust settings including cutting out through wall, provision of sleeve and terminal, making good wall, provide wall grille if necessary, remake all necessary connections, undertake electrical tests and make good all finishes and remove waste and debris.	NO	271.31
8410XC	FAN:RENEW WITH LOW VOLTAGE TRANSFORMER TYPE Fan:Isolate supply, disconnect, clear away and renew with plastic cased through-wall or ducted low voltage transformer condensation control fan, class 2 double insulated, back draught shutter, provide wall grille if necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes and remove waste and debris.	NO	227.64
8410XD	FAN:INSTALL 2 SPEED COND. CONTROL IN WINDOW Fan:Install plastic cased through window condensation control fan with 2 speed motor, class 2 double insulated, back draught shutter with fan capable of handling 61 litre/second at high speed and 41 litre/second at low speed, install electrical circuit with fused spur outlet and external shutter, connect, test and adjust settings including adapting glazing or sealed double glazed unit, provide window grille if necessary, remake all necessary connections, undertake electrical tests and make good all finishes, and remove waste and debris.	NO	356.37
8410ZA	CONDENSATION TRAP:PROVIDE TO VENTILATION DUCT Condensation Trap:Remove length of existing duct casing and insulation ne 1.00m long, cut into 100mm diameter UPVC vertical ventilation duct and insert 100mm diameter tee piece condensation trap with 19mm overflow spigot, joint length of 19mm upvc overflow pipe ne 2.00m long including bends etc. to spigot, provide new 25mm insulation to ventilation pipe, provide new duct casing, make good, and remove waste and debris.	IT	61.95
8400DA	FAN:RENEW 3 SPEED LOW VOLTAGE WALL OR DUCT FAN Fan:Isolate supply, disconnect, clear away and renew with plastic cased through-wall or ducted fan with three speed motor class 2, double insulated, air operated automatic back draught shutter with fan capable of handling 28 litre/second at high speed, 14 litre/second at low speed and 8 litre/second on continuous ventilation, provide wall grille if necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes and remove waste and debris.	NO	474.03
8400TA	FAN:RENEW CIRCUIT AND OUTLET Fan:Isolate supply, strip out, clear away and renew fan spur with cable run in mini trunking or rigid PVC conduit chased into wall etc., including fitting of 20 amp fused spur oulet and reconnection of existing fan flex, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	104.54
8400TB	FAN:RENEW FLEX CONNECTION Fan:Isolate supply, strip out, clear away and renew 1.00m length of 2.5mm 3 core butyl rubber flex to fan and make all necessary connections to 20 amp fused spur outlet and fan, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	19.17

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ITEM	DESCRIPTION	UNIT	RATE
8400TC	FAN:RENEW EXTERNAL COVER GRILLE Fan:Renew external cover grille to any type of domestic extract or condensation control fan, isolate supply, reconnect, test and make good.	NO	11.58
	Low Energy Positive Output Whole House Ventilation		
8411AA	VENT UNIT:INSTALL LOFT VENTILATION Vent Unit:Install approved low energy positive output loft whole house ventilation unit, cut or form opening for diffuser in ceiling, supplied complete with ducting, diffuser and filters, unit to be screwed to and including battens spanning across and screwed to joists, connect unit to and including double pole switched fuse spur, isolate supply, connect to existing ring main with cable run in mini trunking or rigid PVC conduit, reconnect electricity supply, adjust setting, undertake electrical tests and make good on completion and remove waste and debris.	IT	758.93
8411AB	VENT UNIT:INSTALL LOFT VENTILATION WITH HEATER Vent Unit:Install approved low energy positive output loft whole house ventilation unit with heater in loft space of dwelling, cut or form opening for diffuser in ceiling, supplied complete with ducting, diffuser and filters, unit to be screwed to and including battens spanning across and screwed to joists, connect unit to and including double pole switched fuse spur, isolate supply, connect to existing ring main with cable run in mini trunking or rigid PVC conduit, reconnect electricity supply, adjust setting, undertake electrical tests and make good on completion and remove waste and debris.	IT	887.63
8411BA	VENT UNIT:INSTALL WHOLE HOUSE Vent Unit:Install approved low energy positive output whole house ventilation system, cut or form opening in external cavity wall for input grille, cut or form opening in internal wall for discharge grille, install unit, grilles, 100mm ducting, unit plugged and screwed to wall, connect unit to and including double pole switched fuse spur, isolate supply, connect to existing ring main with cable run in mini run in mini trunking or rigid PVC conduit, reconnect electricity supply, adjust setting, undertake electrical tests and make good on completion and remove waste and debris.	IT	946.13
8411BB	VENT UNIT:INSTALL WHOLE HOUSE WITH HEATER Vent Unit:Install approved low energy positive output whole house ventilation system with heater, cut or form opening in external cavity wall for input grille, cut or form opening in internal wall for discharge grille, install unit, grilles, 100mm ducting, unit plugged and screwed to wall, connect unit to and including double pole switched fuse spur, isolate supply, connect to existing ring main with cable run in mini run in mini trunking or rigid PVC conduit, reconnect electricity supply, adjust setting, undertake electrical tests and make good on completion and remove waste and debris.	IT	1273.73
	Heat Recovery and Ventilation System		
8412AA	RECOVERY UNIT:INSTALL ROOM MOUNTED Recovery Unit:Supply and install 'Ductex' HRV room mounted central air handling unit/system Ref 250R or other equal and approved to flat including all rigid plastic and flexible ducting, tees, bends etc., silencers, air valves, grilles and insulation, fixed louvred vent outlets, variable fan speed controls, winter/summer switch, connect unit to and including double pole switched fuse spur, isolate supply, connect to existing consumer unit with cable run in mini trunking or rigid pvc conduit, MCB, reconnect electricity supply, adjust settings, undertake electrical tests, certificate, all builders work, make good all finishes, and remove waste and debris.	NO	1784.25

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ITEM	DESCRIPTION	UNIT	RATE
8412BA	RECOVERY UNIT:INSTALL LOFT MOUNTED Recovery Unit:Supply and install 'Ductex' HRV loft mounted central air handling unit/system Ref 275L or other equal and approved to house or bungalow including all rigid plastic and flexible ducting, tees, bends etc., silencers, air valves, grilles and insulation, fixed louvred vent outlets, variable fan speed controls, winter/summer switch, connect unit to and including double pole switched fuse spur, isolate supply, connect to existing consumer unit with cable run in mini trunking or rigid pvc conduit, MCB, reconnect electricity supply, adjust settings, undertake electrical tests, certificate, all builders work, make good all finishes, and remove waste and debris.	NO	1814.90
8412CA	HEAT RECOVERY UNIT:INSTALL LO-CARBON LP FAN UNIT Heat Recovery Unit:Install plastic cased through-wall Vent Axia Lo Carbon Tempura LP or other equal and approved single room heat recovery unit, installed in accordance with the manufacturer's technical data sheet, install electrical circuit with fused spur outlet and external shutter, connect, test and adjust settings including core drill through wall, including pull cord, sleeve and terminal, making good wall, provide wall grille if necessary, remake all necessary connections, undertake electrical tests and make good all finishes and remove waste and debris.	NO	311.81
8412CB	HEAT RECOVERY UNIT:RENEW WITH SINGLE ROOM TYPE LP Heat Recovery Unit:Isolate supply, disconnect, clear away existing fan and renew with Vent Axia or other equal and approved lo-carbon Tempra LP IPX4 single room heat recovery unit with pullcord, provide terminal grille if necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes and remove waste and debris.	NO	240.49
8412CC	HEAT RECOVERY UNIT:INSTALL SINGLE ROOM TYPE LP Fan:Install Vent Axia or other equal and approved lo-carbon Tempra LP IPX4 single room heat recovery unit with pullcord, install electrical circuit with fused spur outlet and external shutter, connect, test and adjust settings including cutting out through wall provision of sleeve, making good wall, provide terminal grille if necessary, remake all necessary connections, undertake electrical tests and make good all finishes and remove waste and debris.	NO	274.98
8412CD	HEAT RECOVERY UNIT:RENEW SINGLE ROOM HTP OR LHTP Heat Recovery Unit:Isolate supply, disconnect, clear away existing fan and renew with Vent Axia or other equal and approved lo-carbon Tempra HTP or LHTP IPX4 single room heat recovery unit with humidistat, timer and pullcord, provide terminal grille if necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good all finishes and remove waste and debris.	NO	403.26
8412CE	HEAT RECOVERY UNIT:INSTALL SINGLE ROOM HTP OR LHTP Fan:Install Vent Axia or other equal and approved lo-carbon Tempra HTP or LHTP IPX4 single room heat recovery unit with humidistat, timer and pullcord, install electrical circuit with fused spur outlet and external shutter, connect, test and adjust settings including cutting out through wall provision of sleeve, making good wall, provide terminal grille if necessary, remake all necessary connections, undertake electrical tests and make good all finishes and remove waste and debris.	NO	437.75

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ITEM	DESCRIPTION	UNIT	RATE
8412CF	HEAT RECOVERY UNIT:RENEW 200M3/HR Heat Recovery Unit:Renew or supply and install Mechanical Ventilation Heat Recovery unit with a capacity of up to 200m3 per hour, make all necessary connections to existing ductwork and electricity supply, all builders and electrical work, installed in accordance with manufacturers technical data sheet, test and commission on completion, make good, remove waste and debris.	IT	1006.44
8412CG	HEAT RECOVERY UNIT:RENEW 250M3/HR Heat Recovery Unit:Renew or supply and install Mechanical Ventilation Heat Recovery unit with a capacity of up to 250m3 per hour, make all necessary connections to existing ductwork and electricity supply, all builders and electrical work, installed in accordance with manufacturers technical data sheet, test and commission on completion, make good, remove waste and debris.	IT	1097.26
8412CH	HEAT RECOVERY UNIT:RENEW 400M3/HR Heat Recovery Unit:Renew or supply and install Mechanical Ventilation Heat Recovery unit with a capacity of up to 400m3 per hour, make all necessary connections to existing ductwork and electricity supply, all builders and electrical work, installed in accordance with manufacturers technical data sheet, test and commission on completion, make good, remove waste and debris.	IT	1343.73
8413BA	HEAT RECOVERY UNIT:INSTALL CIRCUIT AND OUTLET Heat Recovery Unit:Isolate supply, and install 2.5mm2 twin and earth heat recovery unit spur with cable run in mini trunking or rigid PVC conduit chased into wall etc., including fitting of 20 amp fused spur outlet and connection of unit flex, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	104.54
	General Lighting and Power (Small Scale)		
	Final Circuits - Lights		
8545AA	LIGHT:RENEW GROUND FLOOR CIRCUIT 1 WAY Light:Isolate supply, strip out, clear away and renew one-way lighting circuit, including installation of mini trunking or rigid PVC conduit chased into wall etc., switch, pendant or similar to 1 No. ground floor lighting point, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	83.47
8545BA	LIGHT:RENEW GROUND FLOOR CIRCUIT 2 WAY Light:Isolate supply, strip out, clear away and renew two-way lighting circuit, including installation of mini trunking or rigid PVC conduit chased into wall etc., switch, pendant or similar to 1 No. ground floor lighting point, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	120.51
8545CA	LIGHT:RENEW UPPER FLOOR CIRCUIT 1 WAY Light:Isolate supply, strip out, clear away and renew one-way lighting circuit, including installation of mini trunking or rigid PVC conduit chased into wall etc., switch, pendant or similar to 1 No. upper floor lighting point, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	70.26

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ITEM	DESCRIPTION	UNIT	RATE
8545DA	LIGHT:RENEW UPPER FLOOR CIRCUIT 2 WAY Light:Isolate supply, strip out, clear away and renew two-way lighting circuit including installation of mini trunking or rigid PVC conduit making all necessary chasing into wall etc., switched pendant or similar to 1 No. upper floor lighting point, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	109.38
8547EA	LIGHT:RENEW HALL/STAIRWAY CIRCUIT 2 WAY Light:Isolate supply, strip out, clear away and renew two-way lighting point to hall/stairway including installation of mini trunking or rigid PVC conduit, chased into wall etc., switches, pendant or similar, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	142.84
	Final Circuits - Power		
8550AA	POWER:RENEW RING MAIN GROUND NE 4 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to ground floor of dwelling with ne 4 No. 13 amp double socket outlets including install mini trunking or rigid PVC conduit chased into wall etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	355.53
8550BA	POWER:RENEW RING MAIN GROUND 4-8 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to ground floor of dwelling with over 4 No. and ne 8 No. 13 amp double socket outlets including install mini trunking/PVC conduit chased into walls etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	425.56
8550BB	POWER:RENEW RING MAIN GROUND 8-12 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to ground floor of dwelling with over 8 No. and ne 12 No. 13 amp double socket outlets including install mini trunking/PVC conduit chased into walls etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	516.08
8550BC	POWER:RENEW RING MAIN GROUND 12-16 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to ground floor of dwelling with over 12 No. and ne 16 No. 13 amp double socket outlets including install mini trunking/PVC conduit chased into walls etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	595.17
8550BD	POWER:RENEW RING MAIN GROUND 16-20 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to ground floor of dwelling with over 16 No. and ne 20 No. 13 amp double socket outlets including install mini trunking/PVC conduit chased into walls etc., reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	623.00
8550CA	POWER:RENEW UPPER RING MAIN NE 4 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to upper floor of dwelling including installation of mini trunking or rigid PVC conduit chased into wall etc., with ne 4 No. 13 amp double socket outlets, reconnect electric supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	309.53

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ITEM	DESCRIPTION	UNIT	RATE
8550DA	POWER:RENEW UPPER RING MAIN 4-8 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to upper floor of dwelling including installation of mini trunking or rigid PVC conduit chased into wall etc., with over 4 No. ne 8 No. 13 amp double socket outlets, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	372.26
8550DB	POWER:RENEW UPPER RING MAIN 8-12 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to upper floor of dwelling including installation of mini trunking or rigid PVC conduit chased into wall etc., with over 8 No. ne 12 No. 13 amp double socket outlets, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	481.29
8550DC	POWER:RENEW UPPER RING MAIN 12-16 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to upper floor of dwelling including installation of mini trunking or rigid PVC conduit chased into wall etc., with over 12 No. ne 16 No. 13 amp double socket outlets, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	613.77
8550DE	POWER:RENEW UPPER RING MAIN 16-20 NO SOCKETS Power:Isolate supply, strip out, clear away and renew ring main circuit to upper floor of dwelling including installation of mini trunking or rigid PVC conduit chased into wall etc., with over 16 No. ne 20 No. 13 amp double socket outlets, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	604.38
8550EA	POWER:RENEW SPUR OUTLET GROUND FLOOR NE 10M Power:Isolate supply, strip out, clear away and renew 13 amp spur outlet to ground floor, connect to existing ring main, with cable run in mini trunking or rigid PVC conduit chased into wall etc., ne 10.00m, make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	98.74
8550EB	POWER:NEW SPUR OUTLET GROUND FLOOR NE 10M Power:Isolate supply, provide new 13 amp spur single socket outlet to ground floor, connect to existing ring main with cable run in mini-trunking or rigid PVC conduit chased into wall etc., ne 10.00m, all builders work in connection etc., make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	114.50
8550FA	POWER:RENEW SPUR OUTLET UPPER FLOOR NE 10M Power:Isolate supply, strip out, clear away and renew 13 amp spur outlet to upper floor, connect to existing ring main, with cable run in mini trunking or rigid PVC conduit chased into wall etc., ne 10m, make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	84.39
8550FB	POWER:NEW SPUR UPPER FLOOR NE 10M Power:Isolate supply, provide new 13 amp spur single socket outlet to upper floor, connect to existing ring main with cable run in mini-trunking or rigid PVC conduit chased into wall etc., ne 10.00m, all builders work in connection etc., make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	94.21

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ITEM	DESCRIPTION	UNIT	RATE
8550GA	POWER:RENEW SOCKET OUTLET-GROUND FLOOR Power:Isolate supply, strip out, clear away and renew 13 amp double socket outlet to ground floor, connect to existing ring main, with cable run in mini trunking or rigid PVC conduit chased into wall etc., ne 10.00m, make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	99.29
8550HA	POWER:RENEW SOCKET OUTLET-UPPER FLOOR Power:Isolate supply, strip out, clear away and renew 13 amp double socket outlet to upper floor, connect to existing ring main, with cable run in mini trunking or rigid PVC conduit chased into wall etc., ne 10.00m, make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	86.53
8550IA	POWER:NEW BOILER OUTLET GROUND NE 10M Power:Isolate supply, provide new 13 amp fused switch spur boiler outlet to ground floor, connect to existing ring main with cable run in mini-trunking or rigid PVC conduit chased into wall ne 10.00m, all builders work in connection etc., make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	97.48
8550JA	POWER:RENEW BOILER OUTLET GROUND NE 10M Power:Isolate supply, strip out, clear away and renew 13 amp fused switched spur outlet to ground floor, connect to existing ring main, with cable run in mini trunking or rigid PVC conduit chased into wall etc., ne 10.00m, make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	85.76
	Rewiring to Dwellings		
	Strip Out Existing Electrical Installation		
8551AA	DWELLING:STRIP ELECTRICS 1 BED FLAT Dwelling:Strip existing electrical installation from 1 bed flat, retain conduits as necessary and remove waste and debris.	IT	144.62
8551AB	DWELLING:STRIP ELECTRICS 2 BED FLAT Dwelling:Strip existing electrical installation from 2 bed flat, retain conduits as necessary and remove waste and debris.	IT	216.91
8551AC	DWELLING:STRIP ELECTRICS 3 BED FLAT Dwelling:Strip existing electrical installation from 3 bed flat, retain conduits as necessary and remove waste and debris.	IT	289.23
8551AE	DWELLING:STRIP ELECTRICS 4 BED FLAT Dwelling:Strip existing electrical installation from 4 bed flat, retain conduits as necessary and remove waste and debris.	IT	326.76
8551AF	DWELLING:STRIP ELECTRICS 5 BED FLAT Dwelling:Strip existing electrical installation from 5 bed flat, retain conduits as necessary and remove waste and debris.	IT	361.55
8551AD	DWELLING:STRIP ELECTRICS BEDSIT FLAT Dwelling:Strip existing electrical installation from bedsit flat, retain conduits as necessary and remove waste and debris.	IT	105.30

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ITEM	DESCRIPTION	UNIT	RATE
8551BA	DWELLING:STRIP ELECTRICS 1 BED BUNG Dwelling:Strip existing electrical installation from 1 bed bungalow, retain conduits as necessary and remove waste and debris.	IT	144.62
8551BB	DWELLING:STRIP ELECTRICS 2 BED BUNG Dwelling:Strip existing electrical installation from 2 bed bungalow, retain conduits as necessary and remove waste and debris.	IT	216.91
8551CA	DWELLING:STRIP ELECTRICS 1 BED HOUSE Dwelling:Strip existing electrical installation from 1 bed house/maisonette, retain conduits as necessary and remove waste and debris.	IT	144.62
8551CB	DWELLING:STRIP ELECTRICS 2 BED HOUSE Dwelling:Strip existing electrical installation from 2 bed house/maisonette, retain conduits as necessary and remove waste and debris.	IT	216.91
8551CC	DWELLING:STRIP ELECTRICS 3 BED HOUSE Dwelling:Strip existing electrical installation from 3 bed house/maisonette, retain conduits as necessary and remove waste and debris.	IT	289.23
8551CD	DWELLING:STRIP ELECTRICS 4 BED HOUSE Dwelling:Strip existing electrical installation from 4 bed house/maisonette, retain conduits as necessary and remove waste and debris.	IT	376.57
8551CE	DWELLING:STRIP ELECTRICS 5 BED HOUSE Dwelling:Strip existing electrical installation from 5 bed house/maisonette, retain conduits as necessary and remove waste and debris.	IT	432.02
8551CF	DWELLING:STRIP ELECTRICS 6 BED HOUSE Dwelling:Strip existing electrical installation from 6 and 6 plus bed house/maisonette, retain conduits as necessary and remove waste and debris.	IT	484.20
8552AA	DWELLING:REWIRE COMPLETE 1 BED FLAT Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 1 bed flat all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2457.79
8552AB	DWELLING:REWIRE COMPLETE 2 BED FLAT Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 2 bed flat all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2530.70

