

**Roofing Works****Flat Roofing Works****Removing coverings load into skip****Roof coverings**

slates	£ 8.28	150.00	£ 1,242.00
remove tiling battens	£ 1.43	150.00	£ 214.50
felt or polymer membrane	£ 4.38	800.00	£ 3,504.00
sheet metal coverings	£ 8.28	225.00	£ 1,863.00
Ply substructure	£ 9.87	800.00	£ 7,896.00

**Flat roof decking; Structure only**

18mm thick external quality plywood boarding	£ 29.00	800.00	£ 23,200.00
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**Flat roofing systems****Includes insulation and vapour control barrier;  
excludes decking (U-value = 0.25 W/m2K)**

single layer polymer roofing membrane with tapered insulation	£ 145.00	800.00	£ 116,000.00
Roof walkways 600mm×600mm×600mm precast concrete slabs on support system;	£ 65.00	100.00	£ 6,500.00

**Sheet roof claddings**

Copper roofing copper roofing with standing seam joints; insulation breather membrane or vapour barrier (U-value = 0.25 W/m2K)	£ 120.00	225.00	£ 27,000.00
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**Comparative tiling and slating finishes**

Including underfelt, battening, eaves courses and ridges man-made slates; sloping	£ 67.50	150.00	£ 10,125.00
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**Roof Light Works**

Include Provisional Sum of £3000 for Maintenance	£ 3,000.00	1.00	£ 3,000.00
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**Box Guttering**

<b>Alutec Evolve Box Gutter Product Information A 130 x 85mm</b>			
Rear of Canopies	£ 150.00	30.00	£ 4,500.00
Thoresby Extension	£ 150.00	25.00	£ 3,750.00

**Repointing masonry**

Raking out decayed masonry joints and repointing in cement mortar brickwork walls generally	£ 18.92	70.00	£ 1,324.40
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**Precast concrete sill, lintels, copings**

Copings; twice weathered; twice throated; bedded and pointed 152mm×76mm	£ 18.61	150.00	£ 2,791.50
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**Curtain Walling**

<b>Unitized curtain walling system; proprietary solution from system suppliers e.g. Schuco or equivalent alternatively pre-designed system solution from specialist facade contractor Polyester powder coated solid colour matt finish or natural anodized curtain walling. Element widths of 1.5m spanning typical storey height of 3.8m. Floor to ceiling glass sealed units with 8.8mm low E coated laminated inner pane, air filled cavity and 8mm monolithic heat strengthened outer pane, retained by external beading system. Rates include 1.1m solid spandrel panels, all brackets, membranes, fire stopping between floors, trade contractor preliminaries, including external access equipment flat system</b>			
Extension	£ 775.00	31.50	£ 24,412.50
Entrance	£ 775.00	17.50	£ 13,562.50
Entrance Internal	£ 775.00	36.75	£ 28,481.25
Thoresby Entrance	£ 775.00	14.00	£ 10,850.00
Thoresby Extension	£ 775.00	38.50	£ 29,837.50
Thoresby Exit	£ 775.00	16.80	£ 13,020.00

**UPVC Windows**

uPVC windows; Profile 22 or other equal and approved; reinforced where appropriate with aluminium alloy; including standard ironmongery; sills and factory glazed with low E 24mm double glazing; fixed in position; including lugs plugged and screwed to brickwork or blockwork

675mm x 675mm	£ 110.60	20.00	£ 2,212.00
600mm x 1200mm	£ 129.69	1.00	£ 129.69
1350mm x 1200mm	£ 180.96	3.00	£ 542.88
1800mm x 1200mm	£ 313.74	3.00	£ 941.22
1900mm x 1200mm	£ 332.88	2.00	£ 665.76

One coat sealer and two coats of external grade emulsion paint, Dulux Weathershield or other equal and approved

Cement render or concrete walls N/E 500mm Girths	£ 12.00	88.00	£ 1,056.00
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**Extract to WC**

Toilet extract units; centrifugal fan; various speeds for internal bathrooms/W.Cs, complete with housing; includes placing in position;

Humidity controlled; autospeed; fixed to wall; including shutter 30–60–85 m <sup>3</sup> /hr (External walls only)	£ 465.87	7.00	£ 3,261.09
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**Floor Finishes**

Finishes; removing and load into skip unless stated otherwise

carpet and underfelt	£ 3.07	350.00	£ 1,074.50
vinyl or similar sheet flooring	£ 2.41	135.00	£ 325.35
ceramic floor tiles with tile remover	£ 8.60	10.00	£ 86.00

**Latex self levelling floor screeds; steel trowelled  
Work to floors; level; to concrete base; over 600mm wide**

5mm thick; two coats	£ 5.50	285.00	£ 1,567.50
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**Resin flooring; Altro epoxy and polyurethane resin flooring system, level, to concrete; sand cement screed or securely bonded 25mm plywood**

AltroScreed Quartz EP, trowel applied multi coloured epoxy screed; 4mm thickness including primer	£ 41.31	150.00	£ 6,196.50
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**High performance vinyl sheet; Forbo Flooring Eternal; laid level with welded seams; fixing with adhesive; to cement and sand base  
Work to floors; over 600mm wide**

2.0m wide roll×2.00mm thick	£ 21.70	135.00	£ 2,929.50
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<b>Underlay to carpeting</b>			
over 600mm wide	£ 2.96	350.00	£ 1,036.00
<b>Fitted carpeting; Wilton wool/nylon or other equal and approved; 80/20 velvet pile; heavy domestic plain</b>			
over 600mm wide	£ 32.31	350.00	£ 11,308.50
<b>Porcellanosa ceramic floor tiles; City colour; Zone finish</b>			
over 300 wide	£ 55.35	10.00	£ 553.50
<b>Decoration</b>			
<b>In situ wall finishes</b>			
one mist and two coats emulsion paint (rate increased for Access)	£ 7.50	341.00	£ 2,557.50
<b>Two coats of New Base primer or other equal and approved; and two coats of Extra or other equal and approved; Sadolin Ltd; pigmented; on wood surfaces</b>			
General surfaces (ceiling)	£ 12.50	116.00	£ 1,450.00
<b>Tiling; fixing to plaster walls; grouting</b>			
over 300 wide	£ 43.50	102.00	£ 4,437.00
<b>Emergency Lighting</b>			
Emergency Lighting	£ 15.50	1,200.00	£ 18,600.00
<b>Fire Alarm system</b>			
Fire alarm system			£ 35,000.00
<b>CCTV/Intruder Alarm system</b>			
CCTV/Intruder Alarm System			£ 30,000.00
<b>External Works</b>			
<b>Tarmacadam paving</b>			
Resurface only	£ 40.00	6,310.00	£ 252,400.00
<b>Slab paving</b>			
precast concrete paving slabs on subbase; including excavation	£ 43.00	170.00	£ 7,310.00
<b>Repointing masonry</b>			
Raking out decayed masonry joints and repointing in cement mortar brickwork walls generally	£ 18.92	250.00	£ 4,730.00
Total			£ 723,444.64
Prelims @ 13%			£ 94,047.80
Contingency @10%			£ 72,344.46
<b>All the above works require Prelims @ 13% and a Contingency of 10%</b>			
<b>All the above works have no time line and are for budgetary purposes only</b>			
<b>All the above are based on prices as of January 2018</b>			