

VOLUME C
PRICING DOCUMENT
FOR
BIFE ROOF
REPLACEMENT
NOVARA AVENUE
BRAY
CO WICKLOW
FOR



BORD OIDEACHAIS AGUS OILIÚNA
CHILL DARA AND CHILL MHANTÁIN
KILDARE AND WICKLOW
EDUCATION AND TRAINING BOARD

Eamonn Traynor & Company
Chartered Quantity Surveyors Ltd
Mullingar | Dublin

SEPTEMBER
2026



ET&CO.

PRELIMINARIES

ISSUE FOR TENDER

<u>ELEMENT NO.[06] PRELIMINARIES</u> <u>PRELIMINARIES PARTICULARS</u> Project, parties and consultants <u>The Project</u> The upgrading of roof, parapets, side wall cladding, rooflights, associated M&E services adjustments and all ancillary related works at Bray Institute of Further Education <u>Site Location</u> Novara Avenue, Bray, County Wicklow <u>The Project comprises the following works</u> Upgrading of roof, parapets, side wall cladding, rooflights, associated M&E services and all associated and ancillary related works <u>Name and address of the Employer</u> Kildare and Wicklow Education and Training Board (KWETB); Church Street, Wicklow Town, County Wicklow AG7 A971 <u>The 'Employer' shall mean</u> Kildare and Wicklow Education and Training Board (KWETB) Name and addresses of the consultants <u>The term 'Employer's Representative' shall mean</u> Bluett & O'Donoghue Architects, No.01 Chancery Street, Dublin 7 Phone: (01)8656265; e-mail: mail@boda.ie <u>The Architect is:</u> Bluett & O'Donoghue Architects, No.01 Chancery Street, Dublin 7 Phone: (01)8656265; e-mail: mail@boda.ie				
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	1/1		To Collection €	NIL

(Cont) PRELIMINARIES PARTICULARS (Cont) Name and addresses of the consultants <u>The Consulting Engineer is:</u> Will Rudd Davidson (Ireland) Ltd., Consulting Engineers, South Point, Herbert House, Harmony Row, Grand canal Dock, Dublin D02 H270 Phone: (01)9103278; e-mail: dublin @ruddconsult.com <u>The Services Engineer is:</u> Ronan Meally Consulting Engineers, 1 City Wall, James Street, Kilkenny, R95 XF97 Phone: (056)7795428; e-mail: info@rmce.ie <u>The Quantity Surveyor is:</u> Eamonn Traynor & Company Chartered Quantity Surveyors Limited, Unit 15 The Enterprise Centre, Bishopgate Street Mullingar Co. Westmeath Phone: (044)9341799; e-mail: info @etandcoqs.com Description of Site <u>The site is indicated in :</u> A The Architects Drawing No.23-011-T-001 & 002 as part of Volume A Drawings and other documents <u>Drawings and other documents used for the preparation of this Pricing Document are :</u> B as stated in Volume A : Works Requirements <u>PROJECT PARTICULARS & GENERAL CONDITIONS</u> C Provide for any costs arising from complying with items given in the Works Requirements section		1	Item	
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(Cont) PROJECT PARTICULARS & GENERAL CONDITIONS					
Drawings, Copies					
A	Copies of the drawings, additional to those provided for in the Conditions of Contract shall be provided at the contractors expense. Keep one copy of the contract on the works for inspection by the Architect on completion of the Works.	1	Item		
Inadequacy of Description					
B	The contractors price shall be fully inclusive of completing the works in accordance with the Works Requirements where it can be reasonably inferred therefrom, even if the description for the works is not definitive. The contractor shall state with his tender any additional items for which he requires payment as no claim on the grounds of inadequacy of description will be entertained.	1	Item		
Pricing Documents					
C	The contractor shall price this pricing document in EURO	1	Item		
D	The pricing document is to be COMPLETED IN INK	1	Item		
E	The pricing document will form part of the contract. No alterations or qualifications of any kind may be made by the tenderer to the text thereof. Should any alteration amendment note or addition be made it will be ignored and the text prepared by the Quantity Surveyor shall be adhered to.	1	Item		
F	All measurement herein (unless specifically described otherwise) are NETT measurements of the items described when finishing and in the Works. In pricing, the tenderer must make such allowances as he thinks fit to cover the necessary waste. The tenderer is advised to read carefully all general items and preambles to the various elements and sections.	1	Item		
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(Cont) PROJECT PARTICULARS & GENERAL CONDITIONS					
(Cont) Pricing Documents					
A	The cost of complying with all the conditions, obligations and liabilities described in the Conditions of Contract and in the specification shall be deemed to be spread over and included in the prices stated in the Pricing Document unless expressly the subject of the specified item.	1	Item		
B	All items must be priced in detail and all pages extended and totted, but should any item be left unpriced, it shall be deemed to be included in the price for other items of the Works.	1	Item		
C	To avoid long descriptions, repetitions, certain descriptions and measured items refer to the specification by use of the words "as described" whether so referred or not, all instructions and information contained in the Specification Clauses will be deemed to have been taken into consideration in pricing the whole of this Pricing Document.	1	Item		
D	The term 'equivalent' to 'other equal and approved' used in the descriptions of the items in this Pricing Document shall mean analogous work to that described in accordance with the groupings indicated in the Agreed Rules of Measurement.	1	Item		
E	The term "equivalent" used in the descriptions of the items in this Pricing Document is used to provide a performance specification only for that item of works so described. Under no circumstances shall the naming of certain manufacturer's be deemed to exclude competition. If a specific item can be completed using a different manufacturer, and it is to the approval of the Architect / Employer's Representative / Employer, then that item may be incorporated into the works.	1	Item		
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(Cont) PROJECT PARTICULARS & GENERAL CONDITIONS					
(Cont) Pricing Documents					
A	The basis of measurement is generally the Agreed Rules of Measurement ARM4 2009 agreed between the Construction Industry Federation and the Society of Chartered Surveyors subject to waiving some of the detail of measurement and description. Departure from the ARM are usually stated in the Preambles unless they are self-indicative (i.e. they can be identified by reference to the Bill descriptions or units of measurement.) Acceptance of the method of measurement and description is a condition of tendering.	1	Item		
B	Descriptive sizes are given in the nearest metric to correspond with present available imperial size. No extra resulting from slight changes in sizes when metric equivalents are manufactured will be allowed.	1	Item		
C	The client reserves the right to open all or any of the Pricing Documents.	1	Item		
D	The contractor shall keep one unpriced copy of the Pricing Document on the Works and the Employers Representative or his representatives shall at all reasonable times have access to it.	1	Item		
E	On examination of the priced Pricing Document if it is discovered that errors have been made, they shall be dealt with in accordance with the 'Code of Procedures for Single Stage Selective Tendering' as published by the Liaison Committee of the Construction Industry Federation, The Royal Institute of Architects of Ireland, the Society of Chartered Surveyors in the Republic of Ireland.	1	Item		
F	The tender shall be strictly in accordance with the Invitation to Tender (ITT) and the Works Requirement document.	1	Item		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/5	To Collection €		NIL

CONDITIONS OF CONTRACT				
CONDITIONS OF CONTRACT				
<u>Form, type and conditions of contract</u>				
A	The Articles of Agreement and Conditions of Contract shall be the 'Public Works Contract for MINOR BUILDING and CIVIL ENGINEERING WORKS designed by THE EMPLOYER' (Document Reference PW-CF5 v.2.10 - 16 June 2026 (Published by Office of Government Procurement, Department of Public Expenditure and Reform))	1	Item	
	The Employer and Contractor agree as follows:			
B	Article 1	1	Item	
C	Article 2	1	Item	
D	Article 3	1	Item	
E	Article 4	1	Item	
F	Article 5	1	Item	
G	Article 6	1	Item	
1.0 THE CONTRACT				
H	1.1 Definitions	1	Item	
J	1.2 Interpretation	1	Item	
K	1.3 Inconsistencies	1	Item	
L	1.4 Pricing Document and Works Proposals	1	Item	
M	1.5 Performance Bond	1	Item	
N	1.6 (not used)	1	Item	
P	1.7 Joint Ventures	1	Item	
Q	1.8 Assignment	1	Item	
R	1.9 Miscellaneous	1	Item	
S	1.10 Background Information	1	Item	
2.0 THE LAW				
T	2.1 Law governing the Contract	1	Item	
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(Cont) CONDITIONS OF CONTRACT				
(Cont) 2.0 THE LAW				
A	2.2 Compliance with Legal Requirements	1	Item	
B	2.3 Consents	1	Item	
C	2.4 Project Supervisor	1	Item	
D	2.5 Safety, Health and Welfare at Work Act 2005 and Safety, Health and Welfare at Work (Construction) Regulations 2013	1	Item	
E	2.6 Ethics in Public Office	1	Item	
F	2.7 Data Protection	1	Item	
3.0 LOSS, DAMAGE AND INJURY				
G	3.1 Employer's Risks of Loss and Damage to the Works	1	Item	
H	3.2 Care of the Works	1	Item	
J	3.3 Insurance of the Works and other Risk Items	1	Item	
K	3.4 Contractor's Indemnity	1	Item	
L	3.5 Employer's Indemnity	1	Item	
M	3.6 Public Liability and Employer's Liability Insurances	1	Item	
N	3.7 Professional Indemnity Insurance	1	Item	
P	3.8 Existing Facilities and Use or Occupation by Employer	1	Item	
Q	3.9 General requirements Concerning Insurance	1	Item	
R	3.10 Limitation of Liability	1	Item	
4.0 MANAGEMENT				
S	4.1 Co-operation	1	Item	
T	4.2 Contractor's Representative and Supervisor	1	Item	
U	4.3 Employer's Representative	1	Item	
V	4.4 Employer's Representative's Communications	1	Item	
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(Cont) CONDITIONS OF CONTRACT				
(Cont) 4.0 MANAGEMENT				
A	4.5 Instructions	1	Item	
B	4.6 Works Proposals	1	Item	
C	4.7 Required Contractor Submissions	1	Item	
D	4.8 (not used)	1	Item	
E	4.9 Programme	1	Item	
F	4.10 Progress Reports	1	Item	
G	4.11 Notice and Time for Employer's Obligations	1	Item	
H	4.12 Documents	1	Item	
J	4.13 Contractor's Management	1	Item	
K	4.14 Communications	1	Item	
L	4.15 Meetings	1	Item	
M	4.16 Confidentiality and Secrecy	1	Item	
N	4.17 Contractor's Things Not to be Removed	1	Item	
P	4.18 Contractor's Documents	1	Item	
5.0 CONTRACTOR'S PERSONNEL				
Q	5.1 Contractor's Personnel to carry out Contractor's Obligations	1	Item	
R	5.2 Qualifications and Competence	1	Item	
S	5.3 Pay and Conditions of Employment	1	Item	
T	5.4 Subcontractors and Specialists	1	Item	
U	5.5 Collateral Warranties	1	Item	
V	5.6 Removal of Workers	1	Item	
W	5.7 Weekly Labour Records	1	Item	
X	5.8 Ancillary Certificates	1	Item	
6.0 PROPERTY				
Y	6.1 Ownership of Work Items	1	Item	
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(Cont) CONDITIONS OF CONTRACT				
(Cont) 6.0 PROPERTY				
A	6.2 Infringement of Property Rights	1	Item	
B	6.3 Works Requirements	1	Item	
C	6.4 Rights in Contractor's Documents	1	Item	
7.0 THE SITE				
D	7.1 Lands made available for the Works	1	Item	
E	7.2 Trespassers	1	Item	
F	7.3 Contractor Responsible for all Site Operations	1	Item	
G	7.4 Services for Employer's Facilities	1	Item	
H	7.5 Security and Safety of the Site and Nuisance	1	Item	
J	7.6 Other Contractors	1	Item	
K	7.7 Setting Out the Works	1	Item	
L	7.8 Archaeological Objects and Human Remains	1	Item	
M	7.9 Access and Facilities	1	Item	
N	7.10 (not used)	1	Item	
P	7.11 (not used)	1	Item	
Q	7.12 Charges	1	Item	
8.0 QUALITY, TESTING AND DEFECTS				
R	8.1 Standards of Workmanship and Works Items	1	Item	
S	8.2 Quality Assurance	1	Item	
T	8.3 Inspection	1	Item	
U	8.4 Tests	1	Item	
V	8.5 Defects	1	Item	
W	8.6 Defects Period	1	Item	
X	8.7 Defects Certificate	1	Item	
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(Cont) CONDITIONS OF CONTRACT			
9.0 TIME AND COMPLETION			
A	9.1 Starting Date	1	Item
B	9.2 Suspension	1	Item
C	9.3 Delay and Extension of Time	1	Item
D	9.4 Programme Contingency	1	Item
E	9.5 Omissions and Reduction of Time	1	Item
F	9.6 Substantial Completion	1	Item
G	9.7 (not used)	1	Item
H	9.8 Liquidated Damages	1	Item
10.0 CLAIMS AND ADJUSTMENTS			
J	10.1 Compensation Event	1	Item
K	10.2 Contractors to Pay Employer's Cost of Checking Quantities	1	Item
L	10.3 Contractor Claims	1	Item
M	10.4 Proposed Instructions	1	Item
N	10.5 Employer's Representative's Determination	1	Item
P	10.6 Adjustments to the Contract Sum	1	Item
Q	10.7 Delay Cost	1	Item
R	10.8 (Not used)	1	Item
S	10.9 Employer's Claims	1	Item
11.0 PAYMENT			
T	11.1 Interim Payment	1	Item
U	11.2 Unfixed Works Items	1	Item
V	11.3 Retention	1	Item
W	11.4 Full payment	1	Item
X	11.5 Final Statement	1	Item
Y	11.6 Time for Payment and Interest	1	Item

(Cont) CONDITIONS OF CONTRACT				
(Cont) 11.0 PAYMENT				
A	11.7 Value Added Tax	1	Item	
B	11.8 Withholding Tax	1	Item	
12.0 TERMINATION				
C	12.1 Termination on Contractor Default	1	Item	
D	12.2 Consequences of Default Termination	1	Item	
E	12.3 Suspension by the Contractor	1	Item	
F	12.4 Termination by the Contractor	1	Item	
G	12.5 Termination at Employer's Election	1	Item	
H	12.6 Consequences of Termination by Contractor or at Employer's Election	1	Item	
J	12.7 Survival	1	Item	
K	12.8 Payment	1	Item	
L	12.9 Reference to Conciliation	1	Item	
13.0 DISPUTES				
M	13.1 Conciliation	1	Item	
N	13.2 Adjudication	1	Item	
P	13.3 Arbitration	1	Item	
Q	13.4 Jurisdiction	1	Item	
R	13.5 Agent for Service	1	Item	
S	13.6 Continuing obligations	1	Item	
14.0 COVID-19 MANDATORY CLOSURE				
T	14.1 Covid-19 Definitions	1	Item	
U	14.2 Covid-19 General Provisions	1	Item	
V	14.3 Covid-19 Costs	1	Item	
15.0 PRICE VARIATION				
W	15.1 Definitions	1	Item	
X	15.2 Contract Sum Adjustments	1	Item	