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ITEM	DESCRIPTION	UNIT	RATE
8552AC	DWELLING:REWIRE COMPLETE 3 BED FLAT Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 3 bed flat all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2815.78
8552AE	DWELLING:REWIRE COMPLETE 4 BED FLAT Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 4 bed flat all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	3045.62
8552AF	DWELLING:REWIRE COMPLETE 5 BED FLAT Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 5 bed flat all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	3218.03
8552AD	DWELLING:REWIRE COMPLETE BEDSIT FLAT Dwelling:Rewire power, lighting, fan and smoke detector installations complete to bedsit flat all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2192.91
8552BA	DWELLING:REWIRE COMPLETE 1 BED BUNG Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 1 bed bungalow all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2457.79

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ITEM	DESCRIPTION	UNIT	RATE
8552BB	DWELLING:REWIRE COMPLETE 2 BED BUNG Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 2 bed bungalow all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2530.70
8552CA	DWELLING:REWIRE COMPLETE 1 BED HOUSE Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 1 bed house/maisonette all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2824.50
8552CB	DWELLING:REWIRE COMPLETE 2 BED HOUSE Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 2 bed house/maisonette all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	2920.04
8552CC	DWELLING:REWIRE COMPLETE 3 BED HOUSE Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 3 bed house/maisonette all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	3209.74
8552CD	DWELLING:REWIRE COMPLETE 4 BED HOUSE Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 4 bed house/maisonette all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	3593.15

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ITEM	DESCRIPTION	UNIT	RATE
8552CE	DWELLING:REWIRE COMPLETE 5 BED HOUSE Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 5 bed house/maisonette all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	3999.57
8552CF	DWELLING:REWIRE COMPLETE 6 BED HOUSE Dwelling:Rewire power, lighting, fan and smoke detector installations complete to 6 and 6 plus bed house/maisonette all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, extractor fans with fused spurs, cooker point, fused spurs and connections for appliances, consumer unit and RCD, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	4238.96
8552XC	COMMUNAL ROOM:REWIRE COMPLETE Communal Room:Rewire power, lighting, fan and smoke detector installations complete to communal room all in accordance with Client's Specification from new meter onwards including installing all ceiling pendants, switches, double switched socket outlets, 2 way switching, fused spurs and connections for appliances, earth bonding and protection to latest IET regulations, new meter tails, disconnecting, setting aside and refixing equipment for convenience of other trades, mini trunking etc, make good all works disturbed, electrical tests, provide certificate and remove waste and debris.	IT	1040.00
8553AA	DWELLING:REPOSITION ELECTRIC METER Dwelling:Repostion electric meter to new external meter position, attend upon local Electricity Company and pay all charges levied by Electricity Company.	IT	227.84
8553AB	REWIRE:INSTALL NEW 8.7KW SHOWER Shower:Supply and install new Mira 8.7kW shower unit complete with fittings, soap dish, adjustable pole and adjustable spray handset, including plugging walls as necessary, connect to water supply including all adjustments to pipework as necessary, wire in 1000 volt PVC insulated twin and earth cables in PVC mini-trunking 45A double pole ceiling switch, provide MCB and RCCB of 30m/A tripping protection at CCU, earth bonding to IET regulations, fill, test and adjust and make good all works disturbed, electrical test and certificate, remove waste and debris.	IT	632.68
	Final Circuits		
	Consumer Control Units etc.		
8555CA	CCU:INSTALL ANY SIZE RCD NEW METER TAILS CCU:Isolate supply, remove existing mains switch and supply and fit new any size residual current device to existing consumer unit including new meter tails, reconnect electricity supply, undertake electrical tests, test operation of residual current device and make good on completion and remove waste and debris.	NO	75.65

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ITEM	DESCRIPTION	UNIT	RATE
8555CB	CCU:INSTALL ANY SIZE RCD CCU:Isolate supply and supply and fit any size RCD to existing consumer unit, reconnect supply, undertake electrical tests and test operation of RCD and make good on completion and remove waste and debris.	NO	59.79
8555MT	CCU:INSTALL NEW METER TAILS CCU:Isolate supply, install new meter tails ne 1.00m in lengths, reconnect electricity supply, undertake electrical tests, test operation of residual current device and make good on completion and remove waste and debris.	IT	26.39
8555DA	CCU:RENEW MOUNTING BOARD CCU:Isolate supply and disconnect all switchgear and sub-circuits, liaise with Local Electricity Company to disconnect supply, renew and securely fix new backboard, reconnect switch-gear and sub-circuits and modify bonding, reconnect electricity supply, electrical tests, test operation of residual current device, provide certificate, make good on completion and remove waste and debris.	NO	80.20
8555DB	CCU:MODIFY BACKBOARD CCU:Modify backboard to accept new cables, cut hole through brick or block wall to accommodate new cables, make good on completion and remove waste and debris.	NO	37.71
8555EA	CONSUMER UNIT:REPOSITION Consumer Unit:Disconnect, remove and reposition any consumer unit to suit wheelchair access and reconnect, test and make good and remove waste and debris.	IT	58.11
8555FA	CCU:RENEW ANY SIZE MCB CCU:Isolate supply and renew any size mini-circuit breaker, remove defective or unsuitable mini-circuit breaker, fit new, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	12.45
8555FC	CCU:RENEW HRC FUSE CCU:Isolate supply and renew any high rupturing capacity fuse, reconnect electricity supply, undertake electrical tests, make good on completion and remove waste and debris.	NO	9.81
8555GA	CCU:RENEW OR INSTALL 100AMP DP ISOLATOR CCU:Isolate supply and install or renew 100 amp double pole isolator, remove defective or unsuitable isolator to consumer unit, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	27.59
8555HA	CCU:RENEW OR INSTALL 100AMP DP ISOLATOR SWITCH CCU:Isolate supply and install or renew 100 amp fused double pole isolator, switch and moulded mounting box, remove defective or unsuitable isolator switch, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	32.99
8555HB	CCU:RENEW OR INSTALL 100AMP SERVICE CONNECTION BOX CCU:Isolate supply and install or renew 100 amp service connection box, remove defective or unsuitable service connection box, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	26.74

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ITEM	DESCRIPTION	UNIT	RATE
8555HC	CCU:INSTALL RCBO CCU:Isolate supply and supply and fit any size RCBO to existing consumer unit to protect designated circuits, reconnect supply, undertake electrical tests, test operation of RCBO, make good on completion and remove waste and debris.	NO	55.94
8555JA	SWITCHGEAR:RENEW 100 AMP ON/OFF Switchgear:Isolate supply, disconnect and clear away and renew or supply and install new 100amp on/off isolator switch (not integral to CCU), fix securely to backboard, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	120.20
	Metalclad Consumer Control Units		
8556GA	CCU:RENEW 1 WAY METAL CLAD UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install one way metal clad insulated consumer control unit to current IET Regulations with either RCBO or MCB and RCD protection, 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	138.82
8556GC	CCU:RENEW 2 WAY METAL CLAD UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install two way metal clad insulated consumer control unit to current IET Regulations with either RCBO or MCB and dual RCD protection, 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	146.45
8556GG	CCU:RENEW NE 4 WAY METAL CLAD UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install over two way and ne four way metal clad insulated consumer control unit to current IET Regulations with either RCBO or MCB and dual RCD protection, 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	211.80
8556GH	CCU:RENEW NE 6 WAY METAL CLAD UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install over four way and ne six way metal clad insulated consumer control unit to current IET Regulations with either RCBO or MCB and dual RCD protection, 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	253.11

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ITEM	DESCRIPTION	UNIT	RATE
8556GJ	CCU:RENEW 7-12 WAY MOULDED METALCLAD FIXED BUSBAR CCU:Isolate supply, disconnect, clear away and renew with or supply and install any seven to twelve-way moulded metalclad insulated high integrity complete with fixed busbar consumer control unit to current IET Regulations with appropriately sized RCBO or MCB's and RCD protection, 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	430.04
8556GK	CCU:REN 10 WAY MOULDED METALCLAD FIXED BUSBAR UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install any type ten-way moulded metalclad insulated high integrity complete with fixed busbar consumer control unit with appropriately sized RCBO or MCB's and RCD protection 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	392.12
8556GL	CCU:REN 11-14 WAY MOULDED METACLAD FIXED BUSBAR CCU:Isolate supply, disconnect, clear away and renew or supply and install new eleven to fourteen-way moulded metalclad insulated high integrity complete with fixed busbar consumer control unit appropriately sized RCBO or MCB's and RCD protection, 100 amp double pole switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	530.11
8556GM	CCU:REN 15 WAY MOULDED METALCLAD FIXED BUSBAR UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install any type fifteen-way moulded metalclad insulated high integrity complete with fixed busbar consumer control unit with appropriately sized RCBO or MCB's and RCD protection 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	519.44
8556GN	CCU:REN 11/6-DUAL TARRIFF METACLAD FIXED BUSBAR CCU:Isolate supply, disconnect, clear away and renew or supply and install new eleven way/6 way dual tarriff moulded metalclad insulated high integrity complete with fixed busbar consumer control unit appropriately sized RCBO or MCB's and RCD protection, 100 amp double pole switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	615.40
8556GE	CCU:RENEW 7-12 WAY METAL CLAD UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install any seven to twelve-way metal clad insulated consumer control unit to current IET Regulations with either RCBO or MCB and dual RCD protection, 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	288.20

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ITEM	DESCRIPTION	UNIT	RATE
8556GF	CCU:RENEW NE10 WAY METAL CLAD SPLIT LOAD UNIT CCU:Isolate supply, disconnect, clear away and renew with or supply and install any type ne ten-way metal clad insulated split load consumer control unit with either RCBO or MCB and dual RCD protection 100 amp double pole isolator switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	280.69
8556GB	CCU:RENEW 11-14 WAY METAL CLAD SPLIT LOAD UNIT CCU:Isolate supply, disconnect, clear away and renew or supply and install new eleven to fourteen-way metalclad insulated split load consumer control unit with RCBO or MCB and dual RCD protection, 100 amp double pole switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	363.21
8556AJ	CCU:RENEW 16 WAY METACLAD SPLIT LOAD UNIT CCU:Isolate supply, disconnect, clear away and renew or supply and install new 16-way metalclad insulated split load consumer control unit with MCB's and RCD protection, or RCBO protection, 100 amp double pole switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion, and remove waste and debris.	NO	379.48
8556AK	CCU:RENEW 21 WAY METACLAD SPLIT LOAD UNIT CCU:Isolate supply, disconnect, clear away and renew or supply and install new 21-way metalclad insulated split load consumer control unit with MCB's and RCD protection, or RCBO protection, 100 amp double pole switch, blank covers on spare ways, remove old unit, fix new unit, make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion, and remove waste and debris.	NO	473.39
	Luminaires		
	Luminaires - Pendants and Lampholders		
8561AB	LIGHT:RENEW FLEX LAMPHOLDER ROSE Light:Isolate supply, disconnect, clear away and renew TRS cord pendant flex, moulded plastic lampholder with HO skirt or low energy multipin light fitting and ceiling rose with holding joint ring, reconnect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	16.06
8561BA	LIGHT:RENEW BATTEN HOLDER Light:Isolate supply, disconnect, clear away existing and renew plastic batten lampholder, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	11.62

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ITEM	DESCRIPTION	UNIT	RATE
	Luminaries - Internal		
	Sealed Light Units		
8566XA	BATHROOM LIGHT FITTING:RENEW WITH SEALED UNIT Bathroom Light Fitting:Isolate supply, disconnect, clear away and renew existing with or install sealed bathroom light fitting complete with lamp and diffuser, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	56.89
8566XB	LIGHT FITTING:REMOVE AND REFIX ANY INTERNAL TYPE Light Fitting:Isolate supply, remove and securely refix and reconnect any type of domestic or non-communal light fitting including all tests and make good on completion and remove waste and debris.	NO	14.94
	Light Fittings		
8571AA	COMMUNAL LIGHTING:RENEW 18W LED FITTING Light Fitting:Renew or supply and install new IP65 18W LED lighting unit including isolate/reconnect supply, plugged and screwed to structure, including all connections, wiring, builders work, test and make good on completion, and remove waste and debris.	NO	87.92
8571AB	COMMUNAL LIGHTING:RENEW 18W LED FITTING AND SENSOR Light fitting:Renew or supply and install new IP65 18W LED lighting unit with built in microwave sensor including isolate/reconnect supply, plugged and screwed to structure, including all connections, wiring, builders work, test and make good on completion, and remove waste and debris.	NO	86.94
8571AC	COMMUNAL LIGHTING:FIT 15W LED FITTING Communal Lighting:Isolate supply, disconnect and clear away existing, and renew or supply and install 15W LED light fitting complete, with click rose and backbox to stairwells and corridors, plugged and screwed to structure, including making all connections and LSF wiring (allow 20 metres of cabling and containment per fitting), test and make good on completion, and remove waste and debris.	NO	256.02
8571AD	COMMUNAL LIGHTING:FIT NE 35W LED FITTING Communal Lighting:Isolate supply, disconnect and clear away existing, and renew or supply and install over 15W and ne 35W LED light fitting complete, with click rose and backbox to stairwells and corridors, plugged and screwed to structure, including making all connections and LSF wiring (allow 20 metres of cabling and containment per fitting), test and make good on completion, and remove waste and debris.	NO	266.63
8571AE	COMMUNAL LIGHTING:RENEW 15W LED FITTING Communal Lighting:Isolate supply, disconnect and clear away existing, and renew or supply and install 15W LED light fitting complete, with click rose and backbox to stairwells and corridors, plugged and screwed to structure, including making all connections, test and make good on completion, and remove waste and debris.	NO	61.63
8571AF	COMMUNAL LIGHTING:RENEW NE 35W LED FITTING Communal Lighting:Isolate supply, disconnect and clear away existing, and renew or supply and install over 15W and ne 35W LED light fitting complete, with click rose and backbox to stairwells and corridors, plugged and screwed to structure, including making all connections and LSF wiring, test and make good on completion, and remove waste and debris.	NO	72.24

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ITEM	DESCRIPTION	UNIT	RATE
8571CD	LIGHT FITTING:RENEW LED IP44 FITTING AND SENSOR Light Fitting:Renew or supply and install new IP44 LED lighting unit with built in microwave sensor, isolate/reconnect supply, fixed to structure, connections, low smoke and fume wiring, builders work, test, make good.	IT	78.53
	Luminaries - External		
	Bulkhead - Fittings		
8567AB	LIGHT FITTING:REMOVE AND REFIX ANY EXTERNAL TYPE Light Fitting:Isolate supply, remove and securely refix and reconnect any type of communal or external light fitting including all tests and make good on completion, and remove waste and debris.	NO	20.29
8566AA	LIGHT FITTING:RENEW 2X8W BULKHEAD TYPE Light Fitting:Isolate supply, disconnect, clear away and renew bulkhead light fitting with metal alloy clad body, polycarbonate light diffuser with screw fittings and twin 300mm 8 watt fluorescent lamps, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	38.91
8566AB	LIGHT FITTING:RENEW 16W LV BULKHEAD TYPE Light Fitting:Isolate supply, disconnect, clear away and renew bulkhead light fitting with metal alloy clad body, polycarbonate diffuser with screw fitting and 16 watt 2D lamp, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	46.31
8566AC	LIGHT FITTING:RENEW 28W LV BULKHEAD TYPE Light Fitting:Isolate supply, disconnect, clear away and renew bulkhead light fitting with metal alloy clad body, polycarbonate diffuser with screw fitting and 28 watt 2D lamp, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	60.68
	Fluorescent - Fittings		
8581AA	LIGHT FITTING:RENEW SINGLE FLUORESCENT WITH TUBE Light Fitting:Isolate supply, take down clear away and renew any size fluorescent single tube fitting, including tube, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	37.99
8581AB	LIGHT FITTING:RENEW DOUBLE FLUORESCENT WITH TUBES Light Fitting:Isolate supply, take down, clear away and renew any size fluorescent double tube fitting including tubes, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	50.38
8581AC	LIGHT FITTING:RENEW SINGLE LED FLUORESCENT + TUBE Light Fitting:Isolate supply, take down clear away and renew any size LED single tube batten fitting, including tube and polycarbonate diffuser, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	51.87

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ITEM	DESCRIPTION	UNIT	RATE
8581AD	LIGHT FITTING:RENEW DOUBLE LED FLUORESCENT + TUBES Light Fitting:Isolate supply, take down clear away and renew any size LED double tube batten fitting, including tube and polycarbonate diffuser, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	51.49
8582AA	LIGHT FITTING:RENEW LED PANEL 600MM X 600MM NE 50W Light Fitting:Renew or supply and install 600mm x 600mm ne 50w LED panel light within a suspended ceiling supply including isolating supply, take down clear away any existing panels or light fittings, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	54.67
8581AE	LIGHT:RENEW DBL FLUORESCENT FITTING WITH DIFFUSER Light:Isolate supply, take down, clear away and renew any size fluorescent double tube fitting including twin 70 watt low energy high frequency tubes, polycarbonate diffuser, connect to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion, and remove waste and debris.	NO	74.13
	Fluorescent - Low Energy Lamps		
8591AA	LAMP:RENEW WITH NE 5 WATT GU4/GU5.3/GU10 LED Lamp:Renew or supply and fix new GU4 (MR11), GU5.3 (MR16) or GU10 LED lamp to existing light fitting and remove waste and debris.	NO	8.02
8591AB	LAMP:RENEW WITH NE 5 WATT CANDLE OR BALL LED Lamp:Renew or supply and fix new any type of candle or golf ball LED lamp ne 5 watts to existing light fitting and remove waste and debris.	NO	6.26
	Accessories		
	Accessories - Generally		
8605AA	SWITCH OR OUTLET:REMOVE AND REFIX Switch or Outlet:Isolate supply, remove any type of switch, outlet and the like including any box, securely refix loose box, prepare cable ends and make all necessary connections and refix switch/outlet etc., reconnect electric supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	11.32
8605AB	SWITCH OR OUTLET:FIX BLANK PLATE Switch or Outlet:Isolate supply and remove any switch outlet etc., terminate cable ends and supply and fix plastic blank plate cover to switch/outlet box reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	9.89
8605AC	SWITCH OR OUTLET:DRY LINING BOX Switch or Outlet:Isolate supply, remove and set aside disconnect, clear away and renew plastic single or double flush box to suit dry lining installations, remove and refit plate, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	17.89

