

LP45605 <u>Specification for Remodelling Mersey Bank Pavilion.</u> It is the successful Contractor's sole responsibility to ascertain and confirm the quantities. The successful Contractor will be afforded the opportunity to visit site and prepare and issue an agreed target cost at Stage Two. <u>A - Identified Risk</u>		Quantity	Unit	Rate	Total cost
1	Allow the provisional sum of £5000 to be expended or deducted as directed by the Contract Administrator.	Item			
2	Mechanical & Electrical Building Work in connection with services to be priced in accordance with the Mechanical & Electrical specification provided herewith.	Item			
3	Allow £2000 for the removal of any asbestos containing materials if found as part of any findings noted in the pre-construction (refurbishment) survey report.	Item			
<u>A - Sub Total</u>					
<u>Target Works</u> <u>B - Electrical General</u>		Quantity	Unit	Rate	Total cost
1	Refer to attached Electrical Services Specification.	Item			
<u>B - Sub Total</u>					
<u>C - Externals</u>					
1	Remove all vegetation, debris and rubbish from the front, side and rear elevation areas.	Item			
<u>Roofing Works</u>					
2	Carefully take down the existing security cactus to the roof areas, to be stored on-site for re-use.	Item			
3	Carefully take down the existing timber fascia and soffit boards and remove from site.	Item			
4	Existing rainwater pipes, vent pipes and associated security panels to be retained in place.	Item			
5	Strip the existing felt roofing system from the roof areas, inclusive of upstands and detail items and remove from site.	Item			
6	Check substrate suitability and perform adhesion tests to ensure robust bond.	Item			
7	Prime and prepare the roofing areas to receive the new waterproofing system.	Item			
8	Install high performance IKO Ultra Gold waterproofing system (inclusive of vapour control layer, insulation (thermal upgrade (100mm insulation) to achieve 0.18 w/(M2.k)), underlay and cap sheet, or a similar approved (i.e. Bauder) flat roofing system. To be installed in accordance with the Manufacturer's Instructions, inclusive of new upstand, perimeter edge and flashing details.	Item			
<u>Detailing Items</u>					
9	Prime upstands abutments and perimeters to all of the above roof areas in accordance with Manufacturers Instructions.	Item			
10	Install detailing Underlayer to the upstand abutments and perimeters laid in accordance with the Manufacturer's Instructions.	Item			
11	Apply Capping Sheet to the upstand abutments and perimeters laid in accordance with Manufacturer's Instructions.	Item			
12	Remove all existing windows, inclusive of security panels; to both the ground and upper roof level areas and dispose off site. Make good to all disturbed reveals.	Item			
<u>Windows</u>					
13	Supply and fit new uPVC widows to both the ground and upper roof areas; to be Pilkington's Energikare triple glazed, (36mm units consisting of: Pilkington K OW glass inner and middle pane, Argon filled gas to voids and Optiwhite E outer pane) . Style of windows to be as existing. All windows to be provided with Trickle Ventilation (to comply with Part F Building Regulations). All framing to be finished in white; making good to reveals.	Item			
<u>External Brickwork</u>					

14	All external brickwork facades to be cleaned with a low pressure jet wash (not to exceed 700 psi) containing an approved chemical paint and brickwork restoration soda based product, or similar approved, sufficient to remove the existing wall graffiti and to clean the existing external brickwork surfaces.	Item			
15	Carefully rake out external brickwork to a depth of 15mm and repoint brickwork using three parts sand and one part lime, applied in accordance with BS EN 998 -1 and BS EN 998 - 2.	200sqm			
16	Supply and fit new Eurocell, or similar approved 8mm uPVC soffits and fascia boards (Colour - black) sizes as timber sections previously remove, to existing roof edge areas.	Item			
<u>D - Ground Floor Internal Building Alterations</u>					
1	Take down existing internal suspended ceiling grid and lighting system throughout the building and remove from site.	Item			