(Cont) CONDITIONS OF CONTRACT				
(Cont) 15.0 PRICE VARIATION				
A	15.3 Proportions	1	Item	
B	15.4 Change in Law	1	Item	
C	15.5 Failure to Commence by the Start Date	1	Item	
D	15.6 Failure to Complete on Time	1	Item	
E	15.7 Excluded Amounts	1	Item	
F	15.8 Revisions to the Index Figures	1	Item	
G	15.9 Permitted Increases and Permitted Decreases for Material Categories and Fuel Categories	1	Item	
H	15.10 Adjustments for Labour	1	Item	
J	15.11 Efficiency	1	Item	
K	Appendices for Labour	1	Item	
L	Appendix 1 Definitions	1	Item	
M	Appendix 1 Permitted Increases and Permitted Decreases for Materials and Fuel	1	Item	
N	Appendix 1 Labour	1	Item	
TENDER and SCHEDULE				
P	The Tender and Schedule shall be the 'Tender and Schedule for Public Works Contract for MINOR Building and Civil Engineering Works Designed by The Employer' (Document Reference FTS5 v.2.9 - 25 November 2025 (Published by Office of Government Procurement, Department of Public Expenditure and Reform)	1	Item	
THE SCHEDULE - PART 1				
Q	A) Employer's Representative and Communications	1	Item	
R	B) Documents	1	Item	
S	C) Project Supervisor	1	Item	
T	D) Insurance	1	Item	
U	E) Performance Bond	1	Item	
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(Cont) CONDITIONS OF CONTRACT				
(Cont) THE SCHEDULE - PART 1				
A	F) Ancillary Certificates	1	Item	
B	G) Dates for Substantial Completion, Sections, Liquidated Damages, Retention	1	Item	
C	H) Early Completion	1	Item	
D	I) Defects Period	1	Item	
E	J) Random Checks for Employment Records	1	Item	
F	K) Delay Events, Compensation Events, Programme Contingency, Delay Costs, Adjustments	1	Item	
G	L) Payment Particulars	1	Item	
H	M) Cap on Liability	1	Item	
J	N) Conciliation, Adjudication and Arbitration	1	Item	
K	O) Rights in Contractor's Documents	1	Item	
A) EMPLOYER'S REPRESENTATIVES AND COMMUNICATIONS				
<u>Sub-clause 4.3 and 4.14</u>				
<u>Details for sending notices under clauses 12 and 13 to the Employer are:-</u>				
L	Kildare and Wicklow Education and Training Board (KWETB)			
<u>The Employers Representative is:-</u>				
Bluett & O'Donoghue Architects, No.01 Chancery Street, Dublin 7				
<u>Notices to the Employers Representative to be sent to</u>				
Bluett & O'Donoghue Architects, No.01 Chancery Street, Dublin 7				
<u>Limitations on the Employer's Representative's authority to perform its functions and powers under the Contract</u>				
M	Maximum adjustment to the Contract Sum for a single Change Order: € 2,000.00	1	Item	
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(Cont) CONDITIONS OF CONTRACT (Cont) A) EMPLOYER'S REPRESENTATIVES AND COMMUNICATIONS <u>(Cont) Limitations on the Employer's Representative's authority to perform its functions and powers under the Contract</u>				
A	Maximum cumulative value of adjustments to the Contract Sum for Change Orders in any 3 month period: 0.25% of the Contract value	1	Item	
B) DOCUMENTS <u>The works requirements are:</u>				
B	as stated in Volume A Works Requirements	1	Item	
<u>The Pricing Document is:</u>				
C	Volume C - ARM4	1	Item	
C) PROJECT SUPERVISOR <u>The contractor, or an individual or body corporate named in the Works Proposal, is to be appointed, Project Supervisor for the Construction Stage of the Works and any other work on site between the Starting Date and the date of Substantial Completion of the Works contemplated in the Works requirements</u>				
D	Project Supervisor (Sub-clause 2.4)	1	Item	
D) INSURANCES <u>Clause 3</u> <u>Minimum amount insured for professional fees</u>				
E	12.5% of the Contract Sum	1	Item	
<u>Minimum indemnity limit for Public Liability insurance and Employers' Liability insurance:</u>				
F	Public Liability Insurance: € 6,500,000.00 for any one event, but this limit may be on an annual aggregate basis for products liability, collapse, vibration, subsidence, removal and weakening of supports and sudden and accidental pollution	1	Item	
G	Employers' Liability Insurance: € 13,000,000.00 for any one event	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/14	To Collection €	NIL

(Cont) CONDITIONS OF CONTRACT				
(Cont) D) INSURANCES				
(Cont) Minimum indemnity limit for Public Liability insurance and Employers' Liability insurance:				
A	Maximum excess for Insurance of Works and other Risk Items: € 10,000.00	1	Item	
B	Maximum excess for Public liability: € 10,000.00 in respect of property damage only. There shall be no excess for death, injury or illness.	1	Item	
C	There is no excess permitted for Employers' Liability Insurance.		note	
<u>Permitted exclusions from all Insurances</u>				
D	War, invasion, act of foreign enemies, hostilities (whether war is declared or not), civil war, rebellion, revolution, insurrection or military or usurped power	1	Item	
E	Pressure waves caused by aircraft or other airborne objects travelling at sonic or supersonic speeds	1	Item	
F	Contamination by radioactivity or radioactive, toxic, explosive or other hazardous properties of any explosive nuclear assembly or its components, in each case not caused by the Contractor or the Contractor's Personnel	1	Item	
G	Terrorism	1	Item	
H	Asbestos	1	Item	
<u>Permitted exclusions from Insurances of the Works and other Risk Items</u>				
J	Use or occupation of the Works by the Employer except in connection with the Works	1	Item	
K	Unless otherwise specified in the Works Requirements, cost of making good defects in the Works but not damage caused by such defects to other sound parts of the Works	1	Item	
L	Wear, tear, normal upkeep or normal repair or gradual deterioration	1	Item	
M	Inventory losses	1	Item	

(Cont) CONDITIONS OF CONTRACT				
(Cont) D) INSURANCES				
<u>(Cont) Permitted exclusions from Insurances of the Works and other Risk Items</u>				
A	Loss of use or any consequential loss of any nature including penalties for delay, non completion or non compliance	1	Item	
B	Failure of information technology	1	Item	
C	Mechanical or electrical breakdown but not resulting damage	1	Item	
D	Cessation of the Works for more than 3 months	1	Item	
<u>Permitted exclusions from Public Liability insurance:</u>				
E	Persons under a contract of service or apprenticeship with the insured	1	Item	
F	Property of the insured or in the insured's custody or control other than existing premises and their contents temporarily occupied for the purpose of the Works	1	Item	
G	Defective workmanship or materials but not resulting damage	1	Item	
H	Mechanically propelled vehicles within the meaning of the Roads Traffic Acts	1	Item	
J	Loss or damage due to design	1	Item	
K	Loss or damage due to design	1	Item	
L	Gradual pollution or contamination	1	Item	
M	Territorial limits	1	Item	
N	Unless otherwise specified in the Works Requirements, aircraft and waterborne craft	1	Item	
P	Fines, penalties, liquidated damages	1	Item	
<u>Permitted exclusions from Employers Liability Insurance:</u>				
Q	Offshore work	1	Item	
R	Liability compulsorily under the Roads Traffic Acts	1	Item	
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(Cont) CONDITIONS OF CONTRACT				
(Cont) D) INSURANCES				
<u>Permitted exclusions from Professional Indemnity insurance</u>				
A	Persons under a contract of service or apprenticeship with the insured	1	Item	
B	Ownership, use, occupation or leasing of mobile or immobile property	1	Item	
C	Effecting or maintenance of insured of or in connection with the provision of finance or advice on financial matters	1	Item	
D	Dishonest, malicious, criminal or deliberate illegal acts	1	Item	
E	Libel and slander	1	Item	
F	Insolvency	1	Item	
G	Fines, penalties, liquidated damages or any penal, punitive, exemplary, non-compensatory or aggravated damages	1	Item	
H	Failure of information technology	1	Item	
J	Contractual liability that would not apply in the absence of the contract	1	Item	
<u>Optional insurance provisions:</u>				
K	The Employer shall not have the risk of loss of and damage to its existing facilities and parts of the works it uses or occupies, in accordance with sub-clause 3.8	1	Item	
L	Insurance of the Works and other Risk Items shall include the following property of the Employer, other than the Works and Work Items: NOT APPLICABLE	1	Item	
M	If Insurance of the Works and other Risk Items is to include terrorism cover, the minimum sum insured shall be € 0.00	1	Item	
N	The Contractor is not required to extend the insurance of the Works and other Risk Items for a Section that has reached substantial completion until the Employer's Representative issues the certificate of Substantial Completion for the whole works:	1	Item	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
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(Cont) CONDITIONS OF CONTRACT				
(Cont) D) INSURANCES				
<u>Professional Indemnity Insurance</u>				
A	Professional Indemnity Insurance is not required.	1	Item	
B	the Professional Indemnity Insurance is in place it must be kept in place for six (6) years after Substantial Completion of the Works is certified by the Employers Representative - NOT APPLICABLE		Item	
C	the minimum indemnity limit for Professional Indemnity Insurance shall be the 'annual aggregate limit' - NOT APPLICABLE		Item	
D	The maximum excess shall be € 50,000.00 - NOT APPLICABLE		Item	
E) PERFORMANCE BOND				
E	Performance Bond:- Before the Starting Date, unless the Schedule, part 1E, says that no bond is required, the Contractor shall give the Employer a performance bond in the form in the Works Requirements, or, if there is none, a form approved by the Employer. The performance bond shall be in the amount stated in the Schedule, part 1E, and shall be executed by the Contractor and by a surety approved by the Employer.	1	Item	
F(i) COLLATERAL WARRANTIES				
<u>Collateral Warranties are required from the following categories of Specialist:-</u>				
F	see Form of Tender and Schedule; F (i) Collateral Warranties	1	Item	
<u>Date for provision of Collateral Warranty for each the category of Specialist</u>				
G	see Form of Tender and Schedule; F (i) Collateral Warranties	1	Item	
<u>Amount withheld for each the category of Specialist</u>				
H	see Form of Tender and Schedule	1	Item	
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(Cont) CONDITIONS OF CONTRACT				
F(ii) ANCILLARY CERTIFICATES				
<u>Ancillary Certificates are required from the following categories of Specialist:-</u>				
A	see Form of Tender and Schedule; F (ii) Ancillary Certificates	1	Item	
G. DATES FOR SUBSTANTIAL COMPLETION, SECTIONS, LIQUIDATED DAMAGES, RETENTION				
B	The Works shall be carried out in a single phase (scope and sequencing of the works shall be in accordance with Architects Document No.P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
<u>Proposed</u>				
C	Date of commencement of the works shall be pre 19 March 2026 in accordance with Architects Document.P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
D	Date of Substantial Completion shall be in accordance with Architects Document.P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
<u>Rate of Liquidated Damages</u>				
E	The Works as described within: €2,500 per week	1	Item	
<u>Reduction in retention on Substantial Completion of Section</u>				
F	Section: Completion of the Works - to 2.5% (50% reduction)	1	Item	
H. EARLY COMPLETION (SUB-CLAUSE 9.6)				
G	The Employer's Representative is required to issue the certificate of Substantial Completion if the Works or a Section reaches Substantial Completion before its Date for Substantial Completion.	1	Item	
I) DEFECTS PERIOD				
H	initial Defects Period is one year from the date of Substantial Completion of the Works	1	Item	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
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<u>(Cont) CONDITIONS OF CONTRACT</u>				
J) RANDOM CHECKS FOR EMPLOYMENT RECORDS				
A	Sub-clause 5.3.3A(2) shall be part of the contract	1	Item	
K) DELAY EVENTS, COMPENSATION EVENTS, PROGRAMME CONTINGENCY, DELAY COSTS, ADJUSTMENTS (SUB-CLAUSES 9.3, 9.4, 10.1, 10.6, 10.7)				
<u>Delay Events & Compensation Events</u>				
B	No.01-21 as Scheduled in the Form of Tender & Schedule	1	Item	
<u>WE.1</u>				
C	Weather station for measurement of weather events : Casement Aerodrome (Baldonnel).	1	Item	
<u>In sub-clause 9.4</u>				
D	The programme contingency is 30 (thirty) Site Working Days of delay caused by Compensation Events	1	Item	
<u>In Sub-clause 10.6.4(3)</u>				
E	The rates to be used to determine the cost of plant are the rates in - NOT APPLICABLE	1	Item	
<u>Modified as follows:</u>				
F	Rates will be consider in euro and any rates in the Pricing Document Euro € 1.00 = 1.00 sterling	1	Item	
<u>Sub-clause 10.7</u>				
G	For the purposes of sub-clause 10.7 the Contractor is to tender in part 2D a single daily rate for delay cost / separate daily rates for delay costs for each of the following periods or parts of the Works	1	Item	
L) PAYMENT PARTICULARS (CLAUSE 11)				
<u>Clause 11</u>				
H	Period for interim payment is: Monthly	1	Item	
J	Minimum amount for interim payments, except release of retention - € 50,000.00	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		To Collection €		NIL

(Cont) CONDITIONS OF CONTRACT (Cont) L) PAYMENT PARTICULARS (CLAUSE 11) (Cont) Clause 11				
A	When permitted by the Pricing Documents, up to 90% of the Contract value of On-Site Materials may be included in an interim payment	1	Item	
B	When permitted by the Pricing Documents, up to 90% of the Contract value of Off-Site Unfixed Materials with Bond may be included in an interim payment	1	Item	
C	The retention percentage is 5% reducing to 2.5% on Substantial Completion	1	Item	
M) CAPS IN LIABILITY				
D	not used		Note	
N) CONCILIATION, ADJUDICATION AND ARBITRATION (SUB-CLAUSES 13.2, 13.3 AND 13.4) <u>Failing agreement, the conciliator will be appointed by</u>				
E	President of the RIAI	1	Item	
<u>The arbitration rules are the Capital Works Management Framework (CWMF) Arbitration Rules for use with Public Works and Construction Services Contracts (AR1) published on the date 10 days before the latest date for submission of Tenders for this contract (disregarding any amendments posted on that date).</u>				
F	President of the RIAI	1	Item	
<u>The person or body to appoint the arbitrator, if not agreed by the parties, is</u>				
G	Chairperson of the Panel of Adjudicators	1	Item	
O) RIGHTS IN CONTRACTOR'S DOCUMENTS (SUB-CLAUSE 6.4) <u>Sub-clause 6.4</u>				
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € NIL

(Cont) CONDITIONS OF CONTRACT (Cont) 0) RIGHTS IN CONTRACTOR'S DOCUMENTS (SUB-CLAUSE 6.4) Copyright and all other right in the following Contractor's Documents and Works Proposal described in sub-clause 6.4.2 transfers to the Employer in accordance with sub-clause 6.4				
A	Nil	1	Item	
PERFORMANCE BOND <u>Performance Bond</u>				
B	The Contractor shall enter into a Bond with an approved insurance company for 10% of the amount of the Contract for the due performance of the work within the time stipulated for the Contract, as stated in the Schedule, part 1E. The Surety will be released from it's liability under this Bond 450 days after the date of issue of the Certificate of Substantial Completion, except in relation to any breach by the contractor or termination that has occurred before that date, written notice (including particulars of the breach or termination) of which has been given to the Surety earlier than four (4) weeks after this expiry date. If a Bond is not required, the amount included in the tender for this item will be deducted to determine the Contract Sum. It is essential that the amount included for the Bond to be shown separately. Provision has been made in the general summary of the Pricing Document to include an amount for the cost of providing the Bond.	1	no	
C	The notification period of the bonding company of any serious non-performance or non-observance on the part of the Contractor which may involve a loss for which the Bonding Company would become liable should be at least three months from the date of discovery of such non-performance or non-observance.	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/22	To Collection €	NIL

(Cont) CONDITIONS OF CONTRACT (Cont) PERFORMANCE BOND (Cont) Performance Bond				
A	The Bond should include an arbitration provision in the event of a dispute arising between the Surety and the Contracting Authority. The Arbitrator shall be appointed by agreement or, failing agreement, an Arbitrator shall be appointed on request of either party, by the President for the time being of the Royal Institute of Architects of Ireland. Any reference to Arbitration shall be deemed to be a submission to arbitration within the meaning of Arbitration Act 1954 (Number 26 1954) of any statutory re-enactment or amendment thereof in force at the time. <u>Provision of Performance Bond</u>	1	no	
B	The Contractor shall obtain, immediately on being requested to do so, at his own expense and provide for paying all premiums & fees and produce to the Employer's Representative, the Guarantee of an approved Insurance Company or Bank to be jointly and severally bound with the Contractor to the Employer for a value set out below. The wording of this Bond shall be in accordance with the supplied Model Form.		Note 1	
C	The amount of the Performance Bond shall be 10% of the initial Contract Sum up to certification of Substantial Completion of the Works, and 5% of the initial Contract Sum for the subsequent period stated in the form of bond in the Works Requirements.		Note 2	
D	The Contractor must include here for all costs associated with obtaining the aforementioned Performance Bond	1	no	
DRAWING REFERENCES <u>VOLUME A - WORKS REQUIREMENTS</u> Bluett & O'Donoghue Project Management Architecture Engineering Built Heritage Planning Forensics				
E	P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')			
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/23	To Collection €	NIL