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ITEM	DESCRIPTION	UNIT	RATE
	Accessories - Light Switches		
8610AA	SWITCH:RENEW 5 AMP NE 3 GANG PLATE Switch:Isolate supply, disconnect, clear away and renew 5 amp ne 3 gang single pole moulded plastic plate switch, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	9.46
8610AB	SWITCH:RENEW 5AMP NE 3 GANG 2 WAY PLATE Switch:Isolate supply, disconnect, clear away and renew 5 amp ne 3 gang, 2 way single pole moulded plastic plate switch, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	15.44
8610BA	SWITCH:RENEW 5AMP NE 3 GANG PLATE AND BOX Switch:Isolate supply, disconnect, clear away and renew 5 amp ne 3 gang single pole moulded plastic plate switch and galvanised steel or plastic plaster depth box, plug wall as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	19.37
8610BB	SWITCH:RENEW 5AMP NE 3 GANG 2 WAY PLATE AND BOX Switch:Isolate supply, disconnect, clear away and renew 5 amp ne 3 gang, 2 way single pole moulded plastic plate switch and galvanised steel or plastic plaster depth, box, plug wall as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	24.68
8610CA	SWITCH:RENEW CEILING PULL SWITCH Switch:Isolate supply, disconnect, clear away and renew 5 amp one-way or two-way single pole surface pattern moulded plastic ceiling pull switch with matching break joint ring and make all necessary connections to existing cables, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	18.92
8610DA	SWITCH:REPLACE WITH WIDE ROCKER Switch:Replace any switch plate with wide rocker switch plate including make all connections and electrical tests and remove waste and debris.	NO	12.62
8610DB	SWITCH:LOWER ANY SWITCH Switch:Lower height of any existing switch plate with wiring run in plastic mini trunking including blanking plate to existing switch and new surface mounted switch plate and box, make all connections, electrical tests and make good finishes and remove waste and debris.	IT	50.05
	Accessories - Socket Outlets		
8615AA	SOCKET:RENEW 13A SINGLE PLATE Socket:Isolate supply, disconnect, clear away and renew 13 amp single moulded plastic switch socket outlet plate, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	13.69
8615AB	SOCKET:RENEW 13A DOUBLE PLATE Socket:Isolate supply, disconnect, clear away and renew 13 amp double moulded plastic switch socket outlet plate, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	15.99

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ITEM	DESCRIPTION	UNIT	RATE
8615BA	SOCKET:RENEW SINGLE OUTLET PLATE AND BOX Socket:Isolate supply, disconnect, clear away and renew 13 amp single moulded plastic switch socket outlet and galvanised steel flush box, including plugging to walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	23.61
8615BB	SOCKET:RENEW DOUBLE OUTLET PLATE AND BOX Socket:Isolate supply, disconnect, clear away and renew 13 amp double moulded plastic switch socket outlet and galvanised steel flush box including plugging walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	34.60
8615CA	SOCKET:RENEW 13A RCD OUTLET Socket:Isolate supply, disconnect, clear away and renew 13 amp single moulded plastic switch socket outlet, integral RCD, 30mA sensitivity and galvanised steel flush box, plug walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	54.89
8615DA	SOCKET:INSTALL SINGLE 13A OUTLET PLATE AND BOX Socket:Supply and fix 13 amp single moulded plastic switch socket outlet and moulded plastic surface mounted box, including plugging to walls as necessary, make all necessary connections to cables, undertake electrical tests and make good on completion and remove waste and debris.	NO	23.47
8615DB	SOCKET:INSTALL 13A DOUBLE OUTLET PLATE AND BOX Socket:Supply and fix 13 amp double moulded plastic switch socket outlet and moulded plastic surface mounted box, including plugging to walls as necessary, make all necessary connections to cables, undertake electrical tests and make good on completion and remove waste and debris.	NO	35.30
8615DC	SOCKET:RENEW SINGLE UNSWITCHED OUTLET PLATE + BOX Socket:Isolate supply, disconnect, clear away and renew 13 amp single moulded plastic unswitched socket outlet and galvanised steel flush box, including plugging to walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	28.84
8615BC	SOCKET:UPGRADE SGL TO DBL 13A OUTLET PLATE AND BOX Socket:Isolate supply, disconnect, clear away and renew single socket with 13 amp double moulded plastic switch socket outlet and galvanised steel flush box including cutting away, plugging walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion, and remove waste and debris.	NO	45.56
9220EA	SOCKET:CHANGE HEIGHT-MINI TRUNK OR KIT Socket:Change height of any existing single or double socket outlet, ne 1.5m with wiring run in plastic mini trunking including all fittings and switched single or double outlets or proprietary extended plug kit including fix to wall, make all connections, electrical tests and make good finishes and remove waste and debris.	IT	56.29

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ITEM	DESCRIPTION	UNIT	RATE
	Accessories - DP Switches		
8620AA	SWITCH:RENEW 20A DP SWITCH Switch:Isolate supply, disconnect, clear away and renew 20 amp moulded plastic double pole switch and moulded plastic mounting box, including plugging to walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	22.22
8620BA	SWITCH:RENEW NE 20A DP CEILING SWITCH Switch:Isolate supply, disconnect, clear away and renew ne 20 amp moulded plastic double pole ceiling pull cord switch complete with neon indicator and moulded plastic mounting box, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	27.80
8620BB	SWITCH:RENEW 15A/45A DP CEILING SWITCH Switch:Isolate supply, disconnect, clear away and renew 15/45 amp moulded plastic double pole ceiling pull cord switch complete with neon indicator and moulded plastic mounting box, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	31.13
8620BC	SWITCH:RENEW 20A DP SWITCH WITH NEON Switch:Isolate supply, disconnect, clear away and renew 20 amp moulded plastic double pole switch with neon indicator and moulded plastic mounting box, including plugging to walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	22.39
8620BD	SWITCH:RENEW 20A DP SWITCH WITH NEON AND MARKING Switch:Isolate supply, disconnect, clear away and renew 20 amp moulded plastic double pole switch with neon indicator and moulded plastic mounting box, with indication as to what switch is being used for, including plugging to walls as necessary, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	23.68
8620CA	SOCKET:RENEW 13A DP PLATE WITH OUTLET Socket:Isolate supply, disconnect, clear away and renew 13 amp moulded plastic double pole fused switch plate with outlet and moulded plastic mounting box, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	17.35
8620DA	SOCKET:RENEW 13A DP PLATE WITH INDICATOR Socket:Isolate supply, disconnect, clear away and renew 13 amp moulded plastic double pole fused switch plate with outlet and neon indicator and moulded plastic mounting box, remake all necessary connections, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	16.68
8620EA	CONNECTION UNIT:RENEW 13A FUSED SWITCH Socket:Isolate supply, disconnect, clear away and renew 13 amp moulded plastic double pole fused switched connection unit and moulded plastic mounting box, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	16.25

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ITEM	DESCRIPTION	UNIT	RATE
8620EB	CONNECTION UNIT:RENEW 13A FUSED SWITCH NEON Socket:Isolate supply, disconnect, clear away and renew 13 amp moulded plastic double pole fused switched connection unit with neon indicator and marked with usage and fuse rating as necessary and moulded plastic mounting box, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	16.68
8620EC	CONNECTION UNIT:RENEW 13A FUSED UNSWITCHED Socket:Isolate supply, disconnect, clear away and renew 13 amp moulded plastic double pole fused unswitched connection unit and moulded plastic mounting box, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	15.38
8620ED	CONNECTION UNIT:RENEW 13A FUSED UNSWITCHED NEON Socket:Isolate supply, disconnect, clear away and renew 13 amp moulded plastic double pole fused unswitched connection unit with neon indicator and marked with usage and fuse rating as necessary and moulded plastic mounting box, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	15.81
	Shaver Points		
8630AA	SHAVER:RENEW SHAVER SUPPLY UNIT Shaver:Isolate supply, disconnect, clear away and renew dual-voltage output shaver supply unit, reconnect electricity supply, undertake electrical tests and make good on completion and remove waste and debris.	NO	31.96
8630BA	SHAVER LIGHT:INSTALL COMPLETE Shaver Light:Isolate supply and install approved shaver point incorporating strip light including cut out and make good for all concealed conduit and wiring, make all connections, reconnect, electrical tests and make good on completion and remove waste and debris.	NO	65.47
8630CA	SHAVER LIGHT:RENEW COMPLETE Shaver Light:Isolate supply and renew approved shaver point incorporating strip light including make all connections, reconnect, electrical tests and make good on completion and remove waste and debris.	NO	45.00
	Special Installations		
	Door Bell Installations		
8705AA	DOOR BELL:RENEW COMPLETE Door Bell:Renew or supply and install door bell installation complete, comprising 1A, 1 gang door bell push and moulded plastic mounting box, 220/240V AC primary supply 3-4-8V secondary output transformer and 3-4-8V AC supply underdome bell and all necessary 0.5mm pvc trim bell wire, make all connections to bells, bell units, transformers and bell push, electrical tests and make good on completion, and remove waste and debris.	IT	74.14
8705BA	DOOR BELL:RENEW BATTERY TYPE Door Bell:Renew battery operated door bell or chime of any type, complete with batteries, to match existing, fixing to any background and connection to bell push wire, remove existing fitting, test, make good and leave in working order and remove waste and debris.	NO	50.07

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ITEM	DESCRIPTION	UNIT	RATE
8705BB	DOOR BELL:RENEW WIRELESS TYPE Door Bell:Renew battery operated wireless controlled door bell of any type, complete with batteries, to match existing, fixing to any background, remove existing fitting, test, make good and leave in working order and remove waste and debris.	NO	39.61
	Door Entry Installation		
8710BA	DOOR ENTRY:RENEW INTERCOM KIT Door Entry:Disconnect, clear away and renew intercom kit complete, make all necessary connections, leave in working order on completion and remove waste and debris.	NO	123.90
8710DA	DOOR ENTRY:INSTALL EXTRA PHONE Door Entry:Supply and install extra or replacement door phone complete, make all connections, leave in working order on completion and remove waste and debris.	NO	44.63
8710EA	DOOR ENTRY:RENEW ELECTRIC LATCH Door Entry:Disconnect, clear away and renew electric door latch complete, make all necessary connections, leave in working order on completion and remove waste and debris.	NO	34.46
8710EB	DOOR ENTRY:RENEW ELECTRIC LATCH KEEPER Door Entry:Disconnect, clear away and renew electric door latch keeper complete, make all necessary connections, leave in working order on completion and remove waste and debris.	NO	31.10
8710FA	DOOR ENTRY:RENEW 6 CORE CABLING Door Entry:Strip out, clear away and renew 6 core cabling to door entry installation, clipped to wall or soffit, make all necessary connections, test and make good and remove waste and debris.	LM	2.96
8710FB	DOOR ENTRY:RENEW 8 CORE CABLING Door Entry:Strip out, clear away and renew 8 core cabling to door entry installation, clipped to wall or soffit, make all necessary connections, test and make good and remove waste and debris.	LM	3.63
8710FC	DOOR ENTRY:RENEW TRANSFORMER Door Entry:Disconnect, clear away and renew transformer complete, make all necessary connections, leave in working order on completion and remove waste and debris.	NO	63.77
8710GA	DOOR ENTRY:REMOTE LOCK SYSTEM Door Entry:Supply and install proprietary door entry system comprising remote lock control, internal/external speaker system including all necessary wiring, connections and make good all finishes and remove waste and debris.	IT	250.68
8710HA	DOOR ENTRY:SUPPLY AND FIX VISUAL AID Door Entry:Supply and fix proprietary strobe type visual indicator to any door bell/door entry system including all necessary wiring, connections and make good all finishes and remove waste and debris.	IT	143.73

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ITEM	DESCRIPTION	UNIT	RATE
8710XA	DOOR ENTRY:INSTALL Door Entry:Install controlled door entry system to block of flats including stainless steel anti-vandal entrance panel with bezelled back box, system controllers, distribution boxes, circuit boards telephone handsets within flats, firemans over-ride switch, cabling, galvanised steel trunking or conduit externally or in common parts, plastic mini-trunking within flats, all door ironmongery and hardware including electronic releases, all builders work including fitting new door locks etc., adapting and extending the Landlords electrical installation and controls to suit the controlled door entry system, decorating exposed trunking and conduit and make good all works disturbed, test and commission, and remove waste and debris. (Per Dwelling on the System.).	IT	350.00
8710XB	DOOR ENTRY:RENEW Door Entry:Strip out existing cabling and equipment and install new controlled door entry system to block of flats including stainless steel anti-vandal entrance panel with bezelled back box, system controllers, distribution boxes, circuit boards telephone handsets within flats, firemans over-ride switch, cabling, any additional galvanised steel trunking or conduit externally or in common parts and plastic mini-trunking within flats, all door ironmongery and hardware including electronic releases, all additional builders work including fitting new door locks etc., adapting and extending the Landlords electrical installation and controls to suit the new controlled door entry system redecorating exposed trunking and make good all works disturbed, test and commission, and remove waste and debris. (Per Dwelling on the System.).	IT	325.00
	Fire Alarm Installation		
8711AA	FIRE ALARM:RENEW BREAK GLASS UNIT Fire Alarm:Renew or supply and install break glass unit complete with hammer and chain, flush or surface mounted, plugged and screwed to structure, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	28.49
8711BA	FIRE ALARM:RENEW LED STROBE Fire Alarm:Renew or supply and install LED strobe 12 or 24 volt, with conduit box plugged and screwed to structure, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	37.26
8711CA	FIRE ALARM:RENEW 150MM BELL Fire Alarm:Renew or supply and install 150mm bell unit, with conduit box plugged and screwed to structure, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	43.53
8711CB	FIRE ALARM:RENEW 225MM BELL Fire Alarm:Renew or supply and install 225mm bell unit, with conduit box plugged and screwed to structure, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	46.01
8711DA	FIRE ALARM:RENEW BUZZER/SIREN/WARBLER Fire Alarm:Renew or supply and install buzzer/siren/warbler unit, with conduit box plugged and screwed to structure, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	43.11

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ITEM	DESCRIPTION	UNIT	RATE
8711DB	FIRE ALARM:RENEW SIREN Fire Alarm:Renew or supply and install siren unit, with conduit box plugged and screwed to structure, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	43.11
8711DC	FIRE ALARM:RENEW WARBLER Fire Alarm:Renew or supply and install warbler unit, with conduit box plugged and screwed to structure, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	43.11
8711EA	FIRE ALARM:RENEW DOOR RELEASE UNIT Fire Alarm:Renew or supply and install door release unit, surface or recessed type, secure to background, including making all connections to existing wiring, test operation and make good on completion and remove waste and debris.	NO	54.93
8711FA	FIRE ALARM:RENEW 6 ZONES PANEL Fire Alarm:Renew fire alarm panel upto six zones, isolate supply, disconnect circuits, remove existing panel, reconnect circuits, test system, include connection to off site warning system, clean up.	IT	470.71
8711GA	FIRE ALARM:INSTALL L2 TYPE Fire Alarm:Install L2 type fire alarm installation complete to BS5839:Part 6 1995 to an individual dwelling, control panel, circuits, call points, automatic detectors and sounders, builders work, make good, test, commission, and remove waste and debris.	IT	630.00
8711HA	FIRE ALARM:PROVIDE BREAK GLASS KEY BOX Fire Alarm:Supply and fix break glass key box complete with perspex cover, mounted adjacent window and containing window keys.	NO	13.19
8711JB	FIRE ALARM:RENEW SMOKE DETECTOR NO BASE NON DOM Fire Alarm:Renew existing with mains operated optical smoke detector with rechargeable DC battery or condensor back up self contained type to BS 5446 kitemark certified with hush button interlinked with any existing detectors or alarm systems, test and make good on completion, where interlinked detectors are replaced new detectors must be compatible with existing, and remove waste and debris.	NO	66.36
8711XA	FIRE ALARM:INSTALL Fire Alarm:Install fire alarm installation complete to block of dwellings or scheme including control panel complete with alarm input and ouput circuits, sounder circuits detection/activation loops, integral batteries and charger unit, and indicator lights, sound alarm switch, alarms silence switch, reset push button and lamp test, the system is to be installed complete with manual call points, automatic detectors and sounders, all wiring is to be mineral insulated copper clad CCM 2L 1.5 including all builders adapting and extending the Landlords electrical installation and controls to suit the charger for the fire alarm and make good all works disturbed, test and commission, and remove waste and debris. (Per Dwelling on the System.).	IT	550.00

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ITEM	DESCRIPTION	UNIT	RATE
8711XB	FIRE ALARM:RENEW Fire Alarm:Strip out existing wiring and equipment and install fire alarm installation complete to block of dwellings or scheme including control panel complete with alarm input and ouput circuits, sounder circuits detection/activation loops, integral batteries and charger unit, and indicator lights, sound alarm switch, alarms silence switch, reset push button and lamp test, the system is to be installed complete with manual call points, automatic detectors and sounders, all wiring is to be mineral insulated copper clad CCM 2L 1.5 red, including all builders adapting and extending the Landlords electrical installation and controls to suit the charger for the fire alarm and make good all works disturbed, test and commission, and remove waste and debris. (Per dwelling on the system.).	IT	520.00
8711XC	FIRE ALARM:ELECTRONIC DOOR CLOSERS Fire Alarm:Install electronic door closers in conjunction with installation or renewal of fire alarm installation to communal doors of block of dwellings or scheme, all wiring to be mineral insulated copper clad CCM 2L 1.5 red, including all builders work, and make good all works disturbed, test and commission, and remove waste and debris.	NO	399.95
	Domestic Fire Alarm - Installation		
8711WA	LD3 SMOKE ALARM SYSTEM:INSTALL TO FLAT WITH REWIRE LD3 Smoke Alarm System:Supply and install Grade D LD3 smoke alarm system complete to flat to BS 5839-6, including all connections to electrical installation, builders work, make good, touch up decorations, test and commission, remove waste and debris.	NO	260.41
8711WB	LD3 SMOKE ALARM SYSTEM:INSTALL TO FLAT REWIRE LINK LD3 Smoke Alarm System:Supply and install Grade D LD3 smoke alarm system complete to flat to BS 5839-6 with link to remote alarm receiving centre, including all connections to electrical and telephone installation, builders work, make good, touch up decorations, test and commission, remove waste and debris.	NO	376.75
8711WC	LD2 SMOKE ALARM SYSTEM:INSTALL TO FLAT WITH REWIRE LD2 Smoke Alarm System:Supply and install Grade D LD2 smoke alarm system complete to flat to BS 5839-6, including all connections to electrical installation, builders work, make good, touch up decorations, test and commission, remove waste and debris.	NO	439.55
8711WD	LD2 SMOKE ALARM SYSTEM:INSTALL TO FLAT REWIRE LINK LD2 Smoke Alarm System:Supply and install Grade D LD2 smoke alarm system complete to flat to BS 5839-6 with link to remote alarm receiving centre, including all connections to electrical and telephone installation, builders work, make good, touch up decorations, test and commission, remove waste and debris.	NO	502.33
8711WE	LD1 SMOKE ALARM SYSTEM:INSTALL TO FLAT WITH REWIRE LD1 Smoke Alarm System:Supply and install Grade D LD1 smoke alarm system complete to flat to BS 5839-6, including all connections to electrical and telephone installation, builders work, make good, touch up decorations, test and commission, remove waste and debris.	NO	805.25