	Existing Front Entrance.	Item			
2	Isolate existing external light fittings to the Main Entrance fan light frame and remove from site.				
3	Take out existing steel security doors to the Main Entrance and remove from site.	Item			
4	Supply and fit new Latham steel entrance double security doors and fanlight frame (size to suit existing opening - colour blue) as detailed on Page 3 of Appendix A (or similar approved), inclusive of door closers, multi point locking system and shoot bolts, to be fitted in accordance with the Manufacturer's Instructions.	Item			
5	Supply and fit 1no new external light fitting in accordance with the attached electrical specification details.	Item			
6	Internal double doors and frame located to position as indicated on Drawing number MBP2 to be removed from site.	Item			
7	Break through brickwork to form new Kitchen hatchway to location as indicated on Drawing no MBP1, size to accommodate a serving hatch window (1200mm wide, 900mm in height), inclusive of installing an IG Standard Duty Cavity wall lintels designed to support the overhead brickwork.	1no			
8	Supply and fit 1no Horizontal Sliding Aluminium Medium Duty Serving Window to the newly formed external serving Kitchen hatch (Product - Next Door Ltd, or similar approved), to be Double Glazed (thermally broken), handles with built-in locks, both panes slide and have a lock, 65mm profile. Size to suit new openings, polyester powder coated white, to be fitted in accordance with the Manufacturer's Instructions.	Item			
9	Supply and fit to the newly fitted serving window, external RDS or similar approved heavy duty security shutter, to be 22 gauge galvanised steel. All guides, canopies, flags and L rails etc are also to be galvanised steel. The shutters are to be of remote control design, operated electrically, to be fitted in accordance with the Manufacturer's Instructions. Shutters to be powder coated (colour blue).	1no			
10	Supply and fit above the newly constructed serving hatch, 1no AUTOPA (or similar approved) Canopy roof (size 1.5m wide, 1m in depth). Canopy to be constructed of an aluminium frame with a clear PET Plastic Canopy roof.	Item			
11	Break through brickwork in the Registration Corridor to form new double doorway to location as indicated on Drawing no MBP2, inclusive of installing an IG Standard Duty Cavity wall lintel designed to support the overhead brickwork.	Item			
12	Supply and fit to the newly formed doorway, 2no Jeldwen GG06 GLAZED (118mm x 728mm glazed side panel) FD30 44mm – Fire Doors and timber door frame. Doors to be fitted with SAA push and kicker plates, inclusive of installing intumescent strips, door closers and lever latch and deadlock furniture.	Item			
13	Break through brickwork in the existing Referee's Changing Room to form new single doorway to new Female WC, to location as indicated on Drawing no MBP2, inclusive of installing an IG Standard Duty Cavity wall lintel designed to support the overhead brickwork.	Item			
14	Construct Gyproc Partition Wall to form new corridor and store area (incorporating 2no single door openings 900mm wide), to location as indicated on attached Drawing No MBP2. The new partition walling (150mm in wall thickness) is to be constructed with two layers of Gyproc SoundBloc 12.5mm each side of Gypframe 70 S 50 'C' Studs at 600mm centres with Gypframe RB1 Resilient Bar at 600mm centres to one side. 50mm Isover Acoustic Partition Roll (APR 1200) in the cavity.	Item			

15	Allow for lining the new partition walling (all surfaces) with Wickes 9mm internal grade structural plywood, or similar approved to increase the rigidity of the partition walling and allow the Football Club to fix pictures and frames.	Item			
16	Apply a plaster skim coat plaster to insulated plasterboard areas, inclusive for all necessary stop beads etc.	Item			
17	Prepare skim plastered walls to the new partition walling to receive 1no sealer coat and 2no coats of Dulux emulsion paint, or similar approved masonry paint (colour - yellow), to be applied in accordance with the Manufacturer's Instructions.	Item			
18	Supply and fit new moulded timber architrave to the new partition walling - half-round pattern approx. 14mm thick and minimum 65mm deep, mitred joints, plug and screw fixed. All woodwork to be sanded down and prepared 2 coats white Dulux Trade Quick Dry Wood Primer Undercoat and 2 coats Dulux Trade Satinwood or equally approved.	Item			