(Cont) CONDITIONS OF CONTRACT (Cont) DRAWING REFERENCES (Cont) VOLUME A - WORKS REQUIREMENTS (Cont) Bluett & O'Donoghue Project Management Architecture Engineering Built Heritage Planning Forensics				
A	A2 Works & List of Documents			
B	A2-1. P23-011 - Downpipes, hoppers, gullies			
C	A2-2. P23-011 - Cladding			
D	A2-3. P23-011 - Rooflights & roof ventilators			
E	A2-4. P23-011 - Roof Finishes R1			
F	A2-5. P23-011 - SCH-ROOF-SAFETY			
G	A2-6. P23-011 - SCH-AIR-TIGHTNESS			
H	A2-7. P23-011 - ceilings-RL trims-outlets SW pipes and insulation			
	A2 - Architectural Drawings and details			
J	P23-011 T-001 OS Site location plan			
K	P23-011 T-002 Site layout plan			
L	P23-011 T-101 Roof Plan - Detail Reference			
M	P23-011 T-102 Roof Plan - Layout			
N	P23-011 T-103 Ground floor plan			
P	P23-011 T-201 Elevations Sheet 1			
Q	P23-011 T-202 Elevations Sheet 2			
R	P23-011 T-203 Elevations Sheet 3			
S	P23-011 T-401 Details			
T	P23-011 T-402 Details			
U	P23-011 T-403 Details			
V	P23-011 T-404 Details			
W	P23-011 T-405 Details			
X	P23-011 T-406 Details			
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/24	To Collection €	NIL

(Cont) CONDITIONS OF CONTRACT (Cont) DRAWING REFERENCES (Cont) VOLUME A - WORKS REQUIREMENTS (Cont) A2 - Architectural Drawings and details				
A	P23-011 T-407 Details			
B	P23-011 T-408 Details			
C	P23-011 T-409 Details			
D	P23-011 T-410 Details			
A3 - Will Rudd Davidson (Ireland) Ltd. Consulting Engineers Civil/Structural Specification				
E	260624 G9404 Doc Reg & Transmittal Sheet _Structural			
F	260907_G9404 Doc Reg & Transmittal Sheet-Civils			
G	G9404-WRD-EX-ZZ-DR-C-50000 _ExistingDrainageLayout			
H	G9404-WRD-EX-ZZ-DR-C-50001 _PropDrainageLayout			
J	G9404-WRD-EX-ZZ-DR-C-50010 _DrainageDetailsSheet1			
K	G9404-WRD-EX-ZZ-DR-C-50011 _DrainageDetailsSheet2			
L	G9404-WRD-XX-XX-SP-S-00001_CS_Specification			
M	G9404-WRD-ZZ-R1-DR-S-31000_RoofLayout			
N	G9404-WRD-ZZ-R1-DR-S-31001_P03 _CeilingLayout			
P	G9404-WRD-ZZ-ZZ-DR-S-20000_P03 _StructuralDetails			
Q	Civil and Structural Specification			
A4 - M&E Specifications & Form of Tender <i>Mechanical</i>				
R	M-000 Mechanical Symbol Sheet-M-000			
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/25	To Collection €	NIL

(Cont) CONDITIONS OF CONTRACT (Cont) DRAWING REFERENCES (Cont) VOLUME A - WORKS REQUIREMENTS (Cont) A4 - M&E Specifications & Form of Tender				
A	M-1000 Mechanical Services Layout Sheet 1-A1			
B	M-1001 Mechanical Services Layout Sheet 2-A1			
C	Mechanical & Electrical Attendances and Builders Works - Building T2			
D	Mechanical Contract Specification T2			
E	Mechanical Pricing Document			
F	RMCE Document Issue Register (Mechanical)			
<i>Electrical</i>				
G	E-000 Electrical Symbols Sheet - A3			
H	E-100 Electrical Services Layout - A1			
J	E-700 Lightning Protection Layout - A1			
K	E-1000 Existing Electrical Services Layout Roof - A1			
L	Electrical Contract Form Of Tender			
M	Electrical Contract Specification			
N	RMCE Document Issue Register Electrical 2026			
<u>VOLUME B Form of Tender and Schedule</u>				
P	FTS5_v2.10-16-06-2026			
<u>VOLUME C Pricing Document</u>				
Q	ET&CO Volume C Pricing Document 2026			
<u>VOLUME D (Information Only Pack)</u>				
R	see content listed in Tender Documentation			
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/26	To Collection €	NIL

<u>CONTRACTORS LIABILITY</u>				
CONTRACTORS LIABILITY FOR RISK OR INJURY TO PERSONS AND PROPERTY AND OF DAMAGE TO THE WORKS.				
A	Provide for taking out and maintaining Public Liability and Employer's liability Insurances against injury to persons and property (minimum sum for Public Liability Insurances: (€ 6,500,000.00 for each and every claim; minimum sum for Employer's Liability Insurance € 13,000,000.00) as required by the Conditions of Contract.	1	Item	
THE EMPLOYER REQUIRES THE CONTRACTOR TO EFFECT INSURANCE IN RESPECT OF THE CONTRACTOR'S LIABILITY FOR ANY SUCH RISK.				
B	Provide for taking out and maintaining All Risks Insurance for the full value of the Works and ancillary items required by the Conditions of Contract.	1	Item	
OBLIGATIONS & RESTRICTIONS IMPOSED BY THE EMPLOYER				
<u>Arrangements for Visiting</u>				
C	Before visiting the site an appointment must be made with the Employers Representative (contact as above)		Note	
<u>Programme</u>				
D	The Contractor shall submit a Programme in accordance with Works Proposals provisions. When requested by the Employers Representative the lowest evaluated Contractor shall submit a detailed Programme and any additional information required by the Employers Representative. The Programme should include for the Specialist Contractors and shall contain details of resource needs for each part of the Programme. The Programme shall be agreed with the Employers Representative and shall form part of the Contract Documents. The programme shall be used throughout the Contract and shall be updated by the Contractor at periods not exceeding two weeks.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection €
1/27				NIL

(Cont) CONTRACTORS LIABILITY (Cont) OBLIGATIONS & RESTRICTIONS IMPOSED BY THE EMPLOYER				
<u>Programme - Phasing of the Works</u>				
A	Phasing of the Works - see [SC] Special Conditions		Note	
<u>Method Statement</u>				
B	The Contractor will be asked to provide Method Statement(s) including details of management structure, anticipated labour requirements, programming of the Works, health and safety, quality control, and cost control, before commencement on site. Additional method statements shall be required for Fire Safety, Commissioning, and disconnection / reconnection of mechanical and electrical services.	1	Item	
<u>Site Visit</u>				
C	Tenderers are advised to visit the site and ascertain the facilities of access thereto as defined on the Architects and/or Consulting Engineers Drawings the supply of labour and materials the district will afford, the general convenience of working, the nature of the soil, the nature, character, dimensions, levels and other features of the site, all existing buildings thereon and adjoining, and all other things insofar as they may have any connection with or affect the full and proper execution of the Works. They will have deemed to have taken all the above matters into account when tendering, and no claim for any payment will be allowed in consequence of the Contractors failure to do this. Arrangements for visiting the site can be made with the Employers Representative.	1	Item	
<u>Tendering</u>				
D	The lowest or any tender will not necessarily be accepted and no Contractor will be remunerated for any trouble or expense he may incur in the preparation of his tender.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 1/28 NIL

(Cont) CONTRACTORS LIABILITY (Cont) OBLIGATIONS & RESTRICTIONS IMPOSED BY THE EMPLOYER (Cont) Tendering Waste Management				
A	Before site clearance commences, the developer shall submit proposals for the off-site disposal of waste excavation material, which shall only be disposed off to a site which has a current waste licence or waste permit in accordance with the Waste Management Act, 1996. The details shall be submitted to, and agreed in writing with, the Planning Authority	1	Item	
B	The prices and rates shall include for any costs arising from the Contractor's obligations under the Waste Management Act 1996. or any other environmental legislation, with particular regard to the holding, transport recovery and disposal of waste arising from the carrying out of the works.	1	Item	
<i>Historical Finds</i>				
C	All fossils, coins, articles, structure and other remains or other things discovered on Site of Works shall be the absolute property of the Employer and the Contractor shall take all precautions to prevent his workmen or any other persons from removing or damaging any such articles or things and shall immediately upon discovery thereof and before removal acquaint the Architect of such discovery and except insofar as is provided under this contract for the removal and disposal of rubble, rubbish, demolished material etc., shall carry out at the expense of the Employer the Architect's orders as to the disposal of same.	1	Item	
<i>Articles of value</i>				
D	All articles of value and of antiquarian or archaeological interest which may be found in the excavation or on the property of the Employer shall be handed over to the Employers Representative or the Employer.	1	Item	
<i>Access and Possession of the Site</i>				
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/29	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) OBLIGATIONS & RESTRICTIONS IMPOSED BY THE EMPLOYER (Cont) Tendering (Cont) Waste Management <i>Provide for complying in all respects with the limitations of site access as shown on the Contract Drawings</i>				
A	Access to the site is to comply with Architects and/or Consulting Engineers Drawings	1	Item	
B	The site must not be used for any other purpose than carrying out the works.	1	Item	
<i>Limitations of Working Space</i>				
C	Provide for complying in all respects with the limitations of site area and working space	1	Item	
<i>Limitations of working hours</i>				
D	Working time shall be restricted to 8.00 a.m. to 6.00 p.m. Monday to Friday. No work will be permitted on Sundays. Saturday working only allowed with written permission of Employers Representative. Extending the working hours may be permitted on agreement with Board of Management and the Architect.	1	Item	
<i>Noisy Work/Disturbance</i>				
E	Noisy demolition/structural work shall be carried out during working hours as agreed with Employers Representative or at week-ends, e.g. core drilling, use of kango hammers and heavy drills.	1	Item	
F	The Contractor shall inform the Employers Representative at least one week in advance of his intention to carry out work of an excessively noisy nature.	1	Item	
<i>Dust Control</i>				
G	^^The Contractor will need to consider the site layout / location to ascertain the method of dust control. The location of dust screens and the like will need to be determined and agreed with the Architect.	1	Item	

(Cont) CONTRACTORS LIABILITY (Cont) OBLIGATIONS & RESTRICTIONS IMPOSED BY THE EMPLOYER (Cont) Tendering (Cont) Waste Management <i>Debris Removal</i>				
A	^^The Contractor will need to consider the site layout / location to ascertain the method of debris removal. Debris may be removed through a chute erected on the elevation. The location of skips for rubbish and the like will need to be determined and agreed with the Architect.	1	Item	
<i>Debriefing</i>				
B	Immediately within twenty working days after awarding the contract, the Employer may circulate to each tenderer a list in ascending order of the tender sums on the forms of tender (the identity of the tenderers will not be disclosed). By doing so it is not to be taken that the Employer is confirming in any way, the validity of tenders or the arithmetical accuracy of the tender sums. It is a condition of tender that the tenderer accepts that his tender sum will be circulated in this respect.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € NIL