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ITEM	DESCRIPTION	UNIT	RATE
8711WF	LD1 SMOKE ALARM SYSTEM:INSTALL TO FLAT REWIRE LINK LD1 Smoke Alarm System:Supply and install Grade D LD1 smoke alarm system complete to flat to BS 5839-6 with link to remote alarm receiving centre, including all connections to electrical and telephone installation, builders work, make good, touch up decorations, test and commission, remove waste and debris.	NO	856.32
	Burglar Alarm Installation		
8714AA	BURGLAR ALARM:INSTALL ANY TYPE Burglar Alarm:Install burglar alarm installation complete to common parts of block of dwellings or scheme including control panel complete with alarm input and ouput circuits, sounder circuits detection/activation loops, integral batteries and charger unit, and indicator lights, sound alarm switch, alarms silence switch, reset push button and lamp test, complete with automatic detectors and sounders including all builders work, and make good all works disturbed, test and commission, and remove waste and debris.	IT	580.00
	Telephone Installation		
8712AA	TELEPHONE:SUPPLY AND FIX VISUAL AID Telephone:Supply and fix proprietary strobe type visual indicator to telephone installation including all necessary wiring, connections and make good all finishes and remove waste and debris.	IT	64.90
	Electrical Work in connection with Central Heating		
8713AA	THERMOSTAT:LOWER POSITION Thermostat:Lower height of room thermostat with wiring run in plastic mini trunking including blanking plate to existing thermostat outlet and refix existing thermostat in lower position including make all connections, electrical tests and make good finishes and remove waste and debris.	IT	26.83
	TV Aerial Installation		
8715AA	TV OUTLET:REMOVE, RECONNECT, REFIX TV Outlet:Take off any type of existing flush or surface mounted outlet box, remake connections and refix and test, make good on completion and remove waste and debris.	NO	6.09
8715BA	TV OUTLET:RENEW FLUSH OR SURFACE BOX TV Outlet:Take off any type of existing flush or surface mounted outlet box, supply and fix new remake all connections, test, make good on completion and remove waste and debris.	NO	16.35
8715CA	TV AERIAL:REWIRE COAXIAL NE 10M TV Aerial:Take out existing and or supply and fix new TV coaxial cabling from existing outlet to aerial in length ne 10.00m, run in existing conduit or surface fixed including remake all joints, test and make good on completion and remove waste and debris.	IT	38.47
8715CB	TV AERIAL:REWIRE COAXIAL 10-20M TV Aerial:Take out existing and or supply and fix new TV coaxial cabling from existing outlet to aerial in length over 10.00 and ne 20.00m, run in existing conduit or surface fixed including remake all joints and make good on completion and remove waste and debris.	IT	63.47

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ITEM	DESCRIPTION	UNIT	RATE
8715CD	TV AERIAL:REWIRE COAXIAL OVER 20M TV Aerial:Take out existing and or supply and fix new TV coaxial cabling from existing outlet to aerial in length over 20.00m, run in existing conduit or surface fixed including remake all joints and make good on completion and remove waste and debris.	IT	93.77
	Smoke Detectors		
8720BB	SMOKE DETECTOR:INSTALL BATTERY OPERATED TYPE Smoke Detector:Supply and install battery operated smoke detector including 10 year life battery, test, make good and leave in working order and remove waste and debris.	NO	42.13
8720CA	SMOKE DETECTOR:INSTALL MAINS OPTICAL TYPE Smoke Detector:Isolate, supply and install mains operated optical smoke detector with rechargeable DC battery or condensor back up self contained type to BS 5446 kitemark certified with hush button,interlinked with any other detectors, including make all necessary connections to supply including junction box, reconnect, test and make good on completion and remove waste and debris.	NO	95.39
8720EA	SMOKE DETECTORS:INSTALL OPTICAL HEAT SYSTEM Smoke Detectors:Isolate, supply and install 2 mains operated smoke detectors with rechargeable DC battery or condensor back up on two separate floors in a single house or maisonette, one combined opitcal smoke and heat detector and one optical smoke detector self contained type to BS 5446 kitemark certified with hush button, interlinked with eachother and anoy other detectors, make all necessary connections to supply including junction box and interlink the two detectors including mini trunking, make all necessary connections to supply and to any OAP Alarm /Warden Call system, reconnect, test and make good on completion and remove waste and debris.	IT	236.88
8720EB	SMOKE DETECTOR:INSTALL ADDITIONAL DETECTOR Smoke Detector:Extra to supply and install 2 additional mains operated optical smoke detectors with rechargeable DC battery or condensor backup self contained type to BS 5446 certified with hush button, interlinked to each other and existing detectors including make all necessary connections to supply including junction box and interlink the three detectors including mini trunking, reconnect, test and make good on completion and remove waste and debris.	NO	147.91
8720FA	SMOKE DETECTOR:RENEW WITH OPTICAL TYPE Smoke Detector:Renew existing with mains operated optical smoke detector with rechargeable DC battery or condensor back up self contained type to BS 5446 kitemark certified with hush button, interlinked with any other detectors, including backplate and all necessary connections to existing wiring, test and make good on completion, where interlinked detectors are replaced new detectors must be compatible with existing and remove waste and debris.	NO	112.79
8720GA	SMOKE DETECTOR:INSTALL VISUAL AID TYPE Smoke Detector:Supply and install smoke detector incorporating strobe type visual aid interlinked with any extisting detectors, including all wiring and connection to electrical supply and wiring and connection to alarm system, make good all finishes and remove waste and debris.	NO	135.25
8720GC	SMOKE DETECTOR:RENEW WITH VISUAL AID TYPE Smoke Detector:Renew any type with smoke detector incorporating strobe type visual aid including all wiring and connection to electrical supply and to alarm system, test and make good on completion, and remove waste and debris.	NO	100.15

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ITEM	DESCRIPTION	UNIT	RATE
8720GB	SMOKE DETECTOR:INSTALL VISUAL AID VIBRATING PADS Smoke Detector:Supply and install smoke detector and alarm system incorporating strobe type visual aid, vibrating pads and control panel interlinked with any existing detectors, including all wiring and connection to electrical supply and wiring and connection to alarm system, make good all finishes and remove waste and debris.	NO	196.63
8720HA	SMOKE DETECTOR:INSTALL WIRELESS OPTICAL TYPE Smoke Detector:Install wireless optical smoke detector with built in test/hush button, large optical chamber sensor, radio transmitter and receiver, built in auto test alarm, 9v battery, low battery warning to BS EN 14604:2005, indicators etc., wirelessly interlinked with any other detectors, test and make good on completion and remove waste and debris.	NO	120.17
8720HC	SMOKE DETECTORS:INSTALL WIRELESS SYSTEM Smoke Detectors:Install one wireless optical and one wireless combined optical smoke and heat detector system, detectors with built in test buttons, radio transmitters and receivers, built in auto test alarms, 9v batteries, low battery warning, both detectors to BS EN 14604:2005, indicators etc., wirelessly interlined with each other and any other detectors, test and make good on completion and remove waste and debris.	IT	267.05
8720HD	SMOKE DETECTOR:INSTALL ADDITIONAL WIRELESS Smoke Detector:Extra to supply and install 2 additional wireless optical smoke detectors with rechargeable DC battery or condensor backup self contained type to BS 5446 certified with hush button, wirelessly interlinked to each other and existing detectors including make all necessary connections to supply including junction box, mini trunking, reconnect, test and make good on completion and remove waste and debris.	NO	189.78
8720JA	SMOKE DETECTOR:RENEW WITH WIRELESS OPTICAL Smoke Detector:Renew existing with wireless optical smoke detector with built in test/hush button, large optical chamber sensor, radio transmitter and receiver, built in auto test alarm, 9v battery, low battery warning, to BS EN 14604:2005 indicators wirelessly interlinked with any existing detectors, disconnect, remove detector, wiring and trunking as necessary and make good ceiling finishes, test and make good on completion and remove waste and debris.	NO	102.86
8720KA	SMOKE/HEAT DETECTOR:RENEW CIRCUIT Smoke/Heat Detector:Isolate supply, strip out, clear away and renew 1.5mm2 twin, three or four core with earth continuity cable, with cable run in mini trunking or rigid PVC or steel conduit to smoke or heat detector outlet point, make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	51.40
8720KB	SMOKE/HEAT DETECTOR:RENEW CIRCUIT DISABLED Smoke/Heat Detector:Isolate supply, strip out, clear away and renew 1.5mm2 twin, three or four core with earth continuity cable, with cable run in mini trunking or rigid PVC or steel conduit to disabled smoke detector and vibrating pad outlet point, make all necessary connections, reconnect electricity supply, undertake electrical tests, provide certificate, make good on completion and remove waste and debris.	NO	64.06

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ITEM	DESCRIPTION	UNIT	RATE
8720LA	SMOKE/HEAT DETECTOR:PROGRAMMED RENEWAL 1 PER DWELL Smoke/Heat Detector:Programmed renewal of the only smoke or heat detector to dwelling with either wireless or mains wired smoke detector with built in test/hush button, large optical chamber sensor, radio transmitter and receiver, built in auto test alarm, 9v battery, low battery warning, to BS EN 14604:2005 indicators, or and rate of rise or fixed temperature heat detector disconnect, remove detector, wiring and trunking as necessary and make good ceiling finishes, test and make good on completion and remove waste and debris.	IT	108.68
8720LB	SMOKE/HEAT DETECTOR:PROGRAMMED RENEWAL 2 PER DWELL Smoke/Heat Detector:Programmed renewal of one smoke and one heat detectors to dwelling with either wireless or mains wired smoke detector with built in test/hush button, large optical chamber sensor, radio transmitter and receiver, built in auto test alarm, 9v battery, low battery warning, to BS EN 14604:2005 indicators, and rate of rise or fixed temperature heat detector disconnect, remove detectors, wiring and trunking as necessary and make good ceiling finishes, test and make good on completion and remove waste and debris.	IT	217.35
8720LC	SMOKE/HEAT DETECTOR:PROGRAMMED RENEWAL 3 PER DWELL Smoke/Heat Detector:Programmed renewal of two smoke and one heat detectors to dwelling with either wireless or mains wired detector with built in test/hush button, large optical chamber sensor, radio transmitter and receiver, built in auto test alarm, 9v battery, low battery warning, to BS EN 14604:2005 indicators, and rate of rise or fixed temperature heat detector disconnect, remove detectors, wiring and trunking as necessary and make good ceiling finishes, test and make good on completion and remove waste and debris.	IT	242.02
8720LD	SMOKE/HEAT DETECTOR:PROGRAMMED RENEWAL 4 PER DWELL Smoke/Heat Detector:Programmed renewal of three smoke and one heat detectors to dwelling with either wireless or mains wired detector with built in test/hush button, large optical chamber sensor, radio transmitter and receiver, built in auto test alarm, 9v battery, low battery warning, to BS EN 14604:2005 indicators, and rate of rise or fixed temperature heat detector, disconnect, remove detectors, wiring and trunking as necessary and make good ceiling finishes, test and make good on completion and remove waste and debris.	IT	434.68
8720LE	SMOKE/HEAT DETECTOR:PROGRAMMED RENEWAL 5 PER DWELL Smoke/Heat Detector:Programmed renewal of four smoke and one heat detectors to dwelling with either wireless or mains wired smoke detector with built in test/hush button, large optical chamber sensor, radio transmitter and receiver, built in auto test alarm, 9v battery, low battery warning, to BS EN 14604:2005 indicators, and rate of rise or fixed temperature heat detector disconnect, remove detectors, wiring and trunking as necessary and make good ceiling finishes, test and make good on completion and remove waste and debris.	IT	543.36
8720NA	SMOKE DETECTOR CIRCUIT:LINK TO CCU Smoke Detector Circuit:Disconnect existing part of installation connected to lighting circuit, reconnect from nearest detector head to an dincluding new dedicated RCBO, make good circuit, 20 mm diameter conduits, clipping in position at 1200 centres, 1.5mm2 PVC insulated and sheathed triple core with earth continuity cable drawn into conduits or ducts or drawn into trunking, fixed to surfaces, all builders work, make good, testing, certificate, remove waste and debris.	IT	89.69

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ITEM	DESCRIPTION	UNIT	RATE
	Heat Detectors		
8721AA	HEAT DETECTOR:INSTALL Heat Detector:Isolate, supply and install mains operated rate of rise or fixed temperature heat detector interlinked with any existing detectors including make all necessary connections to supply including junction box, reconnect, test and make good on completion and remove waste and debris.	NO	112.62
8721BA	HEAT DETECTOR:RENEW Heat Detector:Isolate, renew mains operated rate of rise or fixed temperature heat detector interlinked with any existing detectors, including make all necessary connections to supply including junction box, reconnect, test and make good on completion and remove waste and debris.	NO	71.81
8721CA	HEAT DETECTOR:INSTALL WIRELESS Heat Detector:Install wireless heat detector, fixed temperature fast response thermistor type sensor, range 58oC +/- 4oC, built in test button, radio transmitter and receiver, built in auto self test, 9v battery, low battery warning to BS EN 14604:2005, indicator, wirelessly interlinked with any existing detectors, test and make good on completion, remove waste and debris.	NO	128.88
8721CB	HEAT DETECTOR:SERVICE AND OVERHAUL HARD WIRE Heat Detector:Undertake annual service and overhaul any type of hard wired heat detector, switch power off, vacuum through vents, switch power on, test, all work to be carried in strict conformity to the manufacturers technical data sheet, renew battery as necessary and leave in working order and remove waste and debris (rate per dwelling).	NO	24.66
8711KA	HEAT DETECTOR:RENEW DETECTOR NO BASE (FT) Fire Alarm:Renew mains operated fixed temperature heat detector including make all necessary connections to existing junction box, reconnect, test and make good on completion, and remove waste and debris.	NO	65.41
8711KB	HEAT DETECTOR:RENEW DETECTOR NO BASE (ROR) Fire Alarm:Renew mains operated rate of rise heat detector including make all necessary connections to existing junction box, reconnect, test and make good on completion, and remove waste and debris.	NO	65.41
	Carbon Monoxide Detectors		
8722AA	CARBON MONOXIDE DETECTOR:INSTALL MAINS OPERATED Carbon Monoxide Detector:Isolate, supply and install mains operated carbon monoxide detector including make all necessary connections to supply and make good on completion and remove waste and debris.	NO	122.84
8722BA	CARBON MONOXIDE DETECTOR:INSTALL BATTERY TYPE Carbon Monoxide Detector:Supply and install battery operated carbon monoxide detector to BS7860 AICO E1205A or equal and approved including fix to structure in accordance with the manufacturers technical data sheet, test and make good on completion and remove waste and debris.	NO	43.27
8722CA	CARBON MONOXIDE DETECTOR:INSTALL WIRELESS Carbon Monoxide Detector:Install wireless carbon monoxide detector, with sealed lithium battery, electrochemical sensor, test/hush button, end of life indicator, power, alarm and fault indicators, interconnectivity, to BS EN 50291:2010, test and make good on completion, remove waste and debris.	NO	128.40

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ITEM	DESCRIPTION	UNIT	RATE
	Gas Detectors		
8723AA	GAS DETECTOR:INSTALL Gas Detector:Isolate, supply and install mains operated gas detector including make all necessary connections to supply including junction box, reconnect, test and make good on completion and remove waste and debris.	NO	183.11
8723BA	GAS DETECTOR:INSTALL WIRELESS Gas Detector:Install wireless natural gas detector complete with self cleaning sensor, self test button, mute button, internal buzzer, internal battery, test and make good on completion and remove waste and debris.	NO	174.12
	Warden Call Installation		
8812XA	WARDEN CALL SYSTEM:INSTALL Warden Call System:Install warden call system to group of dwellings or scheme, provide and install control panel, individual call points and pull cords, repeaters and cabling, all builders work and make good all works disturbed, test and commission, and remove waste and debris. (Per Dwelling in Scheme.).	IT	400.00
8709XA	WARDEN CALL SYSTEM:INSTALL WIRED/WIRELESS Warden Call System:Install open protocol wired/wireless warden call system to group of dwellings or scheme, provide and install control panel, individual call points and pull cords, repeaters and cabling, DECT enabled base stations and handsets, telephone lines, all builders work and make good all works disturbed, test and commission, and remove waste and debris. The system is to interface with door entry system, fire alarm system, boiler room control panel, lifts and keys safes, flood detectors and fire alarm detectors in each dwelling (Per Dwelling in Scheme.).	IT	520.00
	Landlords Lighting etc		
	Time Switches		
8801AA	TIME SWITCH:RENEW SWITCH CLOCK Time Switch:Isolate supply, disconnect, clear away and renew time switch clock, remake all necessary connections, reconnect electricity supply, undertake electrical tests, make good and leave in working order and remove waste and debris.	NO	53.53
8801BA	TIME SWITCH:RENEW PHOTO ELECTRIC TYPE Time Switch:Isolate supply, disconnect, clear away and renew photo electric dusk/dawn switch, remake all necessary connections, reconnect electricity supply, test, make good and leave in working order and remove waste and debris.	NO	46.30
8801CA	TIME SWITCH:RENEW WITH PHOTO ELECTRIC TYPE Time Switch:Isolate supply, disconnect, clear away any existing time clock and renew with photo electric dusk/dawn switch including all additional wiring, remake all connections, reconnect electricity supply, test, make good and leave in working order and remove waste and debris.	NO	84.02
8801DA	TIME SWITCH:RENEW PASSIVE INFRA RED Time Switch:Isolate supply, disconnect, clear away and renew passive infrared detector switch, remake all necessary connections, reconnect electricity supply, test, make good and leave in working order and remove waste and debris.	NO	65.77

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ITEM	DESCRIPTION	UNIT	RATE
8801GA	TIME SWITCH:RENEW WITH TIME LAG SWITCH Time Switch:Isolate supply, disconnect, clear away and renew any plate switch with time delay switch disconnect, clear away and renew, remake all connections, reconnect to electricity supply, undertake electrical tests, set switch, make good and leave in working order and remove waste and debris.	NO	34.74
8801EA	LIGHT:INSTALL PIR UNIT COMPLETE Light:Supply and install in approved location passive infra red detector unit with 1000w lamp, PIR switch, all necessary wiring and control switch and connection to electrical supply, test, set, make good and leave in working order and remove waste and debris.	NO	80.65
8801FA	SWITCH:RENEW WITH TIME LAG SWITCH Switch:Isolate supply, disconnect, clear away and renew any plate switch with time delay switch, remake all connections, reconnect to electricity supply, undertake electrical tests, set switch, make good and leave in working order and remove waste and debris.	NO	42.76
8801XA	LANDLORDS LIGHTING:RENEW EXTERNAL Landlords Lighting:Strip out existing wiring, fittings and controls, rewire in mineral insulated copper clad cable in external or exposed locations from incoming electrical supply, provide and install light fittings as specified complete with long life lamps, controls to be PIR, photoelectric cell or time lag switches, including all builders work and make good all works disturbed, test and commission, and remove waste and debris. (Per Dwelling in Scheme).	IT	502.74
8801XB	LANDLORDS LIGHTING:RENEW INTERNAL Landlords Lighting:Strip out existing wiring, fittings and controls, rewire in pvc cable to internal or non-exposed locations from incoming electrical supply, provide and install light fittings as specified complete with long life lamps, all necessary switches including 2 way, and all builders work and make good all works disturbed, test and commission, and remove waste and debris. (Per Dwelling on Scheme.).	IT	486.43
	External Lighting		
8808BA	EXTERNAL LIGHT:RENEW LIGHT WITH 20W LED CORN LAMP External Light:Supply and fit or renew external light with CED 20w LED Corn Light Giant Edison Screw Cap or other equal and approved light fitting including all necessary wiring and control switch and connection to electrical supply, access with cherrypicker, test, set, make good and leave in working order and remove waste and debris.	NO	62.97
8808BB	EXTERNAL LIGHT:RENEW LIGHT WITH 50W LED CORN LAMP External Light:Supply and fit or renew external light with CED 50w LED Corn Light Giant Edison Screw Cap or other equal and approved light fitting including all necessary wiring and control switch and connection to electrical supply, access with cherrypicker, test, set, make good and leave in working order and remove waste and debris.	NO	76.13
8808BC	EXTERNAL LIGHT:RENEW LIGHT WITH 80W LED CORN LAMP External Light:Supply and fit or renew external light with CED 80w LED Corn Light Giant Edison Screw Cap or other equal and approved light fitting including all necessary wiring and control switch and connection to electrical supply, access with cherrypicker, test, set, make good and leave in working order and remove waste and debris (fittings measured separately).	NO	88.61