19	Apply to the newly constructed Gyproc internal Partition walls, 1no sealer paint coat and 2no emulsion coats (Colour - yellow -Dulux or similar approved) to be applied in accordance with the manufacturer's instructions.	Item			
20	Supply and fit to the newly formed store and Female WC, 2no Jeldwen 44mm Solid Core timber doors and door frame. Doors to be fitted with a door closer and lever latch and deadlock furniture. Female WC door to be fitted with circular 100mm aluminium Ladies Toilet sign plate.	Item			
21	Prepare existing floors to the the Registration area, newly formed corridor area, the Female and Male WC's and the Accessible Toilet areas, with either a light grit-blasting, or acid etching in preparation for the application of a new epoxy resin non-slip floor coating.	Item			
22	Apply high performance epoxy resin non-slip floor coating (Fosroc® Nitoflor FC130, or similar approved) to the Registration area, newly formed corridor area, the Female and Male WC's and the Accessible Toilet areas, to be installed in accordance with the Manufacturer's Instructions. Colour - blue.	Item			
23	Prepare existing concrete floor within the newly formed Store Area to receive 2no coats of Dulux, or similar approved Armstead Trade Anti Slip Floor Paint (colour - blue), to be applied in accordance with the Manufacturer's Instructions.	Item			
24	Apply 2 coats of Dulux Once Satinwood to existing timber doors, skirtings and architraves, located in the new store area.	Item			
25	Prepare existing brick walls (to be free of any dirt, debris or stains) within the newly formed Corridor Area, Registration area, Female, Male and Accessible Toilet areas to receive 2no coats of Dulux, or similar approved masonry paint (colour - yellow), to be applied in accordance with the Manufacturer's Instructions.	Item			
26	Supply and fit new Zentia Aruba hH Suspended Ceiling Grid and Tile System (white in colour) to the newly formed Registration area, corridor area, store area, Female, Male and Accessible Toilet areas to be fitted in accordance with the Manufacturer's Instructions.	Item			
Existing Shower Area					
1	Remove all wall tiles, fixtures and fittings to the existing Shower Area as indicated on Drawing MBP2 and remove from site.	Item			
2	Break up the existing concrete floor to the shower area, cap off existing drains and make good with a cement screed, ensuring the shower area and hall floors are level.	Item			
3	Remove existing shower entrance timber door and frame and remove from site.	Item			
4	Take down a section of brickwork walling (225mm thickness) to the Shower Area as indicated on Drawing no MBP2 and remove from site, making good to the exposed brickwork.	Item			
5	Prepare existing floor as deemed necessary and supply and fit Altro Stronghold 30 Anti Slip Flooring to the new Entrance area and Hall area, to be installed in accordance with the attached NBS Specification as detailed in Appendix B. Colour to be: Celadon Ref: AFK30332.	Item			
6	Supply and fit new Zentia Aruba hH Suspended Ceiling Grid and Tile System (white in colour) to the newly formed Entrance area, to be fitted in accordance with the Manufacturer's Instructions.	Item			

7	Prepare new blockwork and existing masonry walls in the new Entrance and Hall areas (to be free of any dirt, debris or stains) to receive 1no, primer coat and 2no coats of Dulux, or similar approved masonry paint (colour - yellow), to be applied to the newly formed toilet areas in accordance with the Manufacturer's Instructions.	Item			
Kitchen and Entrance Alterations					
1	In accordance with the Electrical Specification, disconnect existing external light fittings to the rear entrance door frame and remove from site as located on Drawing No MBP1.	Item			
2	Take out existing steel security doors and fanlight frame to the rear entrance as located on Drawing MBP1 and remove from site.	Item			
3	Break out brickwork to form new kitchen area to location as indicated on Drawing No MBP2, inclusive of installing an IG Standard Duty Cavity wall lintel designed to support the overhead brickwork.	Item			
4	Break out brickwork to form new internal service kitchen hatch (1.2m x 0.9m) to location as indicated on Drawing No MBP2, inclusive of installing an IG Standard Duty Cavity wall lintel designed to support the overhead brickwork.	Item			