<u>(Cont) CONTRACTORS LIABILITY</u>				
GENERAL FACILITIES & OBLIGATIONS				
<u>Supervision and Co-Ordination of the Works</u>				
Supervision				
A	The Contractor shall provide adequate supervisory staff (including a representative with full authority to act on behalf of the Contractor and a full time supervisor of all the Contractors activities on the Site required by the Standard Conditions) on the site constantly to supervise and direct the work and to ensure the good progress of the various trades and specialist Contractors and in their proper sequence for the completion of the Contract by the Date for Substantial Completion. The type and qualifications of this supervisory staff shall be approved before commencement of the work by the Employers Representative who shall be empowered to make reasonable demands as to qualifications in accordance with the extent and complexity of the work.	1	Item	
B	The Contractor's management arrangements for the project are to be outlined within the Works Proposal.	1	Item	
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		To Collection €		NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS (Cont) Supervision and Co-Ordination of the Works Services Co-ordinator				
A	The contractor shall provide a services co-ordinator as required on the site to supervise and co-ordinate the services work and to ensure the good progress of the various trades and subcontractors and their proper sequence for the completion of the contract by the due dates. The services co-ordinator will be on site as required and will be responsible for this role alone. The services co-ordinator will be required to have qualified in the field of Building Services. The type and qualifications of the services co-ordinator shall be approved in writing before the commencement of the works by the Architect who shall be empowered to make reasonable demands as to the qualifications in accordance with the extent and complexity of the works. The services Co-ordinator will be responsible for the total co-ordination of the work of the various service installation specialist contractors with one another and the Contractor. <i>The duties of the services co-ordinator will include the following :-</i>	1	Item	
B	Interpretation of services contract drawings	1	Item	
C	Timely and adequate provision by the Contractor and Engineering Systems Specialist and domestic contractors and / or suppliers of general arrangement and installation drawings, samples, patterns and models, and setting out data, and therefore co-ordination of the said drawings, data, etc. to ensure satisfactory placing of all engineering systems.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				
		1/33	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS (Cont) Supervision and Co-Ordination of the Works (Cont) Services Co-ordinator				
A	Production to the Employers Representative of properly co-ordinated, realistic drawings, showing the relationships of engineering services, rainwater, soils and wastes, drainage and refuse disposal services to each other, to an appropriate scale at least one month before installation of the appropriate services commence and any necessary amendments to be carried out in time. All the services in a particular area shall show their relationship to each other and to all other elements of the building.	1	Item	
B	Obtaining approval of the above drawings and providing five copies of all such approved drawings to the Architect at least one month before any relevant work is put in hand.	1	Item	
C	Day by day co-ordination and supervision of the works, setting out and the sequence of operations of the services and the other specialist contractors (of any tier) or specialist supplier (of any tier) to ensure that all parts of the works are executed with due regard to each other and in such a manner that satisfactory construction and performance results and complies with the design and other requirements of the contract and the works.	1	Item	
D	Resolution of points or queries raised by specialist contractors (of any tier) and / or suppliers (of any tier) or, where (but only where) the Employers Representative has a duty or right to deal with the matter and the point or query necessitates such references being made, obtaining further instruction or clarification from the Employers Representative.	1	Item	
E	Reporting on work and progress by specialist contractors (of any tier) and or specialist suppliers (of any tier) at progress meetings.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/34	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS (Cont) Supervision and Co-Ordination of the Works (Cont) Services Co-ordinator				
A	The contractor shall co-ordinate the inspection, testing and commissioning of all services with builder's work and with each other to avoid damage to systems and to ensure that tests and commissioning are not abortive. A fully detailed programme will be required in order that representatives of the Architect, the Employer, the Consulting Engineers, and the Employer's Insurance Company, can arrange to witness tests and commissioning, as appropriate.	1	Item	
B	The Contractor shall ensure that 'as built' record drawings, instruction manuals and test certificates are prepared on an on-going basis for inclusion in the safety and health file to be handed to the Architect prior to substantial completion	1	Item	
<u>Maintenance Records</u>				
C	The Contractor shall give to the Employers Representative at Substantial Completion stage, two copies of all manufacturer's, suppliers and Specialist Contractors maintenance instructions.	1	Item	
D	The Contractor shall provide the Employers Representative with two copies of drawings on completion showing the works as constructed, including locations of underground and mechanical and electrical services.	1	Item	
E	The Contractor shall include for complying with and shall provide all information required contained in the 'Standard Specification for Digital Project Safety File for Construction Handover Documentation'.	1	Item	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
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(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS (Cont) Maintenance Records				
Plant, Tools and Vehicles				
A	The Contractor shall provide all and every kind of transport, plant, tools, hoists, cranes, vehicles and everything else necessary for the proper and expeditious completion of the works; also for all transport and freightage costs, charges and expenses necessary for the proper completion of the works.	1	Item	
<i>The Contractor shall allow for:</i>				
B	- bringing all such plant to site and removing on completion	1	Item	
C	- maintaining on site for the duration of the works.	1	Item	
Scaffolding				
D	The Contractor shall provide, erect, maintain and adapt as necessary all scaffolding required for the works including ladders, hoists, safety rails, protection and the like in accordance with Statutory Regulations and the Contractors own Safety Statement.	1	Item	
E	Special scaffolding required by Contractor.	1	Item	
<i>Site Administration and security</i>				
F	Provide site administration and security, including watching, lighting and protection during the progress of the works and be responsible for any damage occasioned by want of sufficient watching, lighting or protection.	1	Item	
<i>Transport</i>				
G	Provide all necessary transport for the execution of the project.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/36	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS (Cont) Maintenance Records (Cont) Scaffolding <i>Protecting the works from inclement Weather</i>				
A	Effectively protect the works from inclement or unsuitable weather, including providing and fixing all necessary temporary coverings, screens, rainwater disposal systems and the like.	1	Item	
<i>Water for the works</i>				
B	Provide at all times a sufficient quantity of clean fresh water for the works. Provide any temporary plumbing, connections and storage of water that may be required.	1	Item	
<i>Lighting and Power for the works</i>				
C	Install, maintain and adapt adequate artificial lighting for the works including the work of domestic contractors and include for all connections, installation and running costs.	1	Item	
D	Provide all necessary power and fuel for the Contractor's own plant and that of Specialists and include for all connections, installation and running costs.	1	Item	
<i>Temporary Roads and Hardstandings</i>				
E	Provide temporary roads and hardstandings required for the works and remove same following completion.	1	Item	
<i>Traffic</i>				
F	The Contractor shall at all times during the execution, completion and maintenance of the works, keep open and free from obstruction, all existing footpaths and roadways, adjacent to or near the site. The Contractor shall also arrange to carry out the work in a manner that will cause the least possible interference with the flow of traffic on all roadways.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 1/37 NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS <u>(Cont) Maintenance Records</u> <u>(Cont) Scaffolding</u> <i>Car Parking</i> No parking will be permitted within the client's grounds except by agreement with the Employers Representative and any vehicle unauthorized to park will be clamped and / or removed. <i>Temporary Accommodation</i> <i>Provide, erect, maintain, adapt, move as and when required</i> Sheds, offices, messrooms, sanitary accommodation and other buildings for the Contractors own use and for the use of Specialists. Office and sanitary accommodation for the use of the Employers Personnel, providing adequate heating, locking, decoration, insulation, ventilation, natural and artificial lighting, furniture, lay-off table and chair, desk and chair, filing cabinet, equipment, daily cleaning and attendance. The floor shall be covered with heavy quality linoleum or similar. The floor area required is 20 m2 in 2 No. room. Sanitary accommodation shall include WC, wash hand basin, mirror running hot and cold water, a supply of soap and towels. Accommodation for Progress Meetings for 16 people. Keep a full set of up to date drawings on site at all times. <i>Instruments</i> When required by the Employers Representative, the Contractor shall make available the services of a chainman and suitable surveying instruments <i>Protective Clothing</i>	1 1 1 1 1 1	Item Item Item Item Item Item		
B.I.F.E Roof Upgrade Works	1/28	To Collection €		NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS (Cont) Maintenance Records (Cont) Scaffolding <i>The Contractor shall provide 6 no.:-</i>				
A	waterproof rubber boots with steel inside and toecaps; waterproof jackets and/or leggings; high vis vests; in the sizes specified by the Architect	1	Item	
<i>Safety Equipment</i>				
B	The Contractor shall provide and maintain in full working order all necessary safety equipment for access and inspection purposes for use by the Employer's Representative. Such equipment shall include, but not be limited to:-(a) protective clothing, (b) safety harness, (c) gas detector, and (d) emergency breaking apparatus for inspecting confined spaces.	1	Item	
<i>Temporary Telephones</i>				
C	Provide for the installation of a temporary telephone service to the site for the Contractor's own use; pay all installation charges and for all calls made.	1	Item	
D	Provide for the installation of separate telephone services to the office of the Employer's Personnel, allowing unrestricted access to local calls, national STD calls, international IDS calls and pay all installation charges and associated bill costs.	1	Item	
E	Provide for the installation of facsimile machine to the office of the Employers Site Personnel.	1	Item	
<i>Traffic Regulations</i>				
F	The Contractor shall comply with the traffic regulations.	1	Item	
<i>Provision of First Aid Kit</i>				
G	The Contractor shall provide a First Aid Kit on site for the duration of the Construction Works and shall ensure that it is fully fitted out at all times.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/39	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL FACILITIES & OBLIGATIONS (Cont) Maintenance Records (Cont) Scaffolding <i>Hoarding</i> A Hoarding is required by the Employer as indicated on the Architects Drawings & Specification and the Contractor shall include for providing whatever is necessary to prevent unauthorized entry to the site or trespassing beyond the boundaries of the site and for the proper protection of the works, his plant, materials and the like and the general public as may be required by the insurers or the Local Authority. <i>Overhead Lines</i> B The Contractor must ensure that adequate safety precautions are taken when working in the vicinity of overhead lines. These may include the provision of goal post type barriers on each side of the overhead line and the non-use of scaffolding or ladders within 10 meters of the overhead line. SAFETY, HEALTH & WELFARE WORK PEOPLE C (a) The Contractor shall comply in all respects with the Safety, Health & Welfare at Work Act, 2005 and with any relevant Statutory Instruments or Regulations issued thereunder. In particular, the Contractor shall comply in all respects with the Health, Safety & Welfare at Work (Construction) Regulations, 2013-S.I. 291 of 2013 D (b) The Contractor shall comply in all respects with the Factories and Safety in Industry Acts and any other Acts amending those Acts and with any Statutory instruments or regulations issued thereunder. E (c) The Contractor shall include for a competent person to act as and carry out duties of Project Supervisor for the Design Stage and the Construction Stage as set out in the Safety, Health and Welfare at Work (Construction) Regulations, 2013.				
	1	Item		
	1	Item		
	1	Item		
	1	Item		
	1	Item		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € NIL

(Cont) CONTRACTORS LIABILITY					
(Cont) SAFETY, HEALTH & WELFARE WORK PEOPLE					
A	(d) The Contractor shall include for developing before the commencement of the construction work, the Safety and Health Plan for the construction site already prepared on a preliminary basis.	1	Item		
B	(e) The Contractor shall include for the Project Supervisor for the Construction Stage giving notice to the National Authority for Occupational Safety and Health prior to commencement of work on site in accordance with the First Schedule of the Safety, Health & Welfare at Work (Construction) Regulations 2013.	1	Item		
C	(f) The Contractor shall include for the Project Supervisor for the Construction Stage preparing and maintaining a Safety File, making any necessary adjustments and, on completion of the Contract, deliver the Safety File to the Employer.	1	Item		
D	(g) the Contractor shall procure the insurance cover required to be obtained and maintained by the Contractor pursuant to the provisions of the Contract shall provide indemnity in respect of any claim for bodily injury or property damage which the Contractor may incur by reason of the performance of the function and duties of the Project Supervisor for the Construction Stage for the Project.	1	Item		
E	(h) The Contractor shall enter into a Collateral Agreement with the Employer for the Contractor's appointment as Project Supervisor for the Construction Stage. Provide for any costs arising hereunder not provided for elsewhere herein.	1	Item		
F	(i) Further information about safety requirements may be obtained from the National Authority for Occupational Safety and Health.	1	Item		
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(Cont) CONTRACTORS LIABILITY				
(Cont) SAFETY, HEALTH & WELFARE WORK PEOPLE				
<u>Safety Statement</u>				
A	The Contractor shall provide a certificate to confirm that under the terms of the 2013 Safety, Health and Welfare at Work (Construction) Regulations the contracting firm is in possession of a written Safety Statement and that all employed and any other persons in the workplace who may be affected by risks to safety will be made aware of the contents of the Safety Statement and have access to it.	1	Item	
DISBURSEMENTS ARISING FROM EMPLOYMENT OF WORK PEOPLE				
<u>Disbursements arising from the Employment of Work People</u>				
B	Provide for all costs in respect of employing Work People.	1	Item	
C	Persons engaged upon the works should insofar as practicable and without affecting the efficiency of the work, be recruited from the local offices of FAS or other such agency to the extent that the total labour requirement of the contract exceeds the Contractor's core workforce as per DPT 15/85.	1	Item	
D	The Contractor shall pay rates of wages in accordance with current CIF directions/recognised rates and minimum wages shall be paid in accordance with Government Directives.	1	Item	
Provide for all costs in respect of labour including costs of, for example:-				
E	Social Welfare Acts	1	Item	
F	Conditions of Employment Acts	1	Item	
G	Insurance (Intermittent Employment) Act	1	Item	
H	Holiday (Employers) Act	1	Item	
J	Redundancy Payments Acts	1	Item	
K	Industrial Training Acts	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/42	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) DISBURSEMENTS ARISING FROM EMPLOYMENT OF WORK PEOPLE (Cont) Disbursements arising from the Employment of Work People (Cont) Provide for all costs in respect of labour including costs of, for example:-				
A	Factories Act, Building (Safety, Health & Welfare) Regulations	1	Item	
B	Travelling time, expenses, fares, transport	1	Item	
C	Guaranteed time	1	Item	
D	Pensions	1	Item	
E	Sick Pay Disbursements	1	Item	
F	Solas (FAS) Levy	1	Item	
G	Monitoring Agency Levy	1	Item	
H	Any other disbursements arising from the employment of labour	1	Item	
J	Non productive overtime and other expenses in connection with overtime	1	Item	
K	Incentive and bonus payments	1	Item	
L	Sick Pay Disbursements	1	Item	
M	Country Money	1	Item	
N	Pensions	1	Item	
P	Working Rule Agreement	1	Item	
Q	Give the Architect each week a daily return of the number and description of tradesmen and general labourers employed on the Works including those employed by subcontractors listed separately.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/43	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY				
DISBURSEMENTS ARISING FROM THE EMPLOYMENT OF WORKPEOPLE				
A	The Contractor shall allow for all payments to workpeople, including payments additional to the recognised Trade Union rates and emoluments and for the cost of any special working conditions, overtime working, site agreements or otherwise and for any additional costs involved to obtain workpeople or to bring workpeople from one area to another. All Contractors workpeople to be part of the CIF pension scheme. A signed declaration on compliance to the above will be required from the Contractor.	1	Item	
B	No extra will be allowed where the working of overtime is made a condition of employment in any particular trade or is necessary to achieve the Programme. Claims for overtime will be entertained only when authorized, in writing by the Architect as an extra to the Contract.	1	Item	
LOCAL LABOUR				
C	Persons engaged upon the works should insofar as practicable and without affecting the efficiency of the work be recruited from the local offices of the Solas/FAS/National Manpower Service to the extent that the total labour requirement of the Contract exceeds the Contractor's core workforce.	1	Item	
CIF PENSION SICK PAY SCHEME				
D	The Contractor shall be a contributor for the duration of the Contract, to a Contributory Pension and Sick Pay Scheme approved by the Revenue Commissioners in respect of all employees and must comply with the relevant labour agreements.	1	Item	
MAINTENANCE OF PUBLIC AND PRIVATE ROADS				
E	Maintain and uphold the public roadway and private roads, footpaths and car parks, including services hereunder and be responsible for making good any damage or disturbance other than that shown on the drawings or specifically instructed by the Employers Representative Engineer.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/44	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY				
(Cont) MAINTENANCE OF PUBLIC AND PRIVATE ROADS				
A	The Contractor shall take particular care during demolition and excavation to ensure that private and public roads are kept clear at all times, shall wash down the wheels by means of an automatic wheel was located immediately inside the site entrance of each vehicle leaving the site and sweep the roadways and footpaths daily to remove the dirt.	1	Item	
<u>Keep Clean</u>				
B	Remove from site and dispose of all rubbish, dirt, protective casings, coverings, spoils and superfluous materials from time to time or as directed	1	Item	
C	Brush, clean and wash the works daily.	1	Item	
D	Leave the building and surrounding areas clean and fit for use on completion to the entire satisfaction of the Employers Representative.	1	Item	
<u>Drying the Works</u>				
E	Provide all necessary plant, fuel and labour to carefully and progressively dry out the works and maintain the specific temperature and humidity levels required for joinery, ceiling tiles and the like.	1	Item	
F	The use of the heating plant for drying out will NOT be permitted.	1	Item	
G	The Contractors attention is drawn to the fact that concrete floor slabs and floor screeds must not exceed maximum moisture content recommended by manufacturer of vinyl floor coverings at time of laying. The Contractor shall include any additional costs which he may incur in achieving the required moisture levels prior to laying of the vinyl floor coverings as programmed.	1	Item	
<u>Statutory Obligations</u>				
H	The Contractor shall comply with all Statutory Regulations as they apply to the works, including the control of noise and pollution.	1	Item	

(Cont) CONTRACTORS LIABILITY (Cont) MAINTENANCE OF PUBLIC AND PRIVATE ROADS				
<u>Protection of the Works</u>				
A	The Contractor shall be responsible for and make good any damage whether direct or consequential which may result from the want or insufficiency of protection to the Contractors own work and the work of his specialist contractors.	1	Item	
<u>Information on all factors</u>				
B	The Contractor shall be deemed to have made a thorough examination of the drawings, specification, the site and all features thereof, with all mains, drains, adjoining premises and property or other things affecting the works which can be ascertained by such examination as no claim will be allowed on the grounds of ignorance of the conditions under which the work will be executed.	1	Item	
<u>Site dimensions</u>				
C	The Contractor shall take all necessary site dimensions before any work is carried; any discrepancy with figured dimensions on the drawings shall be pointed out to the Architect for instructions before proceeding, in accordance with the Conditions of Contract.	1	Item	
<u>Contractor to take charge</u>				
D	The Contractor shall take entire charge of the building works until handed over to the Employer and be responsible for, and make good, all injuries and damages occasioned to the said works by causes over which the Contractor has control. He shall take the proper precautions to prevent such happenings and accept liability for all risks and hold the Employer harmless from any claims for injuries to persons, animals or things, or for structural damage to property happening from any neglect, default, want of proper care or misconduct on the part of the Contractor or anyone in his employ during the execution of the works.	1	Item	
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To Collection €				NIL