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ITEM	DESCRIPTION	UNIT	RATE
	Emergency Lighting Fittings		
8810AA	EMERGENCY LIGHTING:RENEW SELF CONTAINED FITTING Emergency Lighting:Renew or supply and install self contained non-maintained 3hr duration completion with glass diffuser, plugged and screwed to structure, including making all connections to existing wiring, test and make good on completion and remove waste and debris.	NO	65.62
8810AB	EMERGENCY LIGHTING:RENEW 3HR 18W LED FITTING Light Fitting:Renew or supply and install new IP65 18W LED lighting unit with 3hr emergency duration including isolate/reconnect supply, plugged and screwed to structure, including all connections, wiring, builders work, test and make good on completion, and remove waste and debris.	NO	116.39
8810AC	EMERGENCY LIGHTING:RENEW 3HR 18W LED WITH SENSOR Light Fitting:Renew or supply and install new IP65 18W LED lighting unit with 3hr emergency duration and built in microwave sensor including isolate/reconnect supply, plugged and screwed to structure, including all connections, wiring, builders work, test and make good on completion, and remove waste and debris.	NO	121.63
8810BA	EMERGENCY LIGHTING:RENEW EXIT SIGN Emergency Lighting:Renew or supply and install exit sign 515x190x58mm maintained type 3hr duration complete with tube to BS 5266 surface mounted, plugged and screwed to structure, including making all connections to existing wiring, test and make good on completion and remove waste and debris.	NO	76.17
8810CC	EMERGENCY LIGHTING:RENEW LED IP44 3HR + SENSOR Emergency:Renew or supply and install new IP44 lighting unit with 3 hr emergency duration and built in microwave sensor, isolate/reconnect supply, fixed to structure, connections, LSF wiring, builders work, test, make good.	NO	106.99
8810XA	EMERGENCY LIGHTING:INSTALL/RENEW Emergency Lighting:Install emergency lighting installation to block of dwellings or scheme, strip out any existing installation and equipment, supply and install self contained non-maintained emergency luminaries and emergency exit signs, connect by specified cable to local lighting circuit, all builders work and make good all works disturbed, test and commission, and remove waste and debris (Per Dwelling in Scheme).	IT	444.60
	Earthing and Testing		
	Earthing		
8920AA	EARTH:INSTALL EARTHBOND COMPLETE Earth:Install and connect earth clamp and wire to crossbond metal water pipes, feed earth from electricity supplier point to pipes and connect including earth tags and cable clips.	IT	220.86
8920AB	EARTH:CROSS BOND PLUMBING Earth:Install and connect earth strips and wire to cross bond pipes to any pipes, appliance or tank, connect to earth source and earth clip, with earth tags and cable clips and remove waste and debris. (per item crossbonded).	IT	20.95

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ITEM	DESCRIPTION	UNIT	RATE
8920AC	EARTH:RENEW MAIN EQUIPOTENTIAL BONDING Earth:Disconnect, strip out, clear away and renew earthing cable of suitable size, clamps and accessories from main switch gear and consumer units to incoming water, gas or electric supply and remove waste and debris. (per item).	IT	27.58
8920AD	EARTH:CROSS BOND BATHROOM/WETROOM Earth:Supplemental equipotential bonding all circuits (heater, lighting, shower, fan) in bathroom, to the nearest earth point in accordance with current regulations with cable, clips and tags and remove waste and debris.	IT	38.34
8920AE	EARTH:SUPPLEMENTARY EQUIPOTENTIAL BONDING ANY ITEM Earth:Supplemental equipotential bonding to any isolated metal item or pipe to the nearest earth point in accordance with current regulations with cable, clips and tags and remove waste and debris.	IT	15.69
	Testing - Occupied Property		
8950AA	TEST:OCCUPIED PROPERTY CERTIFICATE Test:Carry out test of domestic installation to occupied property complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of RCD's and RCBO's, disconnect, repair and renew and make good as necessary after removal of illegal wiring and components and provide report and test certificate in conformity to BS 7671 to the Client Representative and remove waste and debris. (Code C1 and C2 repairs indentified to be undertaken will be ordered separately by the Client's Representative and will be reimbursed at the relevant rates in this Schedule of Rates).	IT	110.29
8950BA	TEST:OCCUPIED PROPERTY POST REPAIRS CERTIFICATE Test:Carry out test of domestic installation to occupied property complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of RCD's and RCBO's, following any non-electrical repair or alteration works undertaken by other Provider's and provide test certificate in conformity to BS 7671 to Client Representative.	IT	60.90
8950CA	TEST:OCCUPIED PROPERTY AND REPORT Test:Carry out test of domestic installation to occupied property complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of RCD's and RCBO's, disconnect, repair and renew and make good as necessary after removal of illegal wiring and components and report to the Client Representative and remove waste and debris. (Code C1 and C2 repairs indentified to be undertaken will be ordered separately by the Client's Representative and will be reimbursed at the relevant rates in this Schedule of Rates).	IT	84.20
8950EA	TEST:OCCUPIED PROPERTY CERTIFICATE - ECONOMY 7 Test:Carry out test of domestic Economy 7 space heating and water heating installations complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificates to the Client Representative, and remove waste and debris.	IT	89.30

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ITEM	DESCRIPTION	UNIT	RATE
8950FA	TEST:OCCUPIED PROPERTY CERTIFICATE 1 BED BUNGALOW Test:Carry out test of domestic installation to occupied 1 bedroom bungalow complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	73.65
8950FB	TEST:OCCUPIED PROPERTY CERTIFICATE 1 BED DOM UNIT Test:Carry out test of domestic installation to occupied 1 bedroom or bedsit domestic accommodation complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	73.65
8950FC	TEST:OCCUPIED PROPERTY CERTIFICATE 2 BED BUNGALOW Test:Carry out test of domestic installation to occupied 2 bedroom bungalow complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	81.77
8950FD	TEST:OCCUPIED PROPERTY CERTIFICATE 2 BED DOM UNIT Test:Carry out test of domestic installation to occupied 2 bedroom domestic accommodation complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	81.77
8950FE	TEST:OCCUPIED PROPERTY CERTIFICATE 2 BED HOUSE Test:Carry out test of domestic installation to occupied 2 bedroom house or maisonette complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	81.77
8950FG	TEST:OCCUPIED PROPERTY CERTIFICATE 3 BED DOM UNIT Test:Carry out test of domestic installation to occupied 3 bedroom domestic accommodation complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	97.42
8950FH	TEST:OCCUPIED PROPERTY CERTIFICATE 4 BED DOM UNIT Test:Carry out test of domestic installation to occupied 4 bedroom domestic accommodation complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	113.66

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ITEM	DESCRIPTION	UNIT	RATE
8950FJ	TEST:OCCUPIED PROPERTY CERTIFICATE 5 BED DOM UNIT Test:Carry out test of domestic installation to occupied 5 bedroom domestic accommodation complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	121.19
8950FK	TEST:OCCUPIED PROPERTY CERTIFICATE 6 BED HOUSE Test:Carry out test of domestic installation to occupied 6 bedroom house complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of residual current operated device, disconnect, repair and renew as necessary after removal of illegal wiring and components, and provide report and NICEIC/ECA test certificate to the Client's Representative, and remove waste and debris.	IT	137.43
	Portable Appliance Electrical Equipment Testing		
8955AA	PORTABLE APPLIANCE:ANNUAL TEST - ONLY ITEM Portable Appliance:Annual inspection, electrical testing, certification and labelling of Client's owned portable appliance of any type, under the Electricity at Work Regulations 1989 and provide written report to Client Representative (to be claimed for each item tested and certified). (only one item tested at any one location).	IT	18.13
8955AB	PORTABLE APPLIANCE:ANNUAL TEST - 2-3 ITEMS Portable Appliance:Annual inspection, electrical testing, certification and labelling of Client's owned portable appliance of any type, under the Electricity at Work Regulations 1989 and provide written report to Client Representative (to be claimed for each item tested and certified) (2-3 items tested at one location).	NO	7.66
8955AC	PORTABLE APPLIANCE:ANNUAL TEST - 4-10 ITEMS Portable Appliance:Annual inspection, electrical testing, certification and labelling of Client's owned portable appliance of any type, under the Electricity at Work Regulations 1989 and provide written report to Client Representative (to be claimed for each item tested and certified) (4-10 items tested at one location).	NO	5.90
8955AD	PORTABLE APPLIANCE:ANNUAL TEST - OVER 10 ITEMS Portable Appliance:Annual inspection, electrical testing, certification and labelling of Client's owned portable appliance of any type, under the Electricity at Work Regulations 1989 and provide written report to Client Representative (to be claimed for each item tested and certified) (over 10 items tested at one location).	NO	4.71

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ITEM	DESCRIPTION	UNIT	RATE
	Testing - Unoccupied Property		
8960AA	TEST:UNOCCUPIED PROPERTY CERTIFICATE Test:Carry out test of domestic installation to unoccupied property complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of RCD's and RCBO's, disconnect, repair and renew and make good as necessary after removal of illegal wiring and components and provide report and test certificate in conformity to BS 7671 to the Client Representative and remove waste and debris. (Code C1 and C2 repairs indentified to be undertaken will be ordered separately by the Client's Representative and will be reimbursed at the relevant rates in this Schedule of Rates).	IT	133.61
8960BA	TEST:UNOCCUPIED PROPERTY REPORT Test:Carry out test of domestic installation to unoccupied property complete comprising continuity, insulation resistance, polarity, earth fault loop impedance and operation of RCD's and RCBO's, disconnect, repair and renew and make good as necessary after removal of illegal wiring and components and report to the Client Representative and remove waste and debris. (Code C1 and C2 repairs indentified to be undertaken will be ordered separately by the Client's Representative and will be reimbursed at the relevant rates in this Schedule of Rates).	IT	98.82

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ITEM	DESCRIPTION	UNIT	RATE
	SPECIALIST TREATMENTS		
	Fungus and Beetle Eradication and DPC Works		
	Reduce Existing Ground Level with DPC		
0480TA	PAVING:LOWER FLAG PAVING PRIOR TO DPC INJECTION Paving:Take up paving flag, set aside, excavate to lower paving to 150mm below new floor and relay flag paving on 50mm sand on 75mm compacted stone, remove waste and debris, all in conjunction with injected damp proof course wall treatment.	SM	94.63
0480TB	PAVING:LOWER INSITU PAVING PRIOR TO DPC INJECTION Paving:Break up insitu paving, excavate to lower paving to 150mm below new floor and lay new pcc flag paving on 50mm sand on 75mm compacted stone, remove waste and debris, all in conjunction with injected damp proof course wall treatment.	SM	131.23
0480TC	GARDEN:LOWER GARDEN PRIOR TO DPC INJECTION Garden:Excavate in earth to reduce levels to 150mm below new floor level and distribute surplus earth over garden areas or remove waste and debris, all in conjunction with injected damp proof course wall treatment.	SM	28.75
0480TD	PAVING:LOWER MACADAM PAVING BEFORE DPC INJECTION Paving:Break up existing macadam excavate to lower paving to 150mm below new floor, remove spoil, fill soft spots, level and compact bottoms of excavations and fill in layers. 75mm crusher run or broken stone, blinding, 50mm base course of 20mm nominal size open textured macadam and 20mm wearing course of 6mm nominal size medium textured macadam laid to falls, crossfalls and slopes including joints to any existing finishes all in conjunction with injected damp proof course wall treatment, remove waste and debris.	SM	126.55
	Works to Sub-Floors		
0155AA	FLOOR:HARDCORE FILL UNDER FLOOR Floor:Fill under floor with clean broken and graded hardcore or other filling to approval of Client Representative, consolidate and blind ready to receive PVC membrane and concrete floor slab as specified all in conjunction with injected damp proof course wall treatment.	CM	134.26
1016AA	WALLS:REBUILD SLEEPER WALLS Walls:Take down unstable 113mm honeycombed sleeper walls, ne 500mm high, clean off bricks and rebuild with salvaged bricks in cement mortar (1:3) including the provision of upto 20 per cent new common bricks, including bonding end into existing walls, and remove waste and debris.	LM	29.70
1016AB	WALLS:BUILD PIERS FOR WALL PLATE Walls:Build new 225x225mm common brick piers in cement mortar (1:3) to support new wall plate ne 500mm high.	NO	33.19
	Chemical DPC - Wall Injection		
1120AA	WALL 225MM:CHEMICAL INJECTION EXTERNAL DPC Wall 225mm:Drill external wall and inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	181.69

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ITEM	DESCRIPTION	UNIT	RATE
1120AC	WALL 338MM:CHEMICAL INJECTION EXTERNAL DPC Wall 338mm:Drill external wall and inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	255.43
1120AE	WALL 450MM:CHEMICAL INJECTION EXTERNAL DPC Wall 450mm:Drill external wall and inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	348.07
1120AG	WALL 563MM:CHEMICAL INJECTION EXTERNAL DPC Wall 563mm:Drill external wall and inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	429.94
1120AI	WALL 113MM:CHEMICAL INJECTION INTERNAL DPC Wall 113mm:Drill internal wall and inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	106.14
1120AK	WALL 225MM:CHEMICAL INJECTION INTERNAL DPC Wall 225mm:Drill internal wall and inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	181.69
1120AM	WALL CAVITY:CHEMICAL INJECTION INTERNAL DPC Wall Cavity:Drill 113mm thick skin of internal wall, inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	106.14
1120AO	WALL 338MM:CHEMICAL INJECTION INTERNAL DPC Wall 338mm:Drill internal wall and inject chemical damp proof course, make good holes, all as specified and remove waste and debris.	LM	248.78
1120AR	WALL CAVITY:CHEMICAL INJECTION 2 SKINS DPC Wall Cavity:Drill both 113mm thick skins of hollow wall, make good holes, all as specified and remove waste and debris.	LM	220.26
1120TA	DWELLING:CHEMICAL DPC INJECTION SURVEY Dwelling:Undertake initial survey and report, mobilise to undertake chemical injection damp proof course treatment and provide 30 year insurance backed guarantee for chemical injection damp proof course treatment, demobilise, clear away all debris on completion to approved tip (to be ordered additional to damp proof course injection items).	IT	210.00
1120TB	DWELLING:ROT ERADICATION SURVEY Dwelling:Undertake initial survey and report, mobilise to undertake rot eradication treatment and provide 30 year insurance backed guarantee for rot eradication treatment, demobilise, clear away all debris on completion to approved tip.	IT	105.00
	Surveys		
1120TC	DWELLING:DAMP SURVEY Dwelling:Undertake initial damp survey and provide report with recommendations and photographic evidence.	IT	75.00
1120WA	DWELLING:FUNGUS/INFESTATION ERADICATION SURVEY Dwelling:Undertake initial survey and report, mobilise to undertake fungal or beetle eradication treatment and provide 30 year insurance backed guarantee for rot eradication treatment, demobilise, clear away all debris on completion to approved tip.	IT	105.00

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ITEM	DESCRIPTION	UNIT	RATE
	Irrigation of Walls		
1130AA	WALL:IRRIGATE WITH FUNGICIDE Wall:Drill holes as necessary and pressure inject with approved fungicidal solution all as specified and remove waste and debris.	SM	19.38
	Anti-Fungicide Treatment		
1140AA	WALL OR CEILING:APPLY FUNGICIDE Wall or Ceiling:Brush down and apply fungicide solution to walls and or ceilings and wash off traces of fungus and remove waste and debris.	SM	2.77
	Floor Renewals		
3012AA	FLOOR:STRIP OUT TIMBER FLOOR Floor:Strip out defective timber floor complete with any redundant service installation attached or passing through floor in conjunction with damp proof course wall treatment and remove waste and debris.	SM	15.53
3012BA	FLOOR:CLEAR ALL DEBRIS FROM VOID Floor:Clear all existing debris from under floor void in conjunction with damp proof course wall treatment and remove waste and debris.	CM	46.15
3012CA	FLOOR:CUT BACK END ROTTED JOISTS NE 150MM Floor:Remove remnants of any joists ne 150mm deep and other timber from walls and brick up any pockets remaining and remove waste and debris.	NO	8.85
3012CB	FLOOR:CUT BACK END ROTTED JOISTS NE 300MM Floor:Remove remnants of any joists and other timbers over 150 and ne 300mm deep from walls and brick up any pockets remaining and remove waste and debris.	NO	12.24
	Wall or Partition Renewals		
3014AA	LARDER:REMOVE AND REFIX INSITU LARDER Larder:Remove, set aside, store and later refix built insitu, studded larder or storage unit in conjunction with specialist treatment, reinstate entire unit including make good any damage caused whilst dismantling and remove waste and debris.	IT	50.20
3014AB	WALL:RENEW NON LOAD PARTITION Wall:Renew any non structural partition with softwood studding faced both sides with skim coated 12.5m plasterboard and skirting, refix any fittings, make good to adjacent surfaces, all in conjunction with specialist treatment and remove waste and debris.	SM	105.26
	Kitchen Units and Cupboard Works		
3740AA	WALL:REMOVE AND REFIX BASE UNIT IN ASSOCIATION Wall:Remove, set aside, store and later refix any kitchen base or larder or appliance unit, including worktop in conjunction with internal wall insulation works, supply and fix cover mouldings and apply white silicone sealant to worktop and remove waste and debris.	IT	24.98
3737AB	WALL:REMOVE AND REFIX WALL UNIT IN ASSOCIATION Wall:Remove, set aside, store and later refix any kitchen wall unit, pelmet and cornice in conjunction with internal wall insulation works, supply and fix cover mouldings, make good, and remove waste and debris.	IT	24.30

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ITEM	DESCRIPTION	UNIT	RATE
3740AB	WALL:REMOVE REFIX SINK BASE UNIT IN ASSOCIATION Wall:Remove, set aside, store and later refix any sinktop and base unit in conjunction with specialist treatment works, adjust, extend pipe stubs including any new fittings, earthbond, connect, apply white silicone sealant to worktop and remove waste and debris.	IT	34.38
3740AC	WALL:REMOVE AND REFIX WORKTOP IN ASSOCIATION Wall:Remove, set aside and later refix any independent worktop with leg and or cleat supports including provide any new cleats, drill, plug, fix all supports and apply silicone sealant to worktop all in conjunction with specialist treatment works and remove waste and debris.	LM	18.15
	Damp Proof Treatment Plasterwork		
4112AA	WALL:HACK OFF REPLASTER 1.0M BAND Wall:Hack off all plaster to minimum height of 1.00m above new floor level, after treatment works return and replaster ne 25mm thick with fair joint to existing plaster, all as specified and remove waste and debris.	SM	54.78
4112AB	WALL:HACK OFF RENDER AND SKIM 1.0M BAND Wall:Hack off all plaster to minimum height of 1.00m above new floor level, after damp treatment works return, apply 2 coat waterproof render and skim ne 25mm thick with fair joint to existing plaster as specified and remove waste and debris.	SM	63.47
4112AC	WALL:DUB OUT 25MM PRIOR REPLASTER Wall:Apply dubbing out coat ne 25mm thick prior to replastering wall, all as specified.	SM	21.52
4112AD	WALL:HACK OFF AND APPLY RENDER Wall:Hack off any type plaster or rendered finish and apply two coat waterproof cement render, finished to receive direct fixed dry lining (dry lining not included) and remove waste and debris.	SM	41.76
4112AE	WALL:HACK OFF AND APPLY NEW SKIM COAT Wall:Hack off degraded plaster finish coat and apply new plaster skim coat including fair joint to any existing plaster finish and remove waste and debris.	SM	11.52
	Plumbing Works		
6305KA	WALL:REMOVE AND REFIX WC SUITE IN ASSOCIATION Wall:Remove, set aside, store, later refix WC and cistern in conjunction with specialist treatment works, adjust, extend pipe stubs, and provide new service valve if not already installed connect with new fittings, cone and multikwik, adjust or refix wc seat, disconnect and reconnect pipework, replug wall, test and make good all wall and floor finishes and remove waste and debris.	IT	81.44
6307GA	WALL:REMOVE AND REFIX WASHBASIN IN ASSOCIATION Wall:Remove, set aside, store and later refix washbasin and any pedestal in conjunction with specialist treatment works, turn water off/on, disconnect and reconnect and provide new service valves if not already installed, adjust, extend pipe stubs, connect with new fittings, make good or fix new tile splashback, renew sealant, crossbond and make good all wall and floor finishes and remove waste and debris.	IT	61.35