5	Supply and fit 1no Horizontal Sliding Aluminium Medium Duty Serving Window to the newly formed internal serving hatch (Product - Next Door Ltd, or similar approved), to be Double Glazed (thermally broken), handles with built-in locks, both panes slide and have a lock, 65mm profile. Size to suit new opening, polyester powder coated white, to be fitted in accordance with the Manufacturer's Instructions.	Item			
7	Supply and fit new Latham, or similar approved external double leaf steel entrance security frame and doors (colour blue) to the rear Kitchen Entrance, inclusive of door closers, multi point locking system and shoot bolts, to be fitted in accordance with the Manufacture's Instructions.	Item			
8	Existing timber double doors to the Hall to be removed from site and replaced with a timber Fanlight door and frame, Incorporating a single leaf Howden's Dunsfold Plywood Flush Georgian Wired Glazed FD30 fire door. The Fanlight frame is to incorporat 2no Georgian fire rated glazed panels - to suit the existing door opening, to be fitted with associated stainless steel hinges, SAA handles, push, kicker plates and door closers. Door to open inward into the Hall.	Item			
9	Supply and fit to the service hatch 2no (1m wide) Howden's base units (white in colour) , consisting of cupboard shelves and a worktop to facilitate serving functions. To be fitted in accordance with the Manufacturer's Instructions.	Item			
10	Take down a section of brickwork walling (225mm thickness) to the existing kitchen dividing wall to form a new Store area with door entrance, as indicated on Drawing No MBP2 and remove from site, making good to the exposed brickwork.	Item			
11	Supply and fit to the newly formed Store doorway, 1no Jeldwen solid core 44mm – timber door frame. Door to be fitted with SAA push and kicker plates, inclusive of installing a door closer, lever latch and deadlock furniture.	Item			
12	Supply and fit new 37.5mm Celotex or Kingspan insulated plasterboard to the internal brick wall areas to the kitchen area, to be fitted in accordance with manufacturer's instructions. Tape joints ready to receive plaster skim finish.	Item			
13	Apply a plaster skim coat plaster to insulated plasterboard areas, inclusive for all necessary stop beads etc.	Item			
14	Provide and install new fitted kitchen to location as indicated on enclosed Drawing MBP2. Kitchen to be a Howdens Clerkenwell White Gloss effect (or similar approved) to include for 3m x 38mm Square Edged Laminate Worktop, three base units, three wall units inclusive of a 1.5 Bowl Sink and Chrome Rhone Tap Stainless Steel effect T Bar Handles 230mm Bosch Stainless Steel Single Fan Oven Standard Gas Hob and Chimney Extractor Fan, or equally approved.	Item			
15	Prepare existing floor as deemed necessary and supply and fit Altro Stronghold 30 Anti Slip Flooring to the Kitchen and Corridor Entrance areas, to be installed in accordance with the attached NBS Specification as detailed in Appendix B. Colour to be: Celadon Ref: AFK30332.	Item			
16	Apply 2 coats of Dulux Once Satinwood to existing timber doors, skirtings and architraves, located in the new corridor and kitchen areas.	Item			
17	Supply and fit new Zentia Aruba hH Suspended Ceiling Grid and Tile System (white in colour) to the newly formed kitchen and corridor areas, to be fitted in accordance with the Manufacturer's Instructions.	Item			
Community Room					

1	Supply and fit new 37.5mm Celotex or Kingspan insulated plasterboard to the internal brick wall areas to the Community Room, to be fitted in accordance with manufacturer's instructions. Tape joints ready to receive plaster skim finish.	Item			
2	Apply a plaster skim coat plaster to insulated plasterboard areas, inclusive for all necessary stop beads etc.	Item			
3	Existing ceiling to be retained, to receive two coats of emulsion paint.	Item			
4	Existing floor finish to the Community Room to be left as existing.	Item			
5	Prepare skim plastered walls within the Community Room to receive 1no sealer coat and 2no coats of Dulux emulsion paint, or similar approved masonry paint (colour - yellow), to be applied in accordance with the Manufacturer's Instructions.	Item			