(Cont) CONTRACTORS LIABILITY (Cont) MAINTENANCE OF PUBLIC AND PRIVATE ROADS (Cont) Contractor to take charge				
A	The Contractor shall prevent trespass outside the boundaries of the site allotted to him either by those engaged upon or in connection with the works except by written permission of adjoining owners.	1	Item	
PROGRESS & SITE MEETINGS <u>Progress Schedule</u>				
B	The Contractor shall submit with his tender an outline Programme together with brief method statement describing his approach to the construction of the project.	1	Item	
<u>Progress Reports</u>				
C	The Contractor shall prepare, prior to commencement of the works, a fully detailed progress schedule for the due completion of the works, including all specialist contractors work, on or before the 'Date for Substantial Completion' stated in the Appendix to Standard Conditions. When approved by the Employers Representative this schedule shall be adopted for use throughout the currency of the contract and shall be up-dated by the Contractor at periods not exceeding one month.	1	Item	
<u>Progress Meetings</u>				
D	The Contractor shall arrange and attend progress meetings which will be held at two weekly intervals. He shall inform such specialist contractors and suppliers as are necessary that their attendance at Progress Meetings is required. He shall also attend and report at separate monthly Client Report Meetings.	1	Item	
E	Provide all Employers Representatives requirements outlined in Architects Specification	1	Item	
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<u>(Cont) CONTRACTORS LIABILITY</u>				
GENERAL OBLIGATIONS				
<u>Access for Others</u>				
A	The Contractor shall allow access to the site and to the workshops by the Employers Representative and any person authorized by him and by the Employers Personnel supervising the work of artist and tradesmen. Any officer of a Local Authority desiring to see the site, buildings or documents shall be referred to the Employers Representative.	1	Item	
<u>Levels survey</u>				
B	Before commencement, the Contractor shall undertake a levels survey of areas within the site boundary. Any discrepancies to be advised to the Employers Representative.	1	Item	
<u>Condition survey</u>				
C	Before commencement, the Contractor shall undertake a condition survey of adjoining buildings within close proximity of the Works. A copy of this survey shall be forwarded to the Employers Representative.	1	Item	
<u>Adjoining owners and occupiers</u>				
D	The Contractor shall take all precautions effectively to protect adjoining buildings and property in the ownership or possession of any other third parties and avoid doing anything that may reasonably be objected to by them during the execution of the works.	1	Item	
<u>Adjacent and abutting buildings</u>				
E	Any damage caused to adjacent or connecting buildings / infrastructure as a result of the Works, shall be made good at the expense of the Contractor.	1	Item	
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To Collection €				NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL OBLIGATIONS				
<u>Setting Out</u>				
A	Opening up and excavation shall not commence until the Employers Representative has inspected the setting out. The checking of any line, level or setting out by the Employers Representative or his representatives shall not relieve the Contractor of his responsibility for the correctness thereof. The Contractor shall make all reasonable efforts to verify the accuracy of the setting out information in the Works Requirements.	1	Item	
<u>Notices to third parties</u>				
B	The Contractor shall serve notices on adjoining owners, occupiers and third parties generally and obtain permissions necessary to ensure the due progression of the works.	1	Item	
<u>Employer's premises</u>				
C	The Contractor shall accept responsibility for damage to adjoining buildings or property in the ownership or possession of the Employer and shall make good such damage and indemnify the Employer against any loss accruing. Take precautions effectively to protect such buildings and property.	1	Item	
<u>Display board</u>				
D	The Contractor shall provide and erect two (2) number approved sign board 2400 x 2250mm. high in a prominent position giving the names of the Project, Employer, Contractor, Architect, Consulting Engineers, Quantity Surveyors and NDP. Sign boards to be supplied by individual members of Design Team. Boards to be mounted on galvanized steel posts with concrete foundations. Board to be located in positions to be agreed with the Employers Representative. Planning permission should also be included if required.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 1/49 NIL

(Cont) CONTRACTORS LIABILITY				
(Cont) GENERAL OBLIGATIONS				
<u>Photographs</u>				
A	The Contractor shall provide initial and progress photographs to show the condition of the works at monthly intervals and circulate copies to the Employer Representative.	1	Item	
<u>Contract Documents</u>				
B	The Contractor shall provide all extra copies of the contract documents for the Contractor's own use.	1	Item	
<u>Patent Rights and Royalties</u>				
C	The Contractor shall save harmless and indemnify the Employer against any claims and proceedings for or on account of infringement of any patent rights, design, trademark or name or other protected rights in respect of any constructional plant, machine, work or material used for or in connection with the works.	1	Item	
<u>Storage and working area</u>				
D	The storage and working area shall be as shown on Architect's Detailed Drawings. The Contractor shall ensure that nobody employed on or connected with the works trespass beyond this area.	1	Item	
E	Work outside the site area shall only be carried out at a time to be agreed with the Employers Representative.	1	Item	
<u>Services on and over the site</u>				
F	The Contractor shall allow for all costs in connection with maintaining existing services during the works.	1	Item	
G	The Contractor shall pay all costs (connection fees, connections, standing charges, bills, disconnection, reinstatement) and comply with all requirements.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/50	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) GENERAL OBLIGATIONS				
<u>Services within or adjacent to an existing functional building</u>				
A	The contractor shall be permitted to connect into existing utility services subject to each utility being metered individually and the metering system proposed being approved in writing by the Employer's representative in consultation with the Building Services Engineer. The metering system, connections etc. proposed must also be in accordance with all current regulations, legislation and Health and Safety requirements	1	Item	
B	The meter reading for the appropriate utility should be jointly read, recorded and agreed by the Contractor and the school not later than 10 days before an application for payment by the Contractor. The amount due from the Contractor to the school (on presentation of invoice by the school) should be the number of units consumed in the billing period multiplied by the full cost per unit of the particular utility including VAT to be paid with in 30 days	1	Item	
C	If the Contractor fails to honour a valid notice the Contract terms should permit the Employers Representative to deduct the amount so due from any monies owed or which may become due to the Contractor	1	Item	
<u>Asbestos</u>				
D	Any asbestos uncovered during the works in the existing building or site generally to be notified immediately to the Employers Representative. Work in the vicinity to cease immediately.	1	Item	
<u>Commissioning</u>				
E	The Contractor shall take appropriate measures to prevent injuries from substances hazardous to health, which include :-	1	Item	
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(Cont) CONTRACTORS LIABILITY (Cont) GENERAL OBLIGATIONS				
<u>Certificates of Substantial Completion</u>				
A	Prior to the issue of the Substantial Completion Certificates or at a later date (subject to agreement with the Employers Representative) the Contractor shall furnish Certificates of Compliance confirming that the works have been built in accordance with the requirements of the Building Regulations.	1	Item	
<u>Substantial Completion (Sub-Clause 9.6)</u>				
B	The Contractor shall notify the Employers Representative, in writing, 20 days prior to handover, the date on which he considers Substantial Completion will be achieved and from which the Defects Period should commence and he shall have such date agreed and confirmed in writing by the Employers Representative.	1	Item	
OPERATION/MAINTENANCE OF THE FINISHED BUILDING				
<u>The Building Manual</u>				
C	The Building Manual (incorporating the Health and Safety File and subtitled accordingly) is to be a comprehensive information source and guide for the Employer and end users providing a complete understanding of the building and its systems and enabling it to be operated and maintained efficiently and safely. The Contractor is required to obtain or prepare all the information to be included in the Manual, produce the required number of copies of the Manual and submit them to the Architect for checking by the Planning Supervisor and for delivery to the Employer.	1	Item	
D	Notwithstanding the provisions of the Contract in respect of the release of the first moiety of the retention balance upon the issue of the Certificate of Substantial Completion, no such release of retention shall be made until the building file has been prepared to the satisfaction of the Planning Supervisor and is in the possession of the Employer.	1	Item	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
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(Cont) CONTRACTORS LIABILITY (Cont) OPERATION/MAINTENANCE OF THE FINISHED BUILDING (Cont) The Building Manual				
A	The Manual is to consist of the following three parts, subsectioned as appropriate :	1	Item	
B	Part 1 : GENERAL INFORMATION : Information being provided to the Contractor by the Architect	1	Item	
C	Part 2 : BUILDING FABRIC INFORMATION : Plus certain as-built drawings and other information provided by the Contractor	1	Item	
D	Part 3 : BUILDING SERVICES INFORMATION : Plus certain as-built drawings and other information provided by the Contractor.	1	Item	
E	A complete draft of the Manual must be submitted not less than two weeks before the date for submission of the final copies of the Manual. Amend the draft Manual in the light of any comments and resubmit to the Architect. Do not proceed with production of the final copies of the Manual until authorized to do so by the Architect.	1	Item	
F	Final copies of the Manual : Three hard copies of the Building Manual are to be presented to the Planning Supervisor together with one complete copy on computer disk in a format approved by the Architect and Employer not less than one week before Substantial Completion.	1	Item	
G	As-built drawings : Provide three copies on A1 size paper together with one complete copy on computer disk in a format approved by the Architect and Employer not less than one week before Substantial Completion.	1	Item	
The Health and Safety File				
H	The Contractor is required to include in their detailed proposal for the co-ordination and submission of a comprehensive Digital Project Safety File (DPSF) all in accordance with the requirements stated in Appendix to the Invitation to Tender Document.		Item	
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<u>(Cont) CONTRACTORS LIABILITY</u>				
THE BUILDING MANUAL PART 1: GENERAL INFORMATION				
<u>The Building Manual Part 1 : General Information must include :</u>				
A	A description of the Buildings	1	Item	
B	Details of ownership and all Consultants and Designers	1	Item	
C	Details of all Authorities plus copies of all consents and approvals obtained	1	Item	
D	Names, addresses, telephone and fax numbers and e-mail address of all Contractors, subcontractors, suppliers and manufacturer's.	1	Item	
E	Any operational requirements and constraints of a general nature which are not relevant to other parts of the Building Manual.	1	Item	
F	The Fire Safety Strategy for the building (s) including drawings showing emergency escape routes, location of emergency and fire fighting systems, services shut off valves, switches etc.	1	Item	
G	The contractor shall ensure that "as built" record drawings, instruction manuals and test certificates are prepared on an on-going basis for inclusion in the safety and health file to be handed to the Employers Representative / Architect prior to substantial completion.	1	Item	
THE BUILDING MANUAL PART 2: BUILDING FABRIC INFORMATION				
<u>Provide such information as is reasonably required by the Planning Supervisor including :</u>				
H	Details of construction methods and materials which may present significant residual hazards with respect to cleaning, maintenance of demolition for all Contractor designed work and specified work.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/54	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) THE BUILDING MANUAL PART 2: BUILDING FABRIC INFORMATION (Cont) Provide such information as is reasonably required by the Planning Supervisor including :				
A	As-built drawing recording details of construction for all Contractor designed work and performance specified work.	1	Item	
B	Copies of manufacturer's current literature for all products for which the particular proprietary brand has been chosen by the Contractor, including COSHH dated data sheets and manufacturer's recommendations for cleaning and maintenance.	1	Item	
C	Copies of all guarantees, warranties and maintenance agreements offered by specialist contractors and manufacturer's.	1	Item	
D	Copies of all test certificates and reports required in the specification.	1	Item	
THE BUILDING MANUAL PART 3: BUILDING SERVICES INFORMATION The Building Manual Part 3 : Building Services Information must include :				
E	A full description of each of the systems installed, written to ensure that the Employer's staff fully understand the scope and facilities provided	1	Item	
F	A description of the mode of operation of all systems including services capacity and restrictions	1	Item	
G	Diagrammatic drawings of each system indicating principal items of plant, equipment, valves etc.	1	Item	
H	A photo-reduction of all record drawings to A3 size together with an index.	1	Item	
J	Legend for all colour-coded services	1	Item	
K	Schedules (system by system) of plant, equipment, valves etc. stating their locations, duties and performance figures. Each item must have a unique number cross-referenced to the record and diagrammatic drawings and schedules.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 1/55 NIL

(Cont) CONTRACTORS LIABILITY (Cont) THE BUILDING MANUAL PART 3: BUILDING SERVICES INFORMATION (Cont) The Building Manual Part 3 : Building Services Information must include :				
A	The name, address and telephone number of the manufacturer of every item of plant and equipment together with catalogue list numbers.	1	Item	
B	Manufacturer's technical literature for all items of plant and equipment, assembled specifically for the project, excluding irrelevant matter and including detailed specifically for the project, excluding irrelevant matter and including details drawings, electrical circuit details and operating and maintenance instructions.	1	Item	
C	A copy of all Test Certificates (including but not limited to electrical circuit tests, corrosion tests, type tests, work tests, start and commissioning tests) for the installations and plant, equipment, valves etc used in the installations.	1	Item	
D	A copy of all manufacturer's guarantees, warranties and maintenance agreements offered by specialist contractors and manufacturers.	1	Item	
E	Starting up, operating and shutting down instructions for all equipment and systems installed.	1	Item	
F	Control sequences for all systems installed.	1	Item	
G	Schedules for all fixed and variable equipment settings established during commissioning.	1	Item	
H	Procedures for seasonal changeovers.	1	Item	
J	Recommendations as to the preventative maintenance frequency and procedures to be adopted to ensure the most efficient operation of the systems.	1	Item	
K	Lubrication schedules for all lubricated items.	1	Item	
L	A list of normal consumable items.	1	Item	

(Cont) CONTRACTORS LIABILITY (Cont) THE BUILDING MANUAL PART 3: BUILDING SERVICES INFORMATION (Cont) The Building Manual Part 3 : Building Services Information must include :				
A	A list of recommended spares to be kept in stock by the Employer, being those items subject to wear or deterioration and which may involve the Employer in extended deliveries when replacements are required at some future date.	1	Item	
B	Procedures for fault finding.	1	Item	
C	Emergency procedures, including telephone numbers for emergency services.	1	Item	
PRESENTATION OF BUILDING MANUAL				
D	The Manual is to be contained in a series of A4 size, plastic covered, loose leaf, four ring binders with hard covers, each indexed, divided and appropriately cover titled. Selected drawings needed to illustrate or locate items mentioned in the Manual where larger than A4, are to be folded and accommodated in the binders so that they may be unfolded without being detached from the rings. The main set(s) of as-built drawings may form annex(es) to the Manual.	1	Item	
TRAINING OF EMPLOYER'S STAFF				
E	Before Substantial Completion the Contractor shall explain and demonstrate to the Employer's maintenance staff the purpose, function and operation of the installations including all items and procedures listed in the Building Manual. Include for not less than two operating days for this purpose. Contractors shall ensure that full instructions to the Employer's staff is given to at least 3 No. Individuals at managerial level and is signed-off appropriately.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/57	To Collection €	NIL

<u>(Cont) CONTRACTORS LIABILITY</u>				
SPARE PARTS				
Within two weeks of request submit to the Architect a quotation, priced in detail, for the initial supply of spare parts to the Employer and including for :				
A	(i) Checking receipt, marking and numbering in accordance with the schedule of spare parts; (ii) Referencing to the plant and equipment list in Part 3 of the Building Manual; (iii) Painting, greasing etc and packing to prevent deterioration during storage	1	Item	
TOOLS				
B	At Substantial Completion the Contractor shall provide two complete sets of tools and portable indicating instruments for the operation and maintenance of all services plant and equipment (except any installed under named specialist contracts) together with suitable means of identifying, storing and securing name.	1	Item	
ASSIGNMENTS				
C	Consent or approval under Clause 1, sub-clause 1.8 of the Conditions of Contract (Assignment) if given shall not relieve the Contractor from any liability or obligation under the Contract and he shall be responsible for the acts, defaults and neglects of the specialist contractor, his agents, servants or workpeople, as fully as they were the acts, defaults or neglects of the Contractor, his agents, servants or workpeople.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/58	To Collection €	NIL

<u>(Cont) CONTRACTORS LIABILITY</u>				
UNFIXED WORKS ITEMS				
A	The Employers Representative may ask the Contractor or specialist contractors (through the Contractor) for proof of full ownership (free from any lien or charge) in certain goods or materials delivered to the site to be embodied in the works in accordance with Clause 11 sub-clause 11.2. If this proof is not forthcoming the Employers Agent will be entitled to withhold certifying payment in respect of goods and materials in question. Payment for goods will be based on percentage value of 'material costs only' as stated within Contract Schedule 1 Part L.	1	Item	
SUBSTANCES HAZARDOUS TO HEALTH				
<u>The Contractor shall take appropriate measures to prevent injuries from substances hazardous to health which include :-</u>				
B	(i) Culvert and waterproofing agents, (ii) Paints, (iii) Any dust in substantial concentrations, (iv) Excavated contaminants, (v) Working adjacent to live foul sewers	1	Item	
C	(ii) Disposal of surplus material, including special wastes and hazardous materials shall be executed in accordance with all current legislation.	1	Item	
MEASURES TO BE TAKEN TO PROTECT MEMBERS OF THE PUBLIC				
D	The Contractor shall advise the Architect of the measures he proposed to take to safeguard the general public and the owners and occupiers of property adjacent to the Works, from the effects of hazardous materials.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 1/59 NIL