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ITEM	DESCRIPTION	UNIT	RATE
	Timber Treatment		
	Flooring Treatment		
3058AA	FLOOR:TREAT FLOOR INSECTICIDE 5% RENEWAL Floor:Take up floor boards to facilitate joist renewals, and apply chemical insecticide treatment to all boards, joists and plates, on completion refix floorboards including up to 5% floorboard renewal, and remove waste and debris.	SM	36.33
3058BA	FLOOR:TREAT FLOOR INSECTICIDE 10% RENEWAL Floor:Take up any type floorboards and treat with insecticide all floorboards, joists, plates, bridging and other floor timbers, on completion refix floorboards including upto 10% floorboard renewal.	SM	38.67
3058BB	DWELLING:TREAT FLOOR INSECTICIDE Dwelling:Take up all floorboards of any type, treat with insecticide all floorboards, joists, plates, bridging, other timbers, on completion refix floorboards including upto 10% floorboard renewal and remove waste and debris.	IT	1086.41
3058CA	FLOOR:TREAT FLOOR PRESERVATIVE Floor:Remove any type of floorboards and treat with three full brush coats of preservative to BS 5707 Type F all floorboards, joists, plates, bridging and other floor timbers, on completion refix floorboards including over 10% floorboard renewal and remove waste and debris.	SM	52.26
3058CB	DWELLING:TREAT FLOOR PRESERVATIVE Dwelling:Take up all floorboards of any type, treat with 3 coats of preservative to BS 5707 Type F, all floorboards, joists, plates, bridging, other timbers, on completion refix floorboards including upto 10% floorboard renewal and remove waste and debris.	IT	1208.50
3058EA	DWELLING:PRESERVATIVE GUARANTEE Dwelling:Provision of 30 year insurance backed guarantee for floor preservation treatment.	IT	75.00
3058DD	DWELLING:TIMBER TREATMENT Dwelling:Take up 20% of floorboards as necessary to dwelling to facilitate access for timber preservative treatment by Specialist, refix floorboards, allow for upto 50% renewal as required, punch in nail heads, nail down loose boards, clean off on completion and remove waste and debris.	IT	902.73
	Roof Treatment		
3058FA	ROOF:CHEMICAL TREAT TIMBER Roof:Remove and set aside tenants personal affects and stored items in loft area, lift and set aside all roof insulation, clean down all timbers to remove surface dust and debris, treat all accessible structural timbers with pressure spray applications of approved chemical wood preservative, leave all areas clean and tidy on completion, relay roof insulation, reinstate tenants affects and stored items and remove waste and debris.	IT	216.59
3058FB	ROOF:PRESERVATIVE GUARANTEE Roof:Provision of 30 year insurance backed guarantee for roof timber preservation treatment.	IT	87.75

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ITEM	DESCRIPTION	UNIT	RATE
	Woodworm Treatment		
3058GA	DWELLING:WOODWORM TREATMENT Dwelling:Take up floorboards as necessary to facilitate access for, and undertake woodworm treatment by approved Sub-Contractor, remove and set aside tenants personal affects and store items in loft area, lift and set aside all roof insulation, clean down all timbers to remove surface dust and debris, undertake woodworm treatment by approved Sub-Contractor,leave all areas clean and tidy on completion, relay roof insulation, reinstate tenants affects and stored items, refix floorboards, allow for 10% renewal as required, punch in nail heads, nail down loose boards, clean off on completion, and remove waste and debris.	IT	1558.33
3058GB	DWELLING:WOODWORM GUARANTEE Dwelling:Provision of 30 year insurance backed guarantee for woodworm treatment.	IT	75.00
3058HA	ROOF:WOODWORM TIMBER Roof:Remove and set aside tenants personal affects and stored items in loft area, lift and set aside all roof insulation, clean down all timbers to remove surface dust and debris, undertake woodworm treatment by approved Sub-Contractor to accessible structural timbers, leave all areas clean and tidy on completion, relay roof insulation, reinstate tenants affects and stored items and remove waste and debris.	IT	650.00
3058HB	ROOF:WOODWORM GUARANTEE Roof:Provision of 30 year insurance backed guarantee for roof timber woodworm treatment.	IT	75.00
	Deep Paste Treatment		
3059AC	JOIST ENDS:DEEP PASTE TREATMENT Joist Ends:Take up existing floor boarding as necessary, set aside for reuse, take out existing joist, apply deep paste treatment to one end of joist, refix joist, relay floor boarding and remove waste and debris.	NO	16.67
	Artex Removal		
	Removal of Artex Finishes		
4150AA	WALL:REMOVE ARTEX FINISHES Wall:Remove artex textured coating from walls, provide HSG 210 protection, including all making good and remove waste and debris.	SM	7.54
4250BA	CEILING:REMOVE ARTEX FINISH Ceiling:Remove artex textured coating from ceiling, provide HSG 210 protection, including all making good and remove waste and debris.	SM	9.76
4250CA	TEST:SAMPLE OF ARTEX Test:Collect sample of artex texture coating removed from ceiling or walls, arrange and test asbestos content, provide Client Representative with written report.	IT	10.50

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ITEM	DESCRIPTION	UNIT	RATE
	Mastic Asphalt Work		
	Mastic Asphalt Tanking/Damp Proof Membrane		
4900AA	TANKING:INSTALL ASPHALT DPM HORIZONTAL Tanking:Clean off horizontal surface of concrete, prime surface with bituminous emulsion or apply keying mix of cement, sand, slurry apply two coats of asphalt to BS 6925, tanking and damp proofing 20mm thick including all necessary internal angle fillets, make good and remove waste and debris.	SM	57.58
4900AB	TANKING:INSTALL ASPHALT DPM VERTICAL Tanking:Rake out joints of brickwork to form key, brush surface of brickwork, prime with proprietary bitumen and rubber emulsion, apply two coats of asphalt to BS 6925, tanking and damp proofing 20mm thick including all necessary internal angle fillets, make good and remove waste and debris.	SM	79.48
4900AC	TANKING:INSTALL ASPHALT DPM RAKE FOR KEY Tanking:Clean off vertical surface of concrete, prime surface with bituminous emulsion or apply keying mix of cement, sand, slurry apply two coats of asphalt to BS 6925, tanking and damp proofing 20mm thick including all necessary internal angle fillets, make good and remove waste and debris.	SM	76.66
	Mastic Asphalt Tanking		
1141AA	TANKING:RENEW TO VERTICAL SURFACES NE 1SM Tanking:Renew asphalt tanking to vertical surfaces, wall ne 1.00sm including removing existing, renew including preparing surface and applying asphalt in 3 coats to vertical surfaces, make good, and remove waste and debris.	IT	112.81
1141AB	TANKING:RENEW TO VERTICAL SURFACES OVER 1SM Tanking:Renew asphalt tanking to vertical surfaces, wall exceeding 1.00sm including removing existing, renew including preparing surface and applying asphalt in 3 coats to vertical surfaces, make good, and remove waste and debris.	SM	86.20
1141AC	TANKING:RENEW TO HORIZONTAL SURFACES NE 1SM Tanking:Renew asphalt tanking to horizontal surfaces, wall ne 1.00sm including removing existing, renew including preparing surface and applying asphalt in 3 coats to horizontal surfaces, make good, and remove waste and debris.	IT	72.73
1141AD	TANKING:RENEW TO HORIZONTAL SURFACES OVER 1SM Tanking:Renew asphalt tanking to horizontal surfaces, wall exceeding 1.00sm including removing existing, renew including preparing surface and applying asphalt in 3 coats to horizontal surfaces, make good, and remove waste and debris.	SM	59.42
	Mastic Asphalt Flooring		
4312AA	ASPHALT:RENEW FLOORING Asphalt:Renew asphalt to floors, hack up existing asphalt, prepare base and lay asphalt paving to BS 6925 with limestone aggregate, smooth floated finish, in two coats, including all labours, skirtings, make good up to existing, and remove waste and debris.	SM	73.56

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ITEM	DESCRIPTION	UNIT	RATE
1141BA	FLOORING:RENEW ASPHALT NE 1SM IN PATCH Flooring:Renew any floor screed with asphalt flooring to horizontal surfaces, ne 1.00sm including removing existing screed and clear away, renew including preparing surface and applying 19mm asphalt in 2 coats to horizontal surfaces and remove waste and debris.	IT	104.73
1141BB	FLOORING:RENEW ASPHALT OVER 1SM Flooring:Renew any floor screed with asphalt flooring to horizontal surfaces, over 1.00sm including removing existing screed and clear away, renew including preparing surface and applying 19mm asphalt in 2 coats to horizontal surfaces and remove waste and debris.	SM	85.99
	Sound Proofing Works		
4340AA	CEILING:INSTALL SOUNDPROOF SYSTEM Ceiling:Install Gyproc Gyplyner or other equal and approved soundproof ceiling system, comprising metal ceiling grid, two layers of taper edge fireline board, tape joints and apply one coat gyproc Drywall primer and prepare for applied finish, 100mm gyplas 1000 glass fibre wool mat between existing floor joists, fix Gyproc 100mm coving at junction between walls and ceilings, and remove waste and debris.	SM	78.53
4340BA	FLOOR:INSTALL SOUNDPROOF SYSTEM Floor:Install whilst floor boards removed Gyproc SI or other equal and approved soundproof floor system comprising single layer of 12.5mm Glasroc GRG laid between floor joists on and including 12.5mm Glasroc GRG strips 100mm wide screwfixed to sides of joists, 100mm Gypglas 1000 glass wool mat laid between joists, floor joists overlaid with 19mm Gyproc Plank supported on SI floor channels fixed to top of joists and remove waste and debris. (Renewal/reinstatement of floor boarding, skirtings etc. measured elsewhere.).	SM	55.96
	Transport and Disposal of Non Licenced ACM		
4604AA	ASBESTOS:TRANSPORT DISPOSE NON LICENSED Asbestos:Transportation to and disposal of double bagged non-licenced notifiable non-licenced asbestos cement containing materials, carried by a contractor holding a hazardous waste carriers licence, to a site licenced as an approved disposal point to accept materials and payable only on the production of signed and certified asbestos waste transfer certificates indicating the weight of the disposed material.	KG	0.75
	Mould Eradication		
	Mould Treatment		
4425AA	SURFACES:APPLY BACTDET AND HALOPHEN Surfaces:Prepare, wash down with RLT Bactdet solution, fill in small holes, cracks etc. and apply one coat RLT Halophen solution to walls or ceilings in accordance with manufacturers technical data sheet and apply two coats of MGC MGC Biocheck matt or silk emulsion to walls and ceilings.	SM	28.50
4425AB	SURFACES:ADD MGC ADDITIVE Surfaces:Add sachet of MGC additive to paint or paste or wall tiling grout as specified (per sachet).	NO	10.33

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ITEM	DESCRIPTION	UNIT	RATE
4425BA	SURFACES:REDECORATE TREATMENT Surfaces:Prepare, wash down with RLT Bactdet solution, fill in small holes, cracks etc., apply one liberal coat of IDP by brush to any badly stained areas and apply RLT Halophen to walls or ceilings as specified and in accordance with manufacturers technical data sheet.	SM	25.11
4425BB	SURFACES:APPLY 2 COATS BIOCHECK Surfaces:Prepare and apply two coats of MGC MGC Biocheck matt or silk emulsion to walls or ceilings as specified and in accordance with manufacturers technical data sheet.	SM	12.08
4425BC	SURFACES:SEAL WITH HALOBOND Surfaces:Prepare, rub down and wash down surfaces and apply one coat of Halophane Bonding Solution walls and ceilings as specified and in accordance with manufacturers technical data sheet.	SM	6.24
4425BD	SURFACES:APPLY BACTDET TO EXISTING SURFACES Surfaces:Prepare, wash down existing surfaces of mould affected paper or plaster with RLT Bactdet solution to walls or ceilings in accordance with manufacturers technical data sheet.	SM	17.45
4425BE	SURFACES:APPLY BACTDET TO STRIPPED SURFACES Surfaces:Prepare, wash down stripped surfaces of plaster with RLT Bactdet solution to walls or ceilings in accordance with manufacturers technical data sheet.	SM	15.54
4425CA	SURFACES:APPLY HALOPHEN Surfaces:Prepare and apply one coat RLT Halophen solution to walls or ceilings in accordance with manufacturers technical data sheet.	SM	6.18
4425DA	WALLS:APPLY SEMPATAP Surfaces:Wash down surfaces of walls and fill in small holes, cracks etc., apply one coat of Sempatap primer to any loose paint or plaster, prepare and apply Sempatap to wall with Sempatap adhesive, cut around all sockets, switch plates, pipes, brackets and the like, fill open joints with Sempatap sealant, fix Sempatap external tape to external angles all in accordance with the manufacturers technical data sheet and leave ready for redecoration as specified and remove waste and debris.	SM	57.08
4425EA	FLOORS:APPLY SEMPAFLOOR Floors:Wash down all floors, make good surfaces as necessary, fix Sempafloor to floor with Sempafloor adhesive, cut around pipes and the like, fill open joints with Sempatap sealant, all in accordance with the manufacturers technical data sheet and leave ready for new floor covering and remove waste and debris.	SM	50.43
4425FA	MOULD:APPLY SPRAY AND CLEAN CARPETS Mould:Prepare surfaces and apply approved spray to carpets and remove mould infestation in accordance with manufacturers technical data sheet, complete treatment steam clean carpet.	SM	8.21
4425FB	MOULD:APPLY SPRAY AND CLEAN CURTAINS/FURNITURE Mould:Prepare surfaces and apply approved spray to curtains and other infected items of furniture and remove mould infestation in accordance with manufacturers technical data sheet, complete treatment, steam clean curtains and items of furniture.	IT	14.27

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ITEM	DESCRIPTION	UNIT	RATE
4425FC	MOULD:CLEAN APPLY FUNGICIDAL SEALANT TO WINDOWS Mould:Clean off external surfaces of UPVc or GRP double glazed windows, doors, doors frames and cills etc., and remove mould, using a clear mould spray, apply a second coat of an approved GRP cleaner and clean off, hack out and renew with approved fungicidal sealant around frames and cills.	LM	8.57
4425FD	MOULD:WASHDOWN AND CLEAN FROM PVCU WINDOW INT Mould:Clean off internal surfaces to UPVc or GRP double glazed windows, doors, door frames and cills etc., and remove mould, using a clear mould spray, apply a second coat of an approved GRP cleaner and clean off, use an approved glass cleaner to apply 3rd coat to glass and buff clear.	SM	6.74
4425FE	MOULD:WASHDOWN AND CLEAN FROM PVCU WINDOW EXT Mould:Clean off external surfaces to UPVc or GRP double glazed windows, doors, door frames and cills etc., and remove mould, using a clear mould spray, apply a second coat of an approved GRP cleaner and clean off, use an approved glass cleaner to apply 3rd coat to glass and buff clear.	SM	7.63
4425FF	MOULD:TREAT ROOM UP TO 20SM CEILING AREA Mould:Treat room up to 20sm ceiling area for mould including apply clear mould spray to UPVc or GRP double glazed windows, doors, door frames and cills etc., and remove mould, use an approved GRP cleaner to apply second coat and clean off window, doors, door frames and cill etc., use approved glass cleaner to apply 3rd coat to glass and buff clear, prepare and wash down wall and ceiling surfaces with Bactdet solution, fill in small holes, cracks etc. and apply one coat Halophen solution to walls or ceilings in accordance with manufacturers technical data sheet and apply two coats of MGC MGC Biocheck matt or silk emulsion to walls and ceilings.	IT	482.21
4425FG	MOULD:TREAT ROOM OVER 20SM CEILING AREA Mould:Treat room over 20sm ceiling area for mould including apply clear mould spray to UPVc or GRP double glazed windows, doors, door frames and cills etc., and remove mould, use an approved GRP cleaner to apply second coat and clean off window, doors, door frames and cill etc., use approved glass cleaner to apply 3rd coat to glass and buff clear. Wall and Ceiling Surfaces:Prepare, wash down with RLT Bactdet solution, fill in small holes, cracks etc. and apply one coat RLT Halophen solution to walls or ceilings in accordance with manufacturers technical data sheet and apply two coats of MGC MGC Biocheck matt or silk emulsion to walls and ceilings.	IT	897.88
	Pest Control		
4612AA	WASP OR HORNETS NEST:REMOVE INTERNAL OR EASY EXT Wasps or Hornets Nest:Remove wasps nest of any size from any internal location or easily accessible external location including engagement of Specialist if necessary and remove waste and debris.	NO	75.00
4612AB	WASPS NEST:REMOVE EXTERNAL Wasps Nest:Remove wasps nest of any size from external location or where access possible externally, including engagement of Specialist if necessary and remove waste and debris.	NO	90.00
4612AC	NEST:REMOVE WASP NEST Nest:Locate, kill by approved chemical means and remove Wasp nest from interior of building.	NO	70.00

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ITEM	DESCRIPTION	UNIT	RATE
4612BA	RODENTS:MICE ERADICATION Rodents:Eradicate mice internally from any type of dwelling, including engagement of Specialist if necessary, initally attend property, lay trap bait, subsequently return and remove waste and debris.	IT	120.00
4612CA	RODENTS:RATS ERADICATION Rodents:Eradicate rats internally or within the garden confines of any type of dwelling, including engagement of Specialist if necessary, initially attend property, lay trap bait, subsequently return and remove waste and debris.	IT	130.00
4612DA	LICEANTS:ERADICATE LiceAnts:Eradicate wood lice, ants or similar infestation from any type of dwelling, including engagement of Specialist if necessary, initially attend property, provide insecticide over affected area.	IT	110.00
4612EA	NEST:REMOVE ANT NEST Nest:Locate, kill by approved chemical means and remove Ants nest from interior of building.	NO	100.00
4612GA	NEST:REMOVE BEES NEST Nest:Locate, kill by approved chemical means and remove Bees nest from interior of building.	NO	90.00
4612GB	NEST:REMOVE BIRDS NEST Nest:Locate and remove Birds nest from interior of building, cleaning and disinfecting area around location of nest.	NO	4.44
4612HA	COCKROACH:DISINFEST ROACH INFESTATION Cockroach:Disinfest roach infestation by approved chemical means (per dwelling).	IT	190.00
4612JA	BEETLE:DISINFEST BEETLE INFESTATION Beetle:Disinfest beetle infestation by approved chemical means (per dwelling).	IT	143.75
4612KA	PIGEON:DISINFEST PIGEON INFESTATION Pigeon:Disinfest Pigeon infestation by approved chemical or other means from loft area (per dwelling).	IT	115.00
4612KD	PIGEON:REMOVE INFESTATION FROM CILLS Pigeon:Remove pigeon droppings from surfaces of precast concrete, stone or tile sills, by approved means to an approved disposal site, apply chemical cleaner in accordance with manufacturers technical data sheet.	LM	28.75
4612KE	PIGEONS:INSTALL NC STEEL ANTI-PIGEON MESH Pigeons:Supply and install proprietary anti-pigeon nylon coated carbon steel mesh to walls, windows, rooflights and the like, remove waste and debris.	SM	15.68
4612LA	RAT:DISINFEST RAT INFESTATION Rat:Disinfest Rat infestation by approved chemical or other means.	NO	115.00
4612MA	DEBRIS:REMOVE DEBRIS OF INFESTATION AND DISPOSE Debris:Remove the debris of infestation, carcasses, droppings and other contaminated material by approved means to an approved disposal site.	CM	390.00
4612KB	PIGEONS:INSTALL ANTI-PIGEON SPIKING Pigeons:Install proprietry anti-pigeon spiking to pipework, parapets, window heads, gutters and the like.	LM	21.39