6	Apply 2 coats of Dulux Once Satinwood to existing timber doors, skirtings and architraves, located in the Community Room, Electric Cupboard and Store Room areas.	Item			
Main Hall					
1	Existing suspended ceiling and lightfittings to be taken down and removed from site as detailed in Section D1.	Item			
2	Existing changing room timber benches and coat stands to be collected by the Football Club for removal from site.	Item			
3	Supply and fit new 37.5mm Celotex or Kingspan insulated plasterboard to the internal brick wall areas to the Hall (inclusive of areas exposed with the removal of the existing ceiling grid system) and new Entrance Area, to be fitted in accordance with manufacturer's instructions. Tape joints ready to receive plaster skim finish.	Item			
4	Apply a plaster skim coat plaster to insulated plasterboard areas, inclusive for all necessary stop beads etc.	Item			
5	Prepare existing floor as deemed necessary and supply and fit Altro Stronghold 30 Anti Slip Flooring to the Hall, Electric Cupboard and Store Room, to be installed in accordance with the attached NBS Specification as detailed in Appendix B Colour to be: Celadon Ref: AFK30332.	Item			
6	The Contractor is to allow for deep cleaning the ceiling void areas (above the removed ceiling grid) in preparation of the Lattice Steel Beams being painted.	Item			
7	All exposed steel shall be painted with one metallic prime coat, and with not less than two field coats. The thickness of the prime coat shall not be less than 75 microns and the total thickness of the two field coats shall not be less than 125 microns. Colour black.	Item			
8	Apply 1no paint primer coat and 2no emulsion paint finish coats to the plaster surfaces of the exposed internal Hall ceiling, to be applied in accordance with Manufacturer's Instructions. Colour white.	Item			
9	Existing single fire exit door and frame to be removed from site, to be replaced with new Latham external steel fire exit frame and door (colour blue), inclusive of door closer, multi point locking system and shoot bolt, to be fitted in accordance with the Manufacture's Instructions.	Item			
10	Apply 2 coats of Dulux Once Satinwood to existing timber doors, skirtings and architraves, located in the Hall area.	Item			
11	Prepare skim plastered walls within the all area to receive 1no sealer coat and 2no coats of Dulux emulsion paint, or similar approved masonry paint (colour - yellow), to be applied in accordance with the Manufacturer's Instructions.	Item			
Female WC					
1	Th existing Referees Room is to be converted into the new Female WC as indicated on Drawing MBP2.	Item			
2	Remove all wall tiles, fixtures and fittings to the existing Referees Room as indicated on Drawing MBP1 and remove from site.	Item			
3	Supply and fit new 37.5mm Celotex or Kingspan insulated plasterboard to the internal brick wall areas to the Female WC, to be fitted in accordance with manufacturer's instructions. Tape joints ready to receive plaster skim finish.	Item			
4	Apply a plaster skim coat plaster to insulated plasterboard areas, inclusive for all necessary stop beads etc.	Item			

5	Supply and fit 2no wash hand basins and 2no water closets, (Armitage Shanks, or similar approved) to the Female WC area, to be fitted to locations as indicated on Drawing No MBP2, to be fitted in accordance with the Manufacturer's Instructions, inclusive of all drainage and pipework alterations with associated fixtures and fittings.	Item			
6	Supply and fit 2no new toilet cubicals to the new Female WC area to locations as indicated on enclosed Drawing MBP2. (Overall Cubicle Height: 1955mm including a 155mm floor clearance) Partitions: 18mm thick, Melamine Faced Chipboard (MFC). Depth as existing – Colour Blue, edging to be: 2mm solid PVC with soft radius edge - colour to match face. Doors: 18mm thick, Melamine Faced Chipboard (MFC); Height: 1800mm. Hardware: Fittings: Head-rail, brackets, adjustable cubicle legs, heavy-duty hinges and cubicle latches. Finish: Satin Anodised Aluminium (SAA)	Item			
7	Supply and fit new Zentia Aruba hH Suspended Ceiling Grid and Tile System (white in colour) to the new Female WC, to be fitted in accordance with the Manufacturer's Instructions.	Item			
8	Prepare skim plastered walls within the Female WC to receive 1no sealer coat and 2no coats of Dulux emulsion paint, or similar approved masonry paint (colour - yellow), to be applied in accordance with the Manufacturer's Instructions.	Item			
9	Apply 2 coats of Dulux Once Satinwood to existing timber doors, skirtings and architraves, located in the Female WC.	Item			
Accessible (Female) Toilet Area					
1	Remove all wall tiles, fixtures and fittings to the existing Accessible Toilet area, to location as indicated on Drawing MBP2 and remove from site.	Item			
2	Supply and fit new 37.5mm Celotex or Kingspan insulated plasterboard to the internal brick wall areas to the Accesible Toilet area, to be fitted in accordance with manufacturer's instructions. Tape joints ready to receive plaster skim finish.	Item			
3	Apply a plaster skim coat plaster to insulated plasterboard areas, inclusive for all necessary stop beads etc.	Item			
4	Prepare existing floor as deemed necessary and supply and fit Altro Stronghold 30 Anti Slip Flooring to the Accessible Toilet area, to be installed in accordance with the attached NBS Specification as detailed in Appendix B. Colour to be: Celadon Ref: AFK30332.	Item			
5	Supply and fit Armitage Shanks water closet, cistern, grab rails, auto hand drier, toilet paper and paper towel dispensers, soap dispenser, mirror and sanitary dispenser to the new Accessible Toilet area, fittings, sizes and locations all in accordance with Approved Document M as detailed in Appendix C herewith.	Item			
6	Supply and fit new Zentia Aruba hH Suspended Ceiling Grid and Tile System (white in colour) to the Referees Room, to be fitted in accordance with the Manufacturer's Instructions.	Item			
7	Prepare skim plastered walls within the Female WC to receive 1no sealer coat and 2no coats of Dulux emulsion paint, or similar approved masonry paint (colour - yellow), to be applied in accordance with the Manufacturer's Instructions.	Item			
8	Apply 2 coats of Dulux Once Satinwood to existing timber doors, skirtings and architraves, located in the Accessible Toilet area.	Item			
Male Toilet Area					
1	Isolate 3no wash hand basins, 1no water closet and 3no urinals from the Male Toilet area to location as indicated on Drawing No MBP1 and remove from site.	Item			
2	Carefully remove existing toilet cubical and remove from site.	Item			
3	Supply and fit new 37.5mm Celotex or Kingspan insulated plasterboard to the internal brick wall areas to the Female WC, to be fitted in accordance with manufacturer's instructions. Tape joints ready to receive plaster skim finish.	Item			
4	Apply a plaster skim coat plaster to insulated plasterboard areas, inclusive for all necessary stop beads etc.	Item			
5	Supply and fit 3no wash hand basins, 1no water closet and 3no urinals, (Armitage Shanks) pattern and sizes as existing to the Toilet area, to be fitted in accordance with the Manufacturer's Instructions.	Item			
6	Supply and fit new toilet cubical (Overall Cubicle Height: 1955mm including a 155mm floor clearance) Partitions: 18mm thick, Melamine Faced Chipboard (MFC). Depth as existing – Colour Blue, edging to be: 2mm solid PVC with soft radius edge - colour to match face. Doors: 18mm thick, Melamine Faced Chipboard (MFC); Height: 1800mm. Hardware: Fittings: Head-rail, brackets, adjustable cubicle legs, heavy-duty hinges and cubicle latches. Finish: Satin Anodised Aluminium (SAA)	Item			

7	Supply and fit new Zentia Aruba hH Suspended Ceiling Grid and Tile System (white in colour) to the Toilet area, to be fitted in accordance with the Manufacturer's Instructions.	Item			
8	Prepare skim plastered walls within the Female WC to receive 1no sealer coat and 2no coats of Dulux emulsion paint, or similar approved masonry paint (colour - yellow), to be applied in accordance with the Manufacturer's Instructions.	Item			
9	Apply 2 coats of Dulux Once Satinwood to existing timber doors, skirtings and architraves, located in the Male WC area.	Item			
	Bin Storage				
6	The Contractor is to allow for installing a Harby Bin Store Shelter, or similar approved: constructed of mild steel (Strongbox 50mm square section to EN10219:2006). Dimensions: 2000mm Deep x 2m upto 5m Wide x height to the underside of the cross bar is 2100mm with a galvanised sheet roof with pre Fixed mounting feet for bolt-down	1no			
1	F - Mechanical works Refer to attached Mechanical Specification Requirements.	Item			
	F - Sub Total				
	COLLECTION				
A	Identified Risk				
B	Electrical General				