<u>(Cont) CONTRACTORS LIABILITY</u>				
HAZARDOUS MATERIALS				
A	Hazardous materials including contaminated land, other than that included in the Pricing Document, have not been identified on the site. Should any hazardous materials be discovered during the course of the works the Contractor shall inform the Architect immediately. The site shall be secured and protected and arrangements for disposal to an appropriate licensed tip shall be agreed with the Local Authority prior to any disposal taking place.	1	Item	
TAX MATTERS				
<u>Value Added Tax in Certificates</u>				
B	When submitting detailed progress statements as required under Clause 11 of the Standard Conditions and when submitting details for settlement of the Final Account, the Contractor shall show separately the value of any items, including any such included in specialist contractors accounts, upon which Value Added Tax is chargeable at a rate different from that applicable to buildings contracts. In the case of 'fittings' as defined by the Revenue Commissioners such values shall be the cost of supply and delivery only.	1	Item	
C	When claiming payment from the Employer on foot of any interim or final certificate which includes the value of items chargeable at a rate different from that applicable to building contracts the Contractor should raise a separate invoice covering each different rate of Value Added Tax applicable. The Revenue Commissioners have stated that failure to raise invoices in this way will render the total Final Account liable to Value Added Tax at the highest rate involved. The Employer will not be liable to pay the Contractor for any excess tax becoming payable as a result of failure to comply with this condition which is in accordance with the regulations of the Revenue Commissioners.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/60	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY				
(Cont) TAX MATTERS				
<u>Tax Clearance</u>				
A	It will be a condition precedent to the award of this contract that the Contractor must be able to produce promptly a Tax Clearance Certificate (unless he has a Sub-Contractor C2 Certificate). In the case of a non-resident, a statement from the Revenue Commissioners will be required.	1	Item	
B	Furthermore, it will be the responsibility of the successful Contractor to ensure that any Sub-Contractor employed by him on this contract is in possession of either a bona fide C2 Certificate or a Tax Clearance Certificate and to submit such certificate in each case for inspection by this office when required to do so. No claims for increased costs will be entertained in respect of contractor's compliance with this condition.	1	Item	
C	Payments under this contract will at all times be conditional on compliance with these requirements. It is emphasized that in the absence of a current C2 Certificate, tax must be deducted at a rate of 35% from payments due in accordance with Section 17 of the Finance Act 1970, notwithstanding that a Tax Clearance Certificate has been furnished by the Contractor.	1	Item	
<u>Custom Duties</u>				
D	The Contractor will be deemed to have included in his tender for all Customs and other duties legally payable at the Designated Date.	1	Item	
E	Imported items should be listed separately at the end of the Pricing Document together with the date of quotation and the currency conversion rate on which the quotation is based.	1	Item	
F	Provide for all customs and excise duties and import licence fees. Price items of work exclusive of VAT.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/61	To Collection €	NIL

<u>(Cont) CONTRACTORS LIABILITY</u>				
FREEDOM OF INFORMATION ACT 1997				
<u>Freedom of Information Act 1997</u>				
[i] The Employer proposes that the following information relating to this tender competition will be made available upon request:				
A	(a) to an unsuccessful tenderer - reason for a tenderer's failure to obtain a contract.	1	Item	
B	(b) to any interested party:	1	Item	
C	the award criteria	1	Item	
D	names of all firms who request tender documentation	1	Item	
E	the name of the successful tenderer and the gross contract price	1	Item	
F	name of all firms who submit tender (in alphabetical order)	1	Item	
G	all gross tender figures received (in numerical order)	1	Item	
[ii] The Employer undertakes to hold confidential any information provided by you in this tender subject to:				
H	(a) Disclosure of the information specified in (i) above.	1	Item	
J	(b) the Employer's obligations under law, including the Freedom of information Act 1997, which came into force on 21 April 1998.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/62	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) FREEDOM OF INFORMATION ACT 1997 (Cont) Freedom of Information Act 1997				
Information in relation to this tender may be made available on demand in accordance with Freedom of Information Act 1997.				
A You are asked to consider if any of the information (other than that referred to at (i) above, supplied by you in this tender should not be disclosed because of its sensitivity. If this is the case, you should, when providing the information, identify same and specify reasons for its sensitivity. The Employer will consult with you about sensitive information before making a decision on any Freedom of Information requests received (see Freedom of Information statement in Form of Tender).	1	Item		
B If you consider none of the information supplied by you is sensitive, please make a statement to that effect. Such information may be released in response to a Freedom of Information request (see Freedom of Information Statement in Form of Tender).	1	Item		
CONTRACTOR REQUIREMENTS FOR COMPLIANCE WITH THE BUILDING CONTROL REGULATIONS 1997-2014				
<u>The Contractors shall comply with all Building Control Regulations 1997-2014</u>				
C all as outlined and in accordance with Architects Specification	1	Item		
SAFETY, HEALTH AND WELFARE AT WORK (CONSTRUCTION) REGULATIONS 2013:(SI. No.291)				
D The Contractor shall provide for all costs in connection with his appointment as Project Supervisor for the Construction Stage (PSCS) herein; including co-operating with the Project Supervisor Design Process in the preparation and hand-over to the Client of the Safety File on Substantial Completion.	1	Item		
The Project Supervisor for the Design Process is Bluett & O'Donoghue Architecture		note		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	1/63		To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) SAFETY, HEALTH AND WELFARE AT WORK (CONSTRUCTION) REGULATIONS 2013:(SI. No.291) The Project Supervisor for the Construction Stage (PSCS) shall be the Contractor appointed to carry out the Works. The Contractor shall co-operate with the PSDP in the preparation of the Safety File and shall provide all relevant documentation, including all technical manuals, marked up 'as built' drawings and materials safety sheets. The Employer will be unable to take possession of the Works ('Substantial Completion' stage) unless he has received the information and documentation required to allow the Employer comply with his duties in respect of the safe operation of the premises under relevant statutory provisions. The Contractor shall include for a competent person to act as and carry out the duties of Project Supervisor for the duration of the Construction stage as set out in the current Safety, Health and Welfare at work (Construction) Regulations. The Contractor shall ensure that the Project Supervisor for the Construction Stage has the insurances required of the Project Supervisor for the Construction Stage under its appointment. The notification of commencement of construction of the project to the HSA shall be the responsibility of the Project Supervisor for the Construction Stage - the Contractor. The Project Supervisor (Construction Stage) is required to confirm in writing that they will be fully responsible for any temporary works design and construction and the completion of the entire safety file documentation for this project, notwithstanding any provisions relating to these issues under the current Safety, Health and Welfare Regulations.		note		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	1/64	To Collection €		NIL

(Cont) CONTRACTORS LIABILITY (Cont) SAFETY, HEALTH AND WELFARE AT WORK (CONSTRUCTION) REGULATIONS 2013:(SI. No.291) The Project Supervisor (Construction Stage) is required to liaise with the Project Supervisor (Design Stage) with regards to any temporary works design and construction. The tenderer shall, providing they are in a position to do so, complete the declaration of competence attached to the Invitation to Tender letter accompanying this set of documents. The person providing the expertise required of a Project Supervisor for the Construction Stage may be either an employee or a consultant retained for the specific purpose. The firm shall not assign the Collateral Agreement without the Employer's written consent. Where a tenderer is not deemed competent by the Employer to act as Project Supervisor for the Construction Stage then the tender submitted by that party shall be passed over and deemed invalid. In the event of the Employer deciding to enter into a contract for the execution of the Works, the successful firm shall enter into a contract (the 'Main Contract') using the Conditions of Contract as specified elsewhere. The firm shall also enter into a Collateral Agreement to the Main Contract for the provision of the service of Project Supervisor for the Construction Stage and the performance of the duties outlined in the above mentioned Regulations in consideration of the acceptance by the Employer of the tender, or any modification thereof. The Form of Collateral Agreement shall be the Model Form published by the Department of Finance. SPECIAL SITE CONDITIONS <u>Site Boundaries</u> The site boundaries and extent of the works are indicated on Architects Drawing No.P23-011-T-001 'OS Site Location Plan' and No.P23-011-T-002 'Site Layout Plan'		note note note note		
A	1	Item	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) SPECIAL SITE CONDITIONS				
<u>Scope & Sequencing</u>				
A	The scope and sequencing of the works are indicated on Architects Document No.P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
<u>Photographic Record</u>				
B	The contractor shall prepared a photographic record of the site and neighbouring sites prior to the commencement of the works on site. The neighbouring sites must be reinstated to at least the same condition recorded prior to commencement of the works on site.	1	Item	
ACCESS TO THE WORKS & SECURITY HOARDINGS				
<u>Access to the Works</u>				
C	The Site Access, in accordance with Architects Document No.P23-011 Scope and Sequencing of Works and Specification shall be installed prior to commencement of the works. The Contractor's price must include for the necessary works and temporary works to create this access, together with the programming of the works to meet this requirement, especially with regard to the passage of his plant, material and work people to and from the site. The Contractor must ensure that he/she is fully aware of the Consulting Engineer's requirements in this respect (contact Consulting Engineer at tendering stage, if necessary) and include for all associated costs. No claims on the grounds of want of knowledge in this respect will be entertained whatsoever. The Contractor must include here for all costs associated with all necessary liaisons and all items required to obtain the necessary site access.	1	Item	
D	The contractor shall provide a dedicated vehicle entrance and separate pedestrian entrance; sign-in / sign out facility shall be located as directed	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 1/66 NIL

(Cont) CONTRACTORS LIABILITY				
(Cont) ACCESS TO THE WORKS & SECURITY HOARDINGS				
<u>Security Hoarding</u>				
A	install security hoarding as detailed; see Architects Document P23 011 Roofing Upgrade Works - page 6-7/16	1	Item	
B	Security Hoarding is required by the Employer and shall be installed prior to commencement of the works and the Contractor shall include for providing whatever is necessary to prevent unauthorized entry to the site or trespassing beyond the boundaries of the site and for the proper protection of the works, his own and domestic sub-contractors plant, materials and the like and the general public as may be required by the insurers or the Local Authority	1	Item	
C	Security Hoarding, in accordance with Architects Specification and shall include 2.400m. high heras fencing with Heras Airmesh netting fixed to same. Fencing shall be adequately supported as recommended by fencing manufacturer. Hoarding agreed colours and hoarding itself must be maintained in pristine condition. Hoarding must have external bulkhead lights, to be maintained by the contractor, if required by Architect.	1	Item	
D	No advertising whatsoever on the hoarding denoting the companies involved. No other publicity or advertising signs inside the site should be visible from the outside. Publicity boards will be created and electronic final proofs will be sent to the Contractor. 4 No. boards must be printed out in A0 size, mounted in a weatherproof format in a position agreed by the client and maintained in pristine condition until completion. The only permitted signs on the hoarding are safety signs, to be placed in the immediate proximity of the site entrance only.	1	Item	
E	install proper signage to the security hoarding and to all other appropriate locations as required	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/67	To Collection €	NIL

<u>(Cont) CONTRACTORS LIABILITY</u>				
SITE RESTRICTIONS				
<u>Fire Exits & Exit Routes</u>				
A	provide clear all fire exit and exit escape route to be kept clear access at all times	1	Item	
<u>Contractor Access</u>				
B	contractor access to be kept to nearest exit door available to the area of works where access to interior is required	1	Item	
<u>Dust</u>				
C	In the event that dust begins to escape from the building and/or site generally, the client reserves the right to request a misting spray to be sent into the site from the top rim of the hoarding.	1	Item	
<u>Disability Access Certificate</u>				
D	there is no disability access certificate application requirement for elements of these works	1	Item	
<u>Planning Permission</u>				
E	There is no planning permission application requirement for these works; see however under specific contractor related environmental conditions which are required to be complied with as part of the works; see Architects Document P23 011 Roofing Upgrade Works - page 6/16	1	Item	
<u>Waste Management Plan</u>				
F	^see Architects Document P23 011 Roofing Upgrade Works - page 6-7/16	1	Item	

<u>(Cont) CONTRACTORS LIABILITY</u>				
SPECIAL SITE RESTRICTIONS				
Special Site Restrictions shall be provided in accordance with Architects Document No.P23-011 Scope and Sequencing of Works and Specification				
A	maintain existing access entry gate and existing access road throughout the period of the contract; make good road surface to match existing; access road to be kept clear at all time for 'right of way'	1	Item	
B	provide all temporary warnings, traffic lights or other devices which may be necessary to secure the safety of construction staff, facility staff, pupils, general public and those using drop-off area, bus set down and parking areas	1	Item	
C	provide a Condition Report & Photographic Survey of all existing hardstanding areas affected by al new works and construction access; make good any part affected as a result of building works upon completion of project	1	Item	
D	The contractor shall provide a 'Traffic Management Plan' for site and access to site.	1	Item	
E	The contractor shall provide for road opening license, associated application documentation, fess / charges for all works on public roads.	1	Item	
F	The site must not be used for any other purpose than carrying out the works.	1	Item	
<u>Contractor's Compound</u>				
G	Provide secure compound / temporary site accommodation / construction parking including hardcore base; make good to area upon completion of project; see Architects Document P23 011 'Scope & Sequences of Works' page 6 of 6	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/69	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) SPECIAL SITE RESTRICTIONS (Cont) Contractor's Compound				
A	the contractor's compound shall be located in the rear car park, as outlined in Drawing No.7 Fig.3 - Proposed Contractor's Compound location. Carparking for the Contractor, it's servants, agents and sub-contractor's will be facilitated.	1	Item	
B	The Employers Representative has indicated a provisional location for a Contractor's compound in the rear carpark, as indicated on page 6 of 6 of Architects Document P23-011 'Scope & Sequences of Works'. Car-parking for the Contractor, its servants, agents, and sub-contractors will be facilitated. All deliveries of materials and goods to site should be stored inside the compound as soon as possible. All waste shall be removed from site as soon as possible - stockpiling of waste will not be permitted.	1	Item	
C	the Contractor is to provide it's own welfare facilities unless alternative arrangements are agreed with the Institute. The Employer will facilitate the Contractor insofar as is practicable given the live school environment.	1	Item	
<u>Deliveries & Removals</u>				
D	The contractor shall avoid major site deliveries at peak times (08.30-09.30am & 3.30-4.30pm) which may cause an obstruction / delay to traffic.	1	Item	
E	all deliveries of materials and goods should be stored inside the compound as soon as possible.	1	Item	
F	all waste shall be removed from site as soon as possible - stockpiling of waste will not be permitted.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/70	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY				
(Cont) SPECIAL SITE RESTRICTIONS				
<u>Facility Opening Periods</u>				
A	the contractor should note that the facility is to remain in use while part of the proposed contract works are being carried out and the contractor shall have full access to the site for a defined period; see page 4 of 6 of Architects Document P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
B	exact Easter holidays shall be confirmed at pre-contract appointment to allow for final programme to be agreed	1	Item	
C	exact Exam days shall be confirmed at pre-contract appointment to allow for final programme to be agreed	1	Item	
D	exact Summer holidays shall be confirmed at pre-contract appointment to allow for final programme to be agreed	1	Item	
<u>Caretaker and Secretarial staff</u>				
E	shall remain on site during school holiday period(s)	1	Item	
<u>Contractor and Employer Co-operation</u>				
F	The Contractor and the Employer shall facilitate one another in order to not adversely affect the ongoing operation of the building during term time, the safety of students, visitors and staff and to permit the works to be undertaken in a reasonable manner by the Date of Substantial Completion. No roofs are to be left unprotected from water ingress overnight, unless otherwise agreed with the Employers Representative.	1	Item	
PHASING OF THE WORKS				
<u>Phasing of the Works</u>				
G	The works shall be completed in a single phase in accordance with Architects Document P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/71	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) PHASING OF THE WORKS <u>(Cont) Phasing of the Works</u>				
A	Commencement date for the works shall be 19 March 2026 in accordance with Architects Document P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
B	Date of Substantial Completion shall be 31 August 2027 together with 31 August - 8 September 2027 for final snagging of internal works and 8 September - 26 September 2025 for final snagging of external works in accordance with Architects Document P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
SEQUENCING OF THE WORKS <u>Sequencing of the Works</u>				
C	It is proposed that the construction works duration will straddle dates when the building is in full educational use and also dates during the Institute holiday period, when full access to the overall building will be available save for ongoing maintenance by the employer at the premises.	1	Item	
D	During the term time some elements of the works may proceed and also for some area of the employer will be in the position to decant staff and students from areas impacted by the work.	1	Item	
The works must be undertaken and handed over to the Employer as noted below. The work areas are split into the following six (6) sections:-				
E	Roof A (to be undertaken with main disruptive works during summer holiday time)		note	
F	Roof B (which can be undertaken during term and holiday time on a sectional basis as works as rooms under service areas)		note	
G	Roof C (to be undertaken with main disruptive works during summer holiday time)		note	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		1/72		
September 2026				