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ITEM	DESCRIPTION	UNIT	RATE
4612KC	PIGEONS:INSTALL ANTI-PIGEON NETTING Pigeons:Install proprietry anti-pigeon netting to walls, windows, rooflights and the like.	SM	12.32
4612KH	PIGEON:REMOVE INFESTATION FROM DUCTING Pigeon:Remove pigeon droppings from surfaces of ducting, by approved means to an approved disposal site, apply chemical cleaner in accordance with manufacturers technical data sheet.	SM	35.00

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ITEM	DESCRIPTION	UNIT	RATE
	SCAFFOLDING		
	General Scaffolding		
2401AA	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 5 WEEK HIRE Scaffolding: Provide, erect, maintain for a period not exceeding 5 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	18.50
2401AB	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 6 WEEK HIRE Scaffolding: Provide, erect, maintain for a period over 5 and ne 6 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	19.50
2401AC	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 8 WEEK HIRE Scaffolding: Provide, erect, maintain for a period over 6 and ne 8 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	20.50
2401AD	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 10 WEEK HIRE Scaffolding: Provide, erect, maintain for a period over 8 and ne 10 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	21.50
2401AE	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 13 WEEK HIRE Scaffolding: Provide, erect, maintain for a period over 10 and ne 13 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	23.10
2401AF	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 16 WEEK HIRE Scaffolding: Provide, erect, maintain for a period over 13 and ne 16 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	24.00
2401AG	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 20 WEEK HIRE Scaffolding: Provide, erect, maintain for a period over 16 and ne 20 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	25.00
2401AH	SCAFFOLDING:PROVIDE SINGLE LIFT 4+1 ADD WEEK HIRE Scaffolding:Extra over to provide, erect, maintain for a period over 20 weeks and dismantle on completion independent tied tubular steel scaffolding supporting single lift of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc. (Rate is for each full or part week exceeding the first 20 week)	SM	2.55
2401BA	SCAFFOLDING:PROVIDE MULTI LIFT 4+1 5 WEEK HIRE Scaffolding:Provide, erect, maintain for a period ne 5 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	18.50
2401BB	SCAFFOLDING:PROVIDE MULTI LIFT 4+1 6 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 5 and ne 6 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	19.50

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ITEM	DESCRIPTION	UNIT	RATE
2401BC	SCAFFOLDING:PROVIDE MULTI LIFT 4+1 8 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 6 and ne 8 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	20.50
2401BD	SCAFFOLDING:PROVIDE MULTI LIFT 4+1 10 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 8 and ne 10 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	22.00
2401BE	SCAFFOLDING:PROVIDE MULTI LIFT 4+1 13 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 10 and ne 13 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	23.50
2401BF	SCAFFOLDING:PROVIDE MULTI LIFT 4+1 16 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 13 and ne 16 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	24.75
2401BG	SCAFFOLDING:PROVIDE MULTI LIFT 4+1 20 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 16 and ne 20 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	26.00
2401BH	SCAFFOLDING:PROVIDE SINGLE MULTI 4+1 ADD WEEK HIRE Scaffolding:Extra over to provide, erect, maintain for a period over 20 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+1 boards, including ladders, pulley ropes, wheel fixings, etc. (Rate is for each full or part week exceeding the first 20 week)	SM	4.50
2401CA	SCAFFOLDING:PROVIDE MULTI LIFT 4+2 5 WEEK HIRE Scaffolding:Provide, erect, maintain for a period ne 5 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+2 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	19.50
2401CB	SCAFFOLDING:PROVIDE MULTI LIFT 4+2 6 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 5 and ne 6 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+2 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	20.50
2401CC	SCAFFOLDING:PROVIDE MULTI LIFT 4+2 8 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 6 and ne 8 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lift of 4+2 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	21.50
2401CD	SCAFFOLDING:PROVIDE MULTI LIFT 4+2 10 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 8 and ne 10 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+2 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	23.00
2401CE	SCAFFOLDING:PROVIDE MULTI LIFT 4+2 13 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 10 and ne 13 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+2boards, including ladders, pulley ropes, wheel fixings, etc.	SM	24.50

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ITEM	DESCRIPTION	UNIT	RATE
2401CF	SCAFFOLDING:PROVIDE MULTI LIFT 4+2 16 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 13 and ne 16 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+2 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	26.00
2401CG	SCAFFOLDING:PROVIDE MULTI LIFT 4+2 20 WEEK HIRE Scaffolding:Provide, erect, maintain for a period over 16 and ne 20 weeks and dismantle on completion independent tied tubular steel scaffolding supporting multi lifts of 4+2 boards, including ladders, pulley ropes, wheel fixings, etc.	SM	28.00
2401CH	SCAFFOLDING:PROVIDE SINGLE MULTI 4+2 ADD WEEK HIRE Scaffolding:Extra over to provide, erect, maintain for a period over 20 weeks and dismantle on completion independent tied tubular steel scaffolding supportingmulti lifts of 4+2 boards, including ladders, pulley ropes, wheel fixings, etc. (Rate is for each full or part week exceeding the first 20 week)	SM	6.25
2401DA	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH 5 WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period ne 5 weeks and dismantle on completion.	SM	18.50
2401DB	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH 6 WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period over 5 and ne 6 weeks and dismantle on completion.	SM	19.25
2401DC	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH 8 WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period over 6 and ne 8 weeks and dismantle on completion.	SM	20.15
2401DD	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH 10 WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period over 8 and ne 10 weeks and dismantle on completion.	SM	21.05
2401DE	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH 13 WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period over 10 and ne 13 weeks and dismantle on completion.	SM	21.95
2401DF	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH 16 WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period over 13 and ne 16 weeks and dismantle on completion.	SM	22.85
2401DG	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH 20 WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period over 16 and ne 20 weeks and dismantle on completion.	SM	23.75
2401DH	SCAFFOLDING:EXTRA FOR DOUBLE WIDTH ADD WEEK HIRE Scaffolding:Extra over to provide, erect, maintain double width scaffolding for a period over 20 weeks and dismantle on completion. (Rate is for each full or part week exceeding the first 20 week)	SM	2.25
2401EA	SCAFFOLDING:EXTRA FOR HERAS FENCING WEEK HIRE Scaffolding:Extra over to scaffolding to provide, erect, maintain storey height Heras fencing including any ledger rails required to base of block, balconies and communal walkways and dismantle on completion (rate is for each week or part week of Hire)	LM	4.80

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ITEM	DESCRIPTION	UNIT	RATE
2401EB	SCAFFOLDING:EXTRA FOR 1ST LIFT DOUBLE BD WEEK HIRE Scaffolding:Extra over for scaffolding to provide , erect and maintain double board and polythene sheeting to the first lift and dismantle on completion(rate is for each week or part week of Hire)	LM	9.85
2401EC	SCAFFOLDING:EXTRA FOR DOUBLE BD DOUBLE WEEK HIRE Scaffolding:Extra over for scaffolding to provide , erect and maintain double board double width to any lift and dismantle on completion (rate is for each week or part week of Hire)	LM	10.40
2401FA	SCAFFOLDING:PROTECTIVE FANS - SINGLE ENTRANCE Scaffolding:Extra to provide, erect, maintain regardless of length of hire, and dismantle on completion protective fan 3.00m long over single entrance door or opening	NO	137.75
2401FB	SCAFFOLDING:PROTECTIVE FANS - DOUBLE ENTRANCE Scaffolding:Extra to provide, erect, maintain regardless of length of hire, and dismantle on completion protective fan 5.00m long over double entrance doors or opening	NO	216.75
2401FC	SCAFFOLDING:PROTECTIVE FANS - PEDESTRIAN WALKWAY Scaffolding:Extra to provide, erect, maintain regardless of length of hire, and dismantle on completion protective fan to pedestrian walkway	LM	46.50
2401FD	SCAFFOLDING:DOUBLE HANDRAIL COMMUNAL WALKWAY Scaffolding:Extra to provide, erect, maintain regardless of length of hire, and dismantle on completion double handrail to communalwalkway	LM	13.25
2401FE	SCAFFOLDING:PROTECTIVE FANS - TOP BALCONY Scaffolding:Extra to provide, erect, maintain regardless of length of hire, and dismantle on completion protection over top balcony where roof works are to be carried out.	LM	52.50
2401FG	SCAFFOLDING:BACK PROPPING TO BALCONIES Scaffolding:Extra to provide, erect, maintain regardless of length of hire, and dismantle on completion back propping to balconies.	LM	30.00
	Material Hoist Tower		
2433AA	MATERIAL HOIST TOWER:PROVIDE NE 10M Material Hoist Tower:Provide, erect, maintain and dismantle material hoist tower ne 10.00m high.	IT	246.00
2433AB	MATERIAL HOIST TOWER:PROVIDE NE 20M Material Hoist Tower:Provide, erect, maintain and dismantle material hoist tower, over 10.00m and ne 20.00m high.	IT	340.00
2433AC	MATERIAL HOIST TOWER:PROVIDE NE 30M Material Hoist Tower:Provide, erect, maintain and dismantle material hoist tower, over 20.00m and ne 30.00m high.	IT	422.00
2433AD	MATERIAL HOIST TOWER:PROVIDE NE 40M Material Hoist Tower:Provide, erect, maintain and dismantle material hoist tower, over 30.00m and ne 40.00m high.	IT	492.00

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ITEM	DESCRIPTION	UNIT	RATE
2433AE	MATERIAL HOIST TOWER:PROVIDE NE 50M Material Hoist Tower:Provide, erect, maintain and dismantle material hoist tower, over 40.00m and ne 50.00m high.	IT	622.00
2433AF	MATERIAL HOIST TOWER:PROVIDE NE 60M Material Hoist Tower:Provide, erect, maintain and dismantle material hoist tower, over 50.00m and ne 60.00m high.	IT	762.00
2433AG	MATERIAL HOIST TOWER:PROVIDE NE 70M Material Hoist Tower:Provide, erect, maintain and dismantle material hoist tower, over 60.00m and ne 70.00m high	IT	905.00
	Scaffold Towers - Steel		
2402AA	SCAFFOLD TOWER:PROVIDE NE 5M HIGH STEEL Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular steel tower scaffolding neg 5.00m high including ladders, pulley rope, wheel fixings and one lift of boards.	IT	350.00
2402AB	SCAFFOLD TOWER:PROVIDE NE 10M HIGH STEEL Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular steel tower scaffolding ne 10.00m high with ladders, pulley rope, wheel fixings and one lift of boards.	IT	604.00
2402AC	SCAFFOLD TOWER:PROVIDE NE 15M HIGH STEEL Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular steel tower scaffolding over 10.00m and ne 15.00m high with ladders, pulley ropes, wheel fixings and two lifts of boards.	IT	930.00
2402AD	SCAFFOLD TOWER:PROVIDE NE 20M HIGH STEEL Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular steel tower scaffolding over 15.00m and ne 20.00m high with ladders, pulley ropes, wheel fixings and two lifts of boards.	IT	1197.00
2402BA	SCAFFOLD TOWER:MOVE POSITION NE 10M STEEL Scaffolding:Move tubular steel tower scaffolding of any height to new elevation or location ne 10.00m away as directed by the Client's Representative, temporarily dismantle and re-erect as necessary, any height of tower.	IT	275.00
2402BB	SCAFFOLD TOWER:MOVE POSITION NE 20M STEEL Scaffolding:Move tubular steel tower scaffolding of any height to new elevation or location ne 20.00m away as directed by the Client's Representative, temporarily dismantle and re-erect as necessary, any height of tower.	IT	345.00
2402BC	SCAFFOLD TOWER:MOVE POSITION NE 30M STEEL Scaffolding:Move tubular steel tower scaffolding of any height to new elevation or location ne 30.00m away as directed by the Client's Representative, temporarily dismantle and re-erect as necessary, any height of tower.	IT	413.50
	Scaffold Towers - Aluminium		
2402CA	SCAFFOLD TOWER:PROVIDE NE 5M HIGH ZIP UP Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular aluminium "zip-up" type tower scaffolding ne 5.00m high including ladders, pulley rope, wheel fixings and one lift of boards.	IT	265.00

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ITEM	DESCRIPTION	UNIT	RATE
2402CB	SCAFFOLD TOWER:PROVIDE NE 10M HIGH ZIP UP Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular aluminium "zip-up" type tower scaffolding ne 10.00m high including ladders, pulley rope, wheel fixings and one lift of boards.	IT	345.00
2402CC	SCAFFOLD TOWER:PROVIDE NE 15M HIGH ZIP UP Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular aluminium "zip-up" type tower scaffolding over 10.00m and ne 15.00m high including ladders, pulley ropes, wheel fixings and two lifts of boards.	IT	472.00
2402CD	SCAFFOLD TOWER:PROVIDE NE 20M HIGH ZIP UP Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion tubular aluminium "zip-up" type tower scaffolding over 15.00m and ne 20.00m high including ladders, pulley ropes, wheel fixings and two lifts of boards.	IT	650.00
2402DA	SCAFFOLD TOWER:MOVE POSITION NE 10M ZIP UP Scaffolding:Move tubular aluminium "zip-up" type tower scaffolding of any height to new elevation or location ne 10.00m away as directed by the Client's Representative, temporarily dismantle and re-erect as necessary.	IT	142.50
2402DB	SCAFFOLD TOWER:MOVE POSITION NE 20M ZIP UP Scaffolding:Move tubular aluminium "zip-up" type tower scaffolding of any height to new elevation or location ne 20.00m away as directed by the Client's Representative, temporarily dismantle and re-erect as necessary.	IT	178.00
2402DC	SCAFFOLD TOWER:MOVE POSITION NE 30M ZIP UP Scaffolding:Move tubular aluminium "zip-up" type tower scaffolding of any height to new elevation or location ne 30.00m away as directed by the Client's Representative, temporarily dismantle and re-erect as necessary.	IT	214.00
	Chimney Scaffolding		
2404AA	SCAFFOLDING:PROVIDE TO CHIMNEY NE 10M HIGH Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion scaffold and boards to form working platform around chimney stacks (4 wide and toe boards) including ladder stages ne 10.00m high.	IT	675.00
2404AB	SCAFFOLDING:PROVIDE TO CHIMNEY NE 15M HIGH Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion scaffold and boards to form working platform around chimney stacks (4 wide and toe boards) including ladder stages over 10.00m and ne 15.00m high.	IT	1010.00
2404AC	SCAFFOLDING:PROVIDE TO CHIMNEY NE 20M HIGH Scaffolding:Provide, erect, maintain for a period ne 1 one week and dismantle on completion scaffold and boards to form working platform around chimney stacks (4 wide and toe boards) including ladder stages over 15.00m and ne 20.00m high.	IT	1235.00
2404AD	SCAFFOLDING:PROVIDE TO CHIMNEY NE 25M HIGH Scaffolding:Provide, erect, maintain for a period ne 1 week and dismantle on completion scaffold and boards to form working platform around chimney stacks (4 wide and toe boards) including ladder stages over 20.00m and ne 25.00m high.	IT	1585.00

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ITEM	DESCRIPTION	UNIT	RATE
	Aerial Platforms		
	Vehicle Mounted		
2407AA	AERIAL PLATFORM:PROVIDE 5M PLATFORM 1-4 Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 5.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	77.00
2407AB	AERIAL PLATFORM:PROVIDE 10M PLATFORM 1-4 Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours).	IT	86.00
2407AC	AERIAL PLATFORM:PROVIDE 20M PLATFORM 1-4 Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours).	IT	107.50
2407AD	AERIAL PLATFORM:PROVIDE 5M PLATFORM 4-8 Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 5.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	71.50
2407AE	AERIAL PLATFORM:PROVIDE 10M PLATFORM 4-8 Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours).	IT	84.00
2407AF	AERIAL PLATFORM:PROVIDE 20M PLATFORM 4-8 Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours).	IT	96.65
2407AG	AERIAL PLATFORM:PROVIDE 5M PLATFORM MULTI DAYS Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 5.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	515.00

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ITEM	DESCRIPTION	UNIT	RATE
2407AH	AERIAL PLATFORM:PROVIDE 10M PLATFORM MULTI DAYS Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites).	IT	529.50
2407AJ	AERIAL PLATFORM:PROVIDE 20M PLATFORM MULTI DAYS Aerial Platform:Provide including delivery to site, scissor lift or telescopic articulated vehicle mounted hydraulic platform and associated vehicle, max capacity 200kg up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites).	IT	827.00
	Scissor Lifts		
2407BA	SCISSOR LIFT:PROVIDE 10M PLATFORM 1-4 Scissor Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled scissor lift, max capacity 350kg up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	108.00
2407BB	SCISSOR LIFT:PROVIDE 15M PLATFORM 1-4 Scissor Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled scissor lift, max capacity 450kg up to 15.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours).	IT	124.50
2407BC	SCISSOR LIFT:PROVIDE 20M PLATFORM 1-4 Scissor Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled scissor lift, max capacity 750kg up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours).	IT	140.00
2407BD	SCISSOR LIFT:PROVIDE 10M PLATFORM 4-8 Scissor Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled scissor lift, max capacity 350kg up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	86.00
2407BE	SCISSOR LIFT:PROVIDE 15M PLATFORM 4-8 Scissor Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled scissor lift, max capacity 450kg up to 15.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours).	IT	103.25
2407BF	SCISSOR LIFT:PROVIDE 20M PLATFORM 4-8 Scissor Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled scissor lift, max capacity 750kg up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours).	IT	111.00

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ITEM	DESCRIPTION	UNIT	RATE
2407BG	SCISSOR LIFT:PROVIDE 10M PLATFORM MULTI DAYS Scissor Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled scissor lift, max capacity 350kg up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	495.00
2407BH	SCISSOR LIFT:PROVIDE 15M PLATFORM MULTI DAYS Scissor Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled scissor lift, max capacity 450kg up to 15.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites).	IT	565.00
2407BJ	SCISSOR LIFT:PROVIDE 20M PLATFORM MULTI DAYS Scissor Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled scissor lift, max capacity 750kg up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites).	IT	640.00
	Boom Lifts		
2407CA	BOOM LIFT:PROVIDE 10M PLATFORM 1-4 Boom Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 8.00m out-reach, up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	110.00
2407CB	BOOM LIFT:PROVIDE 15M PLATFORM 1-4 Boom Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 10.00m out-reach, up to 15.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours).	IT	120.00
2407CC	BOOM LIFT:PROVIDE 20M PLATFORM 1-4 Boom Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 13.00m out-reach, up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours).	IT	120.00
2407CD	BOOM LIFT:PROVIDE 30M PLATFORM 1-4 Boom Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 23.00m out-reach, up to 30.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours).	IT	135.00
2407CE	BOOM LIFT:PROVIDE 10M PLATFORM 4-8 Boom Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 8.00m out-reach, up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	85.00

