

<b>CLIENT:</b>	
<b>PROJECT TITLE:</b>	
<b>JOB NUMBER:</b>	MSAMPLE
<b>DISCIPLINE:</b>	MECHANICAL
<b>LABOUR RATE:</b>	£30/Hr
<b>MATERIAL MARK-UP:</b>	15%
<b>SUB-CONTRACTOR MARK-UP:</b>	15%

*"Please find below our qualifications for this project.*

*We would suggest that these are read carefully and understood to give you the very best understanding to submit a successful tender.*

*If you have any queries or wish any point to be explained in more detail, please do not hesitate to contact us.*

*We would like to wish you the very best with your submission and if you require further estimating for any other project please do contact us."*

1. This estimate has been costed as labour only at **£30.00** per man hour, **+15%** material & sub-contractor mark-up.
2. We have not allowed V.A.T.
3. We have allowed for 2.5% main contractors discount.
4. This estimate is a present-day costing.
5. This estimate was costed allowing 'immediate' start.
6. No design or design development allowed.
7. No preliminaries allowed. No BWIC, chasing, road closures, craneage, skips, cart-away, mesh, painting, structural supports, enclosures, architectural casing, door cutting, builders ducting, temporary works, fire barriers, external off-site costs, joinery work, painting, spares, maintenance, incoming / site supplies etc. allowed.
8. No waiting or attendance on others allowed. We have allowed all works to be in 'normal working hours'. No allowance for non-continuance of work or phasing.
9. This estimate is subject to final design, client requirement and site conditions.
10. The extent of works allowed is as per our estimate. No other works allowed.
11. We have not costed for any associated mechanical wiring, electrical, builders or enabling works.
12. All quantities are as per the drawings. No extra over allowances have been included.

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13. We have allowed thermal insulation to all domestic hot & cold-water services and ductwork.
14. We have allowed all above ground drainage in Terrain MUPVC solvent with the exception of Ground floor stacks which have been allowed in HDPE.
15. We have allowed for any Rainwater downpipes in Terrain MUPVC solvent with the exception of Ground floor stacks which have been allowed in HDPE. RWO's also included.
16. We have not allowed for any below ground drainage or fire stoppage and acoustic insulation to above ground drainage.
17. We have not allowed for any Sprinkler works or liaison with the specialist sprinkler sub-contractor as there is no item for this within the tender summary therefore we are assuming these works are not included within this contract.
18. Any items listed as a budgetary or PC Sum are included as guide prices only and subject to final specification and design.
19. We have allowed an 'extra over' within each pipework section to allow for all necessary supports and fittings including support brackets, unions, flange gaskets, bolts, nuts & washers and other pipework ancillaries that are required but not itemised within our estimate.
20. We have allowed for off-loading from delivery, loading to areas and final positioning of plant. No cramage allowed.
21. Due to no site visit and lack of information, for tendering purposes only we have made assumptions and allowances in form of measurements; quantities of equipment; types, sizes and brand of equipment; locations of equipment etc. ultimately rendering this costing purely for estimation purposes only.
22. All discounts / trade prices applied are for tendering purposes and are subject to final specialist / wholesaler discounts.
23. We have made allowances to cover costs for record drawings, O&M's and the building log book.
24. We have NOT allowed any costs or associated works for installing any additional or temporary services as may be required to maintain the new and/or existing services during the progress of the phased works to the contract programme.

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25. We have NOT allowed for any stripping out of existing services as the extent of these works is unknown.

26. We have NOT allowed for any abandonment, removal or diversion of existing services.

27. We have excluded costs associated with the following items:

- Preliminaries & Contract Conditions
- Installation drawings
- Services Identification & labelling
- External services
- Site visits & site surveys
- Inspection of services
- 2 Year Service Agreements
- Extended Warranties
- Contractors design and design development
- Builders works in connection with mechanical services

*Again, we would like to take this opportunity to wish you the very best with your submission and if you require further estimating for any other project please do contact us.*