(Cont) CONTRACTORS LIABILITY (Cont) SEQUENCING OF THE WORKS <u>(Cont) Sequencing of the Works</u> (Cont) The works must be undertaken and handed over to the Employer as noted below. The work areas are split into the following six (6)...				
A	Roof D (which can be undertaken during term and holiday time on a sectional basis as works are more restricted)		note	
B	Roof E (which can be undertaken during term and holiday time on a sectional basis as works are more restricted)		note	
C	Roof F (which can be undertaken during term and holiday time on a sectional basis as works are more restricted)		note	
<u>Alternative Sequencing</u>				
D	an alternative sequencing may be agreed with the Employer, however this is at the sole discretion of the Employer	1	Item	
<u>Contractor and Employer Co-operation</u>				
E	the Contractor and the Employer shall facilitate one another in order not to adversely affect the ongoing operation of the building during term time, the safety of students, visitors and staff and to permit the works to be undertaken in a reasonable manner by the Date of Substantial Completion	1	Item	
F	no roofs are to be left unprotected from water ingress overnight, unless otherwise agreed with the Employers Representative	1	Item	
<u>Timelines for Procurement of Items</u>				
G	A number of items as part of the Works are specialist or non-standard items or otherwise may have longer lead times, depending on procurement review. These are well documented in the Works Requirements. There can be substantial lead-in times on these components and the Contractor should take cognisance of this when procuring these items. It may be necessary to formulate submissions at the outset so orders can be made in sufficient time.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/73	To Collection €	NIL

(Cont) CONTRACTORS LIABILITY (Cont) SEQUENCING OF THE WORKS <u>Other Works on Site</u>				
A	There may be other contract works taking place on separate adjacent buildings on the campus during the contract period. There will be a requirement to liaise on H&S matters.	1	Item	
<u>Programme</u>				
B	The Contractor is to prepare a programme for carrying out the works and ensure that programme is aligned with the sequence provided on page 5 of 6 of Architects Document P24 -011 'Vol A1 Project Particulars Scope and Sequences of Works')	1	Item	
COVID-19				
<u>Covid-19</u>				
C	The contractor shall include compliance with all regulations, requirements, Government published guidance and Public Health Measures concerning Covid-19 pandemic and guidelines current at the Designated date for the project. These include the requirements of the Return to Work Safety Protocol and any additional Health and Safety Risks arising from Covid-19.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		1/74	To Collection €	NIL

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B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	1/77			

COLLECTION Page No. 1/73 Page No. 1/74 ELEMENT NO.[06] PRELIMINARIES Carried to Summary				
				NIL
				NIL
				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				

SUSPENDED CEILINGS : A-B-C

ISSUE FOR TENDER

ELEMENT NO.[35] SUSPENDED CEILINGS : A-B-C				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>SUSPENDED CEILING SYSTEM WITH SUPPORTING METALWORK</u>				
Suspended ceiling system; grid system to match existing; suspended ceiling tiles 1200 x 600 x 20mm. thick to match existing; ceiling attenuation of 23 dB or better; colour-to match existing; laying in position on all necessary hangers, fixings, runners, cross members, primary channels, perimeter trims, clips, bracings, etc.; services integrated with linings; all installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes and Insulation & Specification and Photographic Report Ceiling Reference				
Linings to ceilings; horizontal with suspension 500-1000mm. depth; fixing with hangers at 600mm. centres; shot fixing to existing structural steelwork roof trusses / roof decking				
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		2/1	To Collection €	NIL

(Cont) SUSPENDED CEILING SYSTEM WITH SUPPORTING METALWORK				
(Cont) Suspended ceiling system; grid system to match existing; suspended ceiling tiles 1200 x 600 x 20mm. thick to match existing; ceiling attenuation of 23 dB or...				
<u>To L00</u>				
A	over 300mm. wide; 1200 x 600mm. tiles; canteen; area C	301	m2	
B	extra; perimeter grid system to match existing	71	m	
C	extra; demounting all fittings located there-on; liaise with M&E installations	1	no	
D	extra; remounting all fittings located there-on; liaise with M&E installations	1	no	
Suspended ceiling system; grid system to match existing; suspended ceiling tiles 600 x 600 x 20mm. thick to match existing; ceiling attenuation of 23 dB or better; colour-black (to match existing); laying in position on all necessary hangers, fixings, runners, cross members, primary channels, perimeter trims, clips, bracings, etc.; services integrated with linings; all installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes and Insulation & Specification and Photographic Report Ceiling Reference				
<u>Linings to ceilings; horizontal with suspension 500-1000mm. depth</u>				
<u>To L00</u>				
E	over 300mm. wide; 600 x 600mm. tiles; stage +; area C	10	m2	
To Collection €				NIL

SUSPENDED CEILING TILE REPLACEMENT WITH EXISTING SUPPORTING METALWORK			
Suspended ceiling system; replacing all existing suspended ceiling tiles 600 x 600mm. and 1200 x 600 x 20mm. thick to match existing and lay in existing grid system; removal of existing tiles elsewhere measured; colour-to match existing; all installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes and Insulation (pages 1-23) & Specification and Photographic Report Ceiling Reference <u>Linings to ceilings; horizontal with suspension 500-1000mm. depth</u> <u>To L00</u>			
A	over 300mm. wide; 600 x 600mm.tiles; room A36; area A	60	m2
Suspended ceiling system; replacing individual existing suspended ceiling tiles 600 x 600mm. and 1200 x 600 x 20mm. thick to match existing and lay in existing grid system; removal of existing tiles elsewhere measured; colour-to match existing; all installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes and Insulation and Specification and Photographic Report Ceiling Reference <u>Linings to ceilings; horizontal with suspension 500-1000mm. depth</u> <u>To L00</u>			
B	over 300mm. wide; 600 x 600mm. tiles; area A	43	m2
C	over 300mm. wide; 1200 x 600mm. tiles; area A	190	m2
D	extra; rooflight trim to grid system; trim to match existing; area A	214	m
E	over 300mm. wide; 600 x 600mm. tiles; area B	6	m2
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		2/3	To Collection €
			NIL

COLLECTION Page No. 2/1 Page No. 2/2 Page No. 2/3 Page No. 2/4 ELEMENT NO.[35] SUSPENDED CEILINGS : A-B-C Carried to Summary				
				NIL
				NIL
				NIL
				NIL
				NIL

SUSPENDED CEILINGS : D-E-F

ISSUE FOR TENDER

<u>ELEMENT NO.[35] SUSPENDED CEILINGS : D-E-F</u>				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>SUSPENDED CEILING TILE REPLACEMENT WITH EXISTING SUPPORTING METALWORK</u>				
Suspended ceiling system; replacing individual existing suspended ceiling tiles 600 x 600mm. and 1200 x 600 x 20mm. thick to match existing and lay in existing grid system; removal of existing tiles elsewhere measured; colour-to match existing; all installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes and Insulation and Specification and Photographic Report Ceiling Reference				
<u>Linings to ceilings; horizontal with suspension 500-1000mm. depth</u>				
<u>To L00</u>				
E	over 300mm. wide; 600 x 600mm. tiles; area D	2	m2	
F	over 300mm. wide; 1200 x 600mm. tiles; area D	41	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		3/1	To Collection €	NIL

(Cont) <u>SUSPENDED CEILING TILE REPLACEMENT WITH EXISTING SUPPORTING METALWORK</u> (Cont) Suspended ceiling system; replacing individual existing suspended ceiling tiles 600 x 600mm. and 1200 x 600 x 20mm. thick to match existing and lay in existing... (Cont) To L00				
A	over 300mm. wide; 600 x 600mm. tiles; area E	17	m2	
B	over 300mm. wide; 1200 x 600mm. tiles; area E	85	m2	
C	extra; rooflight trim to grid system; trim to match existing; area E	82	m	
D	over 300mm. wide; 600 x 600mm. tiles; area F	16	m2	
E	over 300mm. wide; 1200 x 600mm. tiles; area F	187	m2	
F	extra; rooflight trim to grid system; trim to match existing; area F	20	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				

COLLECTION Page No. 3/1 Page No. 3/2 ELEMENT NO.[35] SUSPENDED CEILINGS : D-E-F Carried to Summary				
				NIL
				NIL
				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				

ROOF COMPLETIONS : A-B-C

ISSUE FOR TENDER

<u>ELEMENT NO.[37] ROOF COMPLETIONS : A-B-C</u>				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>WOODWORK</u>				
Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 & IS.EN.1995 Eurocode 5 & SLC.1; Class 2 preservative treated in accordance with BS.8417:2011+A1:2014 to timbers; 'Protim' or equivalent double vacuum pressure treatment to timbers, two coats approved preservative after all cutting and notching				
Stud partitions forming rooflight shaft / upstands comprising 100 x 50mm. studding at maximum 400mm. centres including headers, sole plate and noggins; 100mm. thick Kingspan TTR 27/47 insulation infill between members; all to detail as Architects Drawing No.P23-011-T-101, 402 [Detail 05] & Specification				
<u>To rooflights</u>				
E	over 300mm. wide; rooflight upstands; Roof A	90	m2	

(Cont) WOODWORK (Cont) Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 &... (Cont) To rooflights			
A	extra; mechanical fixing base of stud partition to existing roof decking substrata	180	m
B	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	248	no
C	over 300mm. wide; rooflight upstands; Roof B	35	m2
D	extra; mechanical fixing base of stud partition to existing roof decking substrata	70	m
E	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	96	no
To rooflight replacement			
F	over 300mm. wide; rooflight upstands; VLX-01; Roof B	3	m2
G	extra; mechanical fixing base of stud partition to existing roof decking substrata	6	m
H	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	8	no
To AOV's			
J	over 300mm. wide; AOV upstands; Roof A	43	m2
K	extra; mechanical fixing base of stud partition to existing roof decking substrata	86	m
L	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	104	no

(Cont) WOODWORK			
(Cont) Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 &...			
<u>To EF's</u>			
A	over 300mm. wide; EF upstands; Roof A	15	m2
B	extra; mechanical fixing base of stud partition to existing roof decking substrata	30	m
C	over 300mm. wide; EF upstands; Roof B	2	m2
D	extra; mechanical fixing base of stud partition to existing roof decking substrata	4	m
<u>To HV1's</u>			
E	over 300mm. wide; EF upstands; Roof B	2	m2
F	extra; mechanical fixing base of stud partition to existing roof decking substrata	4	m
<u>To SVP's</u>			
G	over 300mm. wide; SVP upstands; Roof A	1	m2
H	extra; mechanical fixing base of stud partition to existing roof decking substrata	2	m
J	extra; install 150mm. diameter duct connector	3	no
K	extra; install 300mm. section of new 150mm. diameter section of duct	3	no
L	extra; remount external fitting on completion of the upstand	3	no
M	over 300mm. wide; SVP upstands; Roof B	1	m2
N	extra; mechanical fixing base of stud partition to existing roof decking substrata	1	m
P	extra; install 150mm. diameter duct connector	1	no

(Cont) WOODWORK (Cont) Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 &... (Cont) To SVP's				
A	extra; install 300mm. section of new 150mm. diameter section of duct	1	no	
B	extra; remount external fitting on completion of the upstand	1	no	
EXTERNAL ROOFLIGHTS TO EXISTING FLAT ROOFS				
Velux X-Glaze Rooflights				
Rooflights; Velux flat roof windows or equivalent; rooflight type 1, Velux or equivalent fixed glass standard base CFU ISU 1093 with curved glass top suitable for roofs 0-15 degrees to suit internal opening 1200 x 1200mm. opening; double glazing units comprising 9.5mm. laminated float glass-15mm. Argon - 8mm. toughened glass with enamel; light transmittance 69T%, solar factor (g) %-34, direct airborne sound reduction I GU (dB) 37, rain noise 44(dB); rooflight unit including standard 150mm. kerb complete with proprietary apron flashing and welded aluminium collar flashing including Velux flashing front edge, insulation collar and underfelt collar with Velux transverse drainage gutters and gutter clips, by manufacturers; rubber seal gasket with double pressure seal, fully welded and with reinforced corners; 'hit and miss' ventilators with insulated upstands on pre-formed roof kerb; Velux flat roof securing kit; roofing membrane patent flashings (e/m); non-setting silicone mastic sealant pointing to reveals; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101, 102, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification				
To existing flat roofs / new upstands				
C	1450 x 1450mm. rooflight type 1 (Velux or equivalent fixed glass standard base CFU ISU 1093 with curved glass top suitable for roofs 0-15 degrees) to suit internal opening 1200 x 1200mm. opening; roof A	31	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/4	To Collection €	NIL

(Cont) EXTERNAL ROOFLIGHTS TO EXISTING FLAT ROOFS					
(Cont) Velux X-Glaze Rooflights					
(Cont) Rooflights; Velux flat roof windows or equivalent; rooflight type 1, Velux or equivalent fixed glass standard base CFU ISU 1093 with curved glass top suitable for...					
(Cont) To existing flat roofs / new upstands					
A	extra; ZCU 1015 extension kerbs with flange ; height to suit roof insulation locally [detail 5/402]	31	no		
B	extra; rooflight fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to rooflight at relevant location	31	no		
C	extra; securing kit for roofing felt ZZZ 210U and lining LSF 2000 to be installed	31	no		
D	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	174	m		
E	1450 x 1450mm. rooflight type 1 (Velux or equivalent fixed glass standard base CFU ISU 1093 with curved glass top suitable for roofs 0-15 degrees) to suit internal opening 1200 x 1200mm. opening; roof B	7	no		
F	extra; ZCU 1015 extension kerbs with flange ; height to suit roof insulation locally [detail 5/402]	7	no		
G	extra; rooflight fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to rooflight at relevant location	7	no		
H	extra; securing kit for roofing felt ZZZ 210U and lining LSF 2000 to be installed	7	no		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/5	To Collection €		NIL

(Cont) EXTERNAL ROOFLIGHTS TO EXISTING FLAT ROOFS (Cont) Velux X-Glaze Rooflights (Cont) Rooflights; Velux flat roof windows or equivalent; rooflight type 1, Velux or equivalent fixed glass standard base CFU ISU 1093 with curved glass top suitable for... (Cont) To existing flat roofs / new upstands A extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	40	m		NIL
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(Cont) EXTERNAL ROOFLIGHTS TO EXISTING FLAT ROOFS				
(Cont) Velux X-Glaze Rooflights				
Rooflights; Velux flat roof windows or equivalent; rooflight type 2, Velux or equivalent solar CFU ISU 1093 with curved glass top suitable for roofs 0-15 degrees to suit internal opening 1200 x 1200mm. opening; double glazing units comprising 9.5mm. laminated float glass-15mm. Argon - 8mm. toughened glass with enamel; light transmittance 69T%, solar factor (g)%-34, direct airborne sound reduction I GU (dB) 37, rain noise 44(dB); rooflight unit including standard 150mm. kerb complete with proprietary apron flashing and welded aluminium collar flashing including Velux flashing front edge, insulation collar and underfelt collar with Velux transverse drainage gutters and gutter clips, by manufacturers; rubber seal gasket with double pressure seal, fully welded and with reinforced corners; 'hit and miss' ventilators with insulated upstands on pre-formed roof kerb; Velux flat roof securing kit; roofing membrane patent flashings (e/m); non-setting silicone mastic sealant pointing to reveals; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101, 102, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification				
A	1450 x 1450mm. rooflight type 2 (Velux or equivalent solar CFU ISU 1093 with curved glass top suitable for roofs 0-15 degrees) to suit internal opening 1200 x 1200mm. opening; roof B	4	no	
B	extra; ZCU 1015 extension kerbs with flange; height to suit roof insulation locally [detail 5/402]	4	no	
C	extra; rooflight fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to rooflight at relevant location	4	no	
D	extra; securing kit for roofing felt ZZZ 210U and lining LSF 2000 to be installed	4	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/7	To Collection €	NIL

(Cont) EXTERNAL ROOFLIGHTS TO EXISTING FLAT ROOFS			
(Cont) Velux X-Glaze Rooflights			
(Cont) Rooflights; Velux flat roof windows or equivalent; rooflight type 2, Velux or equivalent solar CFU ISU 1093 with curved glass top suitable for roofs 0-15 degrees...			
A	extra; CVU solar-vented glass rooflight (base unit) is to be fully powered by the sun, enabling wireless installation; unit is to feature a hidden motor; pre-installed rain sensor is to be included to automatically closes the rooflight in the event of rain	4	no
B	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	23	m
C	450 x 1450mm. VLX-01 (Velux or equivalent) to suit internal opening 1200 x 1200mm. opening; roof B	1	no
D	extra; ZCU 1015 extension kerbs with flange ; height to suit roof insulation locally [detail 5/402]	1	no
E	extra; rooflight fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to rooflight at relevant location	1	no
F	extra; securing kit for roofing felt ZZZ 210U and lining LSF 2000 to be installed	1	no
G	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	6	m

EXISTING AUTOMATIC OPENING VENTS TO EXISTING FLAT ROOFS				
Take from store and remount existing Open Sky type Automatic Opening Vents; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification To existing flat roofs / new upstands				
A	1700 x 1700mm. plan size; roof A	13	no	
B	extra; AOV fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to AOV at relevant location	13	no	
C	extra; electrical reconnection to existing BMS to match existing	13	no	
D	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	83	m	
EXISTING VENTILATORS TO EXISTING FLAT ROOFS				
Take from store and remount existing ventilators EF; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification To existing flat roofs				
E	500 x 500mm. plan size; roof A	15	no	
F	extra; Ventilator fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to Ventilator at relevant location	15	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/9	To Collection €	NIL

(Cont) EXISTING VENTILATORS TO EXISTING FLAT ROOFS					
(Cont) Take from store and remount existing ventilators EF; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail...					
(Cont) To existing flat roofs					
A	extra; electrical reconnection to existing BMS to match existing	15	no		
B	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	30	m		
C	500 x 500mm. plan size; roof B	2	no		
D	extra; Ventilator fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to Ventilator at relevant location	2	no		
E	extra; electrical reconnection to existing BMS to match existing	2	no		
F	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	4	m		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/10	To Collection €		NIL

(Cont) EXISTING VENTILATORS TO EXISTING FLAT ROOFS				
Take from store and remount existing ventilators HV1; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification <u>To existing flat roofs</u>				
A	1500 x 300mm. plan size; HV-01; roof B	1	no	
B	extra; Ventilator HV-01 fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to Ventilator HV-01at relevant location	1	no	
C	extra; electrical reconnection to existing BMS to match existing	1	no	
D	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	4	m	
Take from store and remount existing ventilators SVP; reconnect and recommission in accordance with manufacturers instructions ; all to detail as Architects Drawing No.23-011-T-101, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification <u>To existing flat roofs</u>				
E	150mm. diameter; roof A	3	no	
F	extra; Ventilator SVP heights adjusted for new insulation heights	3	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/11	To Collection €	NIL

(Cont) EXISTING VENTILATORS TO EXISTING FLAT ROOFS			
(Cont) Take from store and remount existing ventilators SVP; reconnect and recommission in accordance with manufacturers instructions ; all to detail as Architects...			
(Cont) To existing flat roofs			
A	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	2	m
B	150mm. diameter; roof B	1	no
C	extra; Ventilator SVP heights adjusted for new insulation heights	1	no
D	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	1	m
<u>AIR TIGHTNESS</u>			
Mangete Passelec Gasket detail; strong bonding, self-adhesive and extremely tear-resistant 600 x 600mm. rubber sleeving, for creating durable airtight seals in penetrations of different diameters through VARIO KM / VARIO KM Duplex UV climate membranes; installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Air Tightness & Specification			
<u>To roof coverings</u>			
E	to ventilators 500 x 500mm.; roof A	15	no
F	to ventilators 500 x 500mm.; roof B	2	no

(Cont) AIR TIGHTNESS				
(Cont) Mangete Passelec Gasket detail; strong bonding, self-adhesive and extremely tear-resistant 600 x 600mm. rubber sleeving, for creating durable airtight seals...				
(Cont) To roof coverings				
A	to SVP; 150mm. diameter; roof A	3	no	
B	to SVP; 150mm. diameter; roof B	1	no	
C	to HV1; 1500 x 300mm. plan size; roof B	1	no	
METALWORK				
CAGED ACCESS LADDERS				
Roof Ladder type 1; Caged access ladder; KATT Modular Access Ladders by FixFast or equivalent; RL40 Series type; caged access ladder with standard fall protection in compliance with BS.4211:2005+A1:2008; overall ladder width - 605mm. and including lockable ladder door, lockable ladder cage gate and ladder base checker plate to both flights complete; caged access ladder components and accessories manufactured from high-grade structural aluminium with options for powder coatings to RAL in accordance with manufacturers instruction and Architects Specification; all fixings to wall and parapet; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety				
To parapet walls / roofs				
D	RL42 x 4350mm.; roof B	1	no	
E	product warranty to be provided for minimum 10 years from date of purchase subject to correct installation, use and maintenance, in accordance with manufacturer's specification and relevant statutory safety guidelines	1	no	
F	inspection and certification in accordance with manufacturer's specification and relevant statutory safety guidelines to be included in contractor's Safety File to be provided for approval prior to Substantial Completion	1	no	

(Cont) METALWORK (Cont) CAGED ACCESS LADDERS Roof Ladder type 2; Vertical access ladder with parapet platform; KATT Modular Access Ladders by FixFast or equivalent; RL32 Series type; caged access ladder and platform in compliance with BS.4211:2005+A1:2008; overall ladder width - 605mm. and including pair of ladder base checker plate to both flights complete; caged access ladder components and accessories manufactured from high-grade structural aluminium with options for powder coatings to RAL colour; all fixings to wall and parapet in accordance with manufacturers instruction and Architects Specification; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety To parapet walls / roofs				
A	RL32 x 2000mm.; roof A to F	1	no	
B	RL32 x 2000mm.; roof B to E	1	no	
C	product warranty to be provided for minimum 10 years from date of purchase subject to correct installation, use and maintenance, in accordance with manufacturer's specification and relevant statutory safety guidelines	1	no	
D	inspection and certification in accordance with manufacturer's specification and relevant statutory safety guidelines to be included in contractor's Safety File to be provided for approval prior to Substantial Completion	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/14	To Collection €	NIL

(Cont) METALWORK (Cont) CAGED ACCESS LADDERS Temporary Ladder Restraints; restraints by FixFast or equivalent; access ladder components accessories manufactured from high-grade structural aluminium or stainless steel with options for powder coatings to RAL colour; all fixings to wall and parapet in accordance with manufacturers instruction and Architects Specification; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety To parapet walls / roofs				
A	temporary ladder restraints; roof A	1	no	
B	temporary ladder restraints; roof B	1	no	
EXISTING CAGED ACCESS LADDERS Existing Roof Caged Access Ladder; carefully demount existing caged access ladder; adjust fixings to facilitate new cladding and capping; remount on completion of the roof works; all fixings to wall and parapet; reinstallation to facilitate change of parapet level in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102 To parapet walls / roofs				
C	RL42 x 4350mm.; roof B	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				4/15 To Collection € NIL

FALL RESTRAINT SAFETY SYSTEM				
Proprietary continuous Fall Restraint Safety System; system to be designed and certified by specialist supplier and installed by authorized specialist installers in accordance with EN.795 for use with PFPE and BS.7883; all cable components in stainless steel; system comprising 8mm. stainless steel cable supported by proprietary galvanized posts, located on top of flat roof membrane attached to steel decking roof structure with approved chemical anchors in accordance with manufacturers instructions; all anti-pendulum anchors, end units, tensioners, intermediate and end brackets to be stainless steel, all installed, tested and certified in accordance with manufacturers details and specifications ; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety and Specification N25 <u>To existing steel decking roof ; level 01</u>				
A	fall restraint system comprising stainless steel cable including posts; A-B; roof B	17	m	
B	fall restraint system comprising stainless steel cable including posts; C-D; roof B	17	m	
Accessories				
<u>Provide and hand over to client the following accessories:-</u>				
C	two point harness	2	no	
D	2m. lanyard	2	no	
E	10m. rope and grab	2	no	
F	cable shuttle attachment	2	no	
G	the contractor should allow here for any other cost deemed necessary in order to complete the provision of fall restraint system	2	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/16	To Collection €	NIL

<u>(Cont) FALL RESTRAINT SAFETY SYSTEM</u>				
Proprietary Two Point Fall Restraint Safety System; system to be designed and certified by specialist supplier and installed by authorized specialist installers in accordance with EN.795 for use with PFPE and BS.7883; all cable components in stainless steel; proprietary galvanized posts, located on top of flat roof membrane attached to roof structure with approved chemical anchors in accordance with manufacturers instructions; all anti-pendulum anchors, end units, tensioners, intermediate and end brackets to be stainless steel, all installed, tested and certified in accordance with manufacturers details and specifications; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety and Specification N25 <u>To existing steel decking roof ; level 01</u>				
A	two (2) anchor point fall restraint system posts; locations to to selected and agreed; roof A	20	no	
B	two (2) anchor point fall restraint system posts; locations to to selected and agreed; roof C	6	no	
<u>Testing & Commissioning</u>				
C	specialist to provide minimum € 1,000,000.00 specific Professional Indemnity Insurance	1	no	
D	the completed system shall be tested and certified in accordance with manufacturers instructions	1	no	
E	provide two (2) sets 'As Installed' drawings for inclusion in the Safety File	1	no	
F	provide one free training session for the client / facility manager / building owner as outlined in Specification N25-851	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/17	To Collection €	NIL

EXTERNAL GUARDRAIL SYSTEM				
Freestanding Cranked Guardrail System; guardrail system in galvanized 48mm. tube structure with recycled plastic weights, galvanized outrigger legs and intermediate legs; all in accordance with BS.EN.13374:2013+A1:2018; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety and Specification <u>To roof B</u>				
A	1100mm. high; X-Y; in 2 no. separate lengths; roof B	14	m	
B	extra; vertical ends	4	no	
C	inspection and certification in accordance with manufacturer's specification and relevant statutory safety guidelines to be included in contractor's Safety File to be provided for approval prior to Substantial Completion	1	no	
Standard Lockable Gate kit; gate comprising galvanized 48mm. tube structure with recycled plastic weights, galvanized outrigger legs and intermediate legs; gate kit with uprights and an adjustable spring mechanism to control the speed of gate closure; appropriate free end counterweight assemblies; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety and Specification <u>To roof B</u>				
D	800 x 1100mm. high; roof B	1	no	
E	inspection and certification in accordance with manufacturer's specification and relevant statutory safety guidelines to be included in contractor's Safety File to be provided for approval prior to Substantial Completion	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		4/18	To Collection €	NIL

COLLECTION Page No. 4/1 Page No. 4/2 Page No. 4/3 Page No. 4/4 Page No. 4/5 Page No. 4/6 Page No. 4/7 Page No. 4/8 Page No. 4/9 Page No. 4/10 Page No. 4/11 Page No. 4/12 Page No. 4/13 Page No. 4/14 Page No. 4/15 Page No. 4/16 Page No. 4/17 Page No. 4/18 ELEMENT NO.[37] ROOF COMPLETIONS : A-B-C Carried to Summary				NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	4/19			

ROOF COMPLETIONS : D-E-F

ISSUE FOR TENDER

<u>ELEMENT NO.[37] ROOF COMPLETIONS : D-E-F</u>				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>WOODWORK</u>				
Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 & IS.EN.1995 Eurocode 5 & SLC.1; Class 2 preservative treated in accordance with BS.8417:2011+A1:2014 to timbers; 'Protim' or equivalent double vacuum pressure treatment to timbers, two coats approved preservative after all cutting and notching				
Stud partitions forming rooflight shaft / upstands comprising 100 x 50mm. studding at maximum 400mm. centres including headers, sole plate and noggins; 100mm. thick Kingspan TTR 27/47 insulation infill between members; all to detail as Architects Drawing No.P23-011-T-402 [Detail 5] & Specification				
<u>To rooflights</u>				
E	over 300mm. wide; rooflight upstands; Roof E	49	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		5/1	To Collection €	NIL

(Cont) WOODWORK			
(Cont) Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 &...			
(Cont) To rooflights			
A	extra; mechanical fixing base of stud partition to existing roof decking substrata	99	m
B	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	248	no
C	over 300mm. wide; rooflight upstands; Roof F	12	m2
D	extra; mechanical fixing base of stud partition to existing roof decking substrata	23	m
E	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	136	no
To AOV's			
F	over 300mm. wide; AOV upstands; Roof E	17	m2
G	extra; mechanical fixing base of stud partition to existing roof decking substrata	33	m
H	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	40	no
J	over 300mm. wide; AOV upstands; Roof F	3	m2
K	extra; mechanical fixing base of stud partition to existing roof decking substrata	7	m
L	extra; 100 x 50mm. shaft support members; mechanical fixing to existing roof decking substrata & MDF shaft linings (e/m); 900mm. lengths	8	no
To EF's			
M	over 300mm. wide; EF upstands; Roof E	8	m2

(Cont) WOODWORK				
(Cont) Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 &...				
(Cont) To EF's				
A	extra; mechanical fixing base of stud partition to existing roof decking substrata	16	m	
B	over 300mm. wide; EF upstands; Roof F	2	m2	
C	extra; mechanical fixing base of stud partition to existing roof decking substrata	4	m	
To HV1's				
D	over 300mm. wide; EF upstands; Roof F	2	m2	
E	extra; mechanical fixing base of stud partition to existing roof decking substrata	4	m	
To SVP's				
F	over 300mm. wide; SVP upstands; Roof D	1	m2	
G	extra; mechanical fixing base of stud partition to existing roof decking substrata	1	m	
H	extra; install 150mm. diameter duct connector	1	no	
J	extra; install 300mm. section of new 150mm. diameter section of duct	1	no	
K	extra; remount external fitting on completion of the upstand	1	no	
L	over 300mm. wide; SVP upstands; Roof E	1	m2	
M	extra; mechanical fixing base of stud partition to existing roof decking substrata	1	m	
N	extra; install 150mm. diameter duct connector	1	no	
P	extra; install 300mm. section of new 150mm. diameter section of duct	1	no	

	(Cont) WOODWORK (Cont) Softwood; white deal; sawn unless otherwise stated; all timbers to be Grade C16 unless otherwise stated and in accordance with IS.127:2002, IS.EN.14081 &... (Cont) To SVP's				
A	extra; remount external fitting on completion of the upstand	1	no		
	EXISTING EXTERNAL ROOFLIGHTS TO EXISTING FLAT ROOFS				
	Take from store and remount existing external rooflights to match existing; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101,402 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification <u>To existing flat roofs / new upstands</u>				
B	1450 x 1450mm. to suit internal opening 1200 x 1200mm. opening; roof E	17	no		
C	extra; rooflight fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to rooflight at relevant location	17	no		
D	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	95	m		
E	1450 x 1450mm. to suit internal opening 1200 x 1200mm. opening; roof F	4	no		
F	extra; rooflight fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to rooflight at relevant location	4	no		
	B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	5/4	To Collection €		NIL

	(Cont) EXISTING EXTERNAL ROOFLIGHTS TO EXISTING FLAT ROOFS (Cont) Take from store and remount existing external rooflights to match existing; installation, reconnection and recommission in accordance with manufacturers... (Cont) To existing flat roofs / new upstands				
A	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	22	m		
	EXISTING AUTOMATIC OPENING VENTS TO EXISTING FLAT ROOFS Take from store and remount existing Open Sky type Automatic Opening Vents; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101,402, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification To existing flat roofs / new upstands				
B	1700 x 1700mm. plan size; roof E	5	no		
C	extra; AOV fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to AOV at relevant location	5	no		
D	extra; electrical reconnection to existing BMS to match existing	5	no		
E	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	32	m		

(Cont) EXISTING AUTOMATIC OPENING VENTS TO