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ITEM	DESCRIPTION	UNIT	RATE
2407CF	BOOM LIFT:PROVIDE 15M PLATFORM 4-8 Boom Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 10.00m out-reach, up to 15.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours).	IT	90.00
2407CG	BOOM LIFT:PROVIDE 20M PLATFORM 4-8 Boom Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 13.00m out-reach, up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours).	IT	96.50
2407CH	BOOM LIFT:PROVIDE 30M PLATFORM 4-8 Boom Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 23.00m out-reach, up to 30.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours).	IT	107.00
2407CJ	BOOM LIFT:PROVIDE 10M PLATFORM MULTI DAYS Boom Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 8.00m out-reach, up to 10.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	485.00
2407CK	BOOM LIFT:PROVIDE 15M PLATFORM MULTI DAYS Boom Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 10.00m out-reach, up to 15.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites).	IT	535.00
2407CL	BOOM LIFT:PROVIDE 20M PLATFORM MULTI DAYS Boom Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 13.00m out-reach, up to 20.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites).	IT	792.00
2407CM	BOOM LIFT:PROVIDE 30M PLATFORM MULTI DAYS Boom Lift:Provide including delivery to site, electric, diesel or bi-energy mobile and/or self-propelled boom lift, max capacity 230kg, max 23.00m out-reach, up to 30.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites).	IT	920.00

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ITEM	DESCRIPTION	UNIT	RATE
	Mast Lifts		
2408AA	MAST LIFT:PROVIDE 5M PLATFORM 1-4 Mast Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled mast lift, max capacity 230kg, up to 5.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	64.50
2408AB	MAST LIFT:PROVIDE 8M PLATFORM 1-4 Mast Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled mast lift, max capacity 230kg, max 3.00m out-reach, up to 8.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked up to 4 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	70.25
2408AC	MAST LIFT:PROVIDE 5M PLATFORM 4-8 Mast Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled mast lift, max capacity 230kg, up to 5.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	47.00
2408AD	MAST LIFT:PROVIDE 8M PLATFORM 4-8 Mast Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled mast lift, max capacity 230kg, max 3.00m out-reach, up to 8.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per hour for hours worked over 4 and up to 8 hours). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	55.00
2408AE	MAST LIFT:PROVIDE 5M PLATFORM MULTI DAYS Mast Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled mast lift, max capacity 230kg, up to 5.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	258.00
2408AF	MAST LIFT:PROVIDE 8M PLATFORM MULTI DAYS Mast Lift:Provide including delivery to site, electric or bi-energy mobile and/or self-propelled mast lift, max capacity 230kg, max 3.00m out-reach, up to 8.00m platform height, including any temporary relocation, non-productive time, remove on completion. (Rate per day for hire to work on one or more multiple sites). (Only reimbursable on specific instruction of the Client's Representative to enable the Client to undertake inspections).	IT	304.50
	Rubbish Chutes		
2409AA	RUBBISH CHUTE:PROVIDE 5M HIGH Rubbish Chute:Provide, erect and maintain for a period ne 1 week and dismantle on completion, flexible plastic rubbish chute fixed to scaffolding ne 5.00m high complete with siteguard panels, side entry chute as necessary.	IT	82.00

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ITEM	DESCRIPTION	UNIT	RATE
2409AB	RUBBISH CHUTE:PROVIDE 10M HIGH Rubbish Chute:Provide, erect and maintain for a period ne 1 week and dismantle on completion, flexible plastic rubbish chute fixed to scaffolding ne 10.00m high complete with siteguard panels, side entry chute as necessary.	IT	140.50
2409AC	RUBBISH CHUTE:PROVIDE 15M HIGH Rubbish Chute:Provide, erect and maintain for a period ne 1 week and dismantle on completion, flexible plastic rubbish chute fixed to scaffolding ne 15.00m high complete with siteguard panels, side entry chute as necessary.	IT	200.00
2409AD	RUBBISH CHUTE:PROVIDE 20M HIGH Rubbish Chute:Provide, erect and maintain for a period ne 1 week and dismantle on completion, flexible plastic rubbish chute fixed to scaffolding ne 20.00m high complete with siteguard panels, side entry chute as necessary.	IT	293.00
	Easy Deck Type Access		
2410AA	EASY DECK TYPE ACCESS EQUIPMENT Easy Deck:Provide, erect, maintain, relocate and dismantle as required to progress the Works, a set of Easy Deck Type Access equipment 2 storeys high including ladders	IT	164.50
	Mast Climbers		
	Mast Climbers - Light Duty		
2430AA	LIGHT DUTY SINGLE MAST:PROVIDE 30M Light Duty Single Mast:System not exceeding 30m high; with platform length between 2.4 and 6.8 metres, lifting capacity between 400kg and 1,000kg maximum.	IT	4100.00
2430AB	LIGHT DUTY TWIN MAST:PROVIDE 30M Light Duty Twin Mast:System not exceeding 30m high; with platform length between 6.2 and 22.6 metres, lifting capacity between 800kg and 2,100kg maximum.	IT	5858.00
2430AC	LIGHT DUTY SINGLE MAST:PROVIDE 40M Light Duty Single Mast:System over 30m and not exceeding 40m high; with platform length between 2.4 and 6.8 metres, lifting capacity between 400kg and 1,000kg maximum.	IT	6443.00
2430AD	LIGHT DUTY TWIN MAST:PROVIDE 40M Light Duty Twin Mast:System over 30m and not exceeding 40m high; with platform length between 6.2 and 22.6 metres, lifting capacity between 800kg and 2,100kg maximum.	IT	7263.00
2430AE	LIGHT DUTY SINGLE MAST:PROVIDE 50M Light Duty Single Mast:System over 40m and not exceeding 50m high; with platform length between 2.4 and 6.8 metres, lifting capacity between 400kg and 1,000kg maximum.	IT	6955.00
2430AF	LIGHT DUTY TWIN MAST:PROVIDE 50M Light Duty Twin Mast:System over 40m and not exceeding 50m high; with platform length between 6.2 and 22.6 metres, lifting capacity between 800kg and 2,100kg maximum.	IT	7850.00

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ITEM	DESCRIPTION	UNIT	RATE
2430AG	LIGHT DUTY SINGLE MAST:PROVIDE 60M Light Duty Single Mast:System over 50m and not exceeding 60m high; with platform length between 2.4 and 6.8 metres, lifting capacity between 400kg and 1,000kg maximum.	IT	7380.00
2430AH	LIGHT DUTY TWIN MAST:PROVIDE 60M Light Duty Twin Mast:System over 50m and not exceeding 60m high; with platform length between 6.2 and 22.6 metres, lifting capacity between 800kg and 2,100kg maximum.	IT	8320.00
	Mast Climbers - Medium Duty		
2431AA	MEDIUM DUTY SINGLE MAST:PROVIDE 30M Medium Duty Single Mast:System not exceeding 30m high; with platform length between 2.2 and 10.0 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	5455.00
2431AB	MEDIUM DUTY TWIN MAST:PROVIDE 30M Medium Duty Twin Mast:System not exceeding 30m high; with platform length between 10.0 and 30.5 metres, lifting capacity between 625kg and 3,700kg maximum.	IT	7710.00
2431AC	MEDIUM DUTY SINGLE MAST:PROVIDE 40M Medium Duty Single Mast:System over 30m and not exceeding 40m high; with platform length between 2.2 and 10.0 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	5810.00
2431AD	MEDIUM DUTY TWIN MAST:PROVIDE 40M Medium Duty Twin Mast:System over 30m and not exceeding 40m high; with platform length between 10.0 and 30.5 metres, lifting capacity between 625kg and 3,700kg maximum.	IT	8240.00
2431AE	MEDIUM DUTY SINGLE MAST:PROVIDE 50M Medium Duty Single Mast:System over 40m and not exceeding 50m high; with platform length between 2.2 and 10.0 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	6220.00
2431AF	MEDIUM DUTY TWIN MAST:PROVIDE 50M Medium Duty Twin Mast:System over 40m and not exceeding 50m high; with platform length between 10.0 and 30.5 metres, lifting capacity between 625kg and 3,700kg maximum.	IT	8765.00
2431AG	MEDIUM DUTY SINGLE MAST:PROVIDE 60M Medium Duty Single Mast:System over 50m and not exceeding 60m high; with platform length between 2.2 and 10.0 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	6570.00
2431AH	MEDIUM DUTY TWIN MAST:PROVIDE 60M Medium Duty Twin Mast:System over 50m and not exceeding 60m high; with platform length between 10.0 and 30.5 metres, lifting capacity between 625kg and 3,700kg maximum.	IT	9120.00

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ITEM	DESCRIPTION	UNIT	RATE
	Mast Climbers - Heavy Duty		
2432AA	HEAVY DUTY SINGLE MAST:PROVIDE 30M Heavy Duty Single Mast:System not exceeding 30m high; with platform length between 3.2 and 13.6 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	6630.00
2432AB	HEAVY DUTY TWIN MAST:PROVIDE 30M Heavy Duty Twin Mast:System not exceeding 30m high; with platform length between 13.8 and 37.8 metres, lifting capacity between 2,300kg and 5,000kg maximum.	IT	8890.00
2432AC	HEAVY DUTY SINGLE MAST:PROVIDE 40M Heavy Duty Single Mast:System over 30m and not exceeding 40m high; with platform length between 3.2 and 13.6 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	6980.00
2432AD	HEAVY DUTY TWIN MAST:PROVIDE 40M Heavy Duty Twin Mast:System over 30m and not exceeding 40m high; with platform length between 13.8 and 37.8 metres, lifting capacity between 2,300kg and 5,000kg maximum.	IT	9240.00
2432AE	HEAVY DUTY SINGLE MAST:PROVIDE 50M Heavy Duty Single Mast:System over 40m and not exceeding 50m high; with platform length between 3.2 and 13.6 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	7630.00
2432AF	HEAVY DUTY TWIN MAST:PROVIDE 50M Heavy Duty Twin Mast:System over 40m and not exceeding 50m high; with platform length between 13.8 and 37.8 metres, lifting capacity between 2,300kg and 5,000kg maximum.	IT	10180.00
2432AG	HEAVY DUTY SINGLE MAST:PROVIDE 60M Heavy Duty Single Mast:System over 50m and not exceeding 60m high; with platform length between 3.2 and 13.6 metres, lifting capacity between 400kg and 2,100kg maximum.	IT	8095.00
2432AH	HEAVY DUTY TWIN MAST:PROVIDE 60M Heavy Duty Twin Mast:System over 50m and not exceeding 60m high; with platform length between 13.8 and 37.8 metres, lifting capacity between 2,300kg and 5,000kg maximum.	IT	10645.00
	Material Hoists		
	Material Hoist Hire		
2433BA	MATERIAL HOIST:SUPPLY 300KG HOIST - 4 WEEKS Material Hoist: Supply and install 300kg goods only hoist and gates, erect, test and dismantle on completion, including all protection, transport to and from site, including first 4 weeks hire.	IT	600.00
2433BB	MATERIAL HOIST:SUPPLY 300KG HOIST - ADDITIONAL WKS Material Hoist:Additional week hire charge for 300kg goods hoist and gates	WK	150.00

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ITEM	DESCRIPTION	UNIT	RATE
2433BC	MATERIAL HOIST:SUPPLY 500KG HOIST - 4 WEEKS Material Hoist: Supply and install 500kg goods only hoist and gates, erect, test and dismantle on completion, including all protection, transport to and from site, including first 4 weeks hire.	IT	800.00
2433BD	MATERIAL HOIST:SUPPLY 500KG HOIST - ADDITIONAL WKS Material Hoist:Additional week hire charge for 500kg goods hoist and gates	WK	200.00
2433BE	MATERIAL HOIST:SUPPLY 1200KG HOIST - 4 WEEKS Material Hoist: Supply and install 1200kg goods only hoist and gates, erect, test and dismantle on completion, including all protection, transport to and from site, including first 4 weeks hire.	IT	1200.00
2433BF	MATERIAL HOIST:SUPPLY 1200KG HOIST-ADDITIONAL WKS Material Hoist:Additional week hire charge for 1200kg goods hoist and gates	WK	300.00
	Access Cradles		
2434AA	ACCESS CRADLE:PROVIDE 2M UP TO 6 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 2 metres long cradles for drops up to 6 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	2232.50
2434AB	ACCESS CRADLE:PROVIDE 2M UP TO 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 2 metres long cradles for drops over 6 and ne 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	2532.50
2434AC	ACCESS CRADLE:PROVIDE 2M OVER 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 2 metres long cradles for drops over 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	2832.50
2434BA	ACCESS CRADLE:PROVIDE 4M UP TO 6 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 4 metres long cradles for drops up to 6 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	2632.50
2434BB	ACCESS CRADLE:PROVIDE 4M UP TO 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 4 metres long cradles for drops over 6 and ne 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion	IT	2932.50

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ITEM	DESCRIPTION	UNIT	RATE
2434BC	ACCESS CRADLE:PROVIDE 4M OVER 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 4 metres long cradles for drops over 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	3232.50
2434CA	ACCESS CRADLE:PROVIDE 6M UP TO 6 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 6 metres long cradles for drops up to 6 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	3032.50
2434CB	ACCESS CRADLE:PROVIDE 6M UP TO 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 6 metres long cradles for drops over 6 and ne 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion	IT	3332.50
2434CC	ACCESS CRADLE:PROVIDE 6M OVER 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 6 metres long cradles for drops over 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	3632.50
2434DA	ACCESS CRADLE:PROVIDE 9M UP TO 6 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 9 metres long cradles for drops up to 6 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	3632.50
2434DB	ACCESS CRADLE:PROVIDE 9M UP TO 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 9 metres long cradles for drops over 6 and ne 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	3932.50
2434DC	ACCESS CRADLE:PROVIDE 9M OVER 12 STOREY DROP Access Cradle: Provide, erect and maintain for a period ne 1 week, electrically powered with winch operation suspended working platform, complying with BS 5974:2017 or European equivalent, including all rigging and 9 metres long cradles for drops over 12 storeys, electrical supplies, protection against lightning strike etc., dismantle on completion.	IT	4232.50
2434EA	ACCESS CRADLE:ADDITIONAL WEEKLY HIRE Access Cradle:Weekly hire charge following initial week	WK	152.00
2434FA	ACCESS CRADLE:MOVE POSITION Access Cradle:Move cradle to new location on different elevation at any distance as directed by the Client's Representative, temporarily dismantle and re-erect as necessary.	IT	181.50

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ITEM	DESCRIPTION	UNIT	RATE
	Abseiling		
	Abseiling Services		
2435AA	ABSEILING:SINGLE OPERATIVE BY HOUR Abseiling:Undertake with qualified abseiling operative (IRATA level 1 to 3) Abseil survey including report and photograph's, or undertaking minor concrete, timber and brickwork repairs, and external painting etc., (rate excludes materials used) (rate is per productive hour on site, all non-productive time including accessing roof and preparing equipment for abseiling is deemed included in the hourly rate tendered)	HR	87.75
2435AB	ABSEILING:SINGLE OPERATIVE BY DAY Abseiling:Undertake with qualified abseiling operative (IRATA level 1 to 3) Abseil survey including report and photograph's, or undertaking minor concrete, timber and brickwork repairs, and external painting etc., (rate excludes materials used) (rate is per productive day on site, all non-productive time including accessing roof and preparing equipment for abseiling is deemed included in the daily rate tendered)	DAY	700.00
2435AC	ABSEILING:PAIR OF OPERATIVES BY DAY Abseiling:Undertake with pair of qualified abseiling operative (IRATA level 1 to 3) repairs to concrete, timber, brickwork or render and external painting etc. on face of building, (rate excludes materials used) (rate is per productive day on site, all non-productive time including accessing roof and preparing equipment for abseiling is deemed included in the daily rate tendered)	DAY	1350.00
	Heras Fencing		
	Heras Fencing Hire		
2436AA	HERAS FENCING:PROVIDE AND ERECT PERIOD NE 4 WEEKS Heras Fencing:Provide, deliver and erect heras fencing complete with all necessary leger rails, feet and clamps to site and position where instructed by the Client's Representative, take photograph's before erecting to establish condition of site, hire for period ne 4 weeks, dismantle and remove heras fencing from site, remove all waste and debris and restore site to original position	LM	10.00
2436AB	HERAS FENCING:ADDITIONAL WEEKS HIRE PER LM Heras Fencing:Additional hire for each week exceeding initial 4 week period of heras fencing complete with leger rail, feet and clamps, per Linear metre per week	WK	2.00
	Protection		
	Netting and Sheeting		
2437AA	DEBRIS NETTING:PROVIDE AND FIX Debris Netting:Provide and secure non fire retardant debris netting to face of general scaffolding or around goods hoist towers, and remove on completion of the Works.	SM	0.45
2437AB	DEBRIS NETTING:PROVIDE AND FIX FIRE RETARDENT Debris Netting:Provide and secure fire retardant debris netting to face of general scaffolding or around goods hoist towers, and remove on completion of the Works.	SM	0.55

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ITEM	DESCRIPTION	UNIT	RATE
2437BA	MONARFLEX SHEETING:PROVIDE AND FIX Monarflex Sheeting:Provide and secure monarflex or other equal and approved non retardant weatherproof sheeting to face of general scaffolding or around goods hoist towers, and remove on completion of the Works.	SM	1.20
2437BB	MONARFLEX SHEETING:PROVIDE AND FIX FIRE RETARDENT Monarflex Sheeting:Provide and secure monarflex or other equal and approved fire retardant weatherproof sheeting to face of general scaffolding or around goods hoist towers, and remove on completion of the Works.	SM	2.00
	Brickguards		
2437CA	BRICKGUARDS:PROVIDE AND FIX Brickguard:Provide and secure proprietary 850mm high highly durable polypropylene brickguards complaint with EN12811-1:2003 fixed with durable swivel hooks to face of general scaffolding or guardrails and remove on completion of the Works	LM	5.00
	Temporary Roofs etc		
	Temporary Roof Structures		
2438AA	TEMPORARY ROOF:PROVIDE TO FLAT Temporary Roof:Design, provide and erect temporary roof over flat roof 3m high above roof level complete with 1 m overhang to all sides including building up of scaffolding, including providing all temporary roof and vertical overhang coverings, and remove on completion of the Works (measure overall area of temporary roof covering excluding vertical overhang coverings)	SM	40.00
2438AB	TEMPORARY ROOF:PROVIDE TO PITCHED Temporary Roof:Design, provide, erect. remove over pitched roof 3m high above roof level complete with 1 m overhang to all sides including building up of scaffolding, including providing all temporary roof and vertical overhang coverings, and remove on completion of the Works (measure overall area of temporary roof covering excluding vertical overhang coverings)	SM	43.50
	Bridging Roofs etc		
	Modular Beams		
2438BA	BRIDGING:PROVIDE 450MM MODULAR BEAM DEEP Bridging:Extra over scaffolding for providing and erecting modular beam 450mm deep for bridging roof or openings, and remove on completion of the Works	SM	15.00
2438BB	BRIDGING:PROVIDE 750MM MODULAR BEAM DEEP Bridging:Extra over scaffolding for providing and erecting modular beam 750mm deep for bridging roof or openings, and remove on completion of the Works	LM	25.00
	Roof Walkways		
2438CA	ROOF WALKWAY:PROVIDE FOR REAR ACCESS Roof Walkway:Extend elevational scaffolding to ridge height, provide and erect walkway 4 boards wide complete with 2 toe boards and guardrails including all support scaffolding, and remove on completion of the Works	LM	35.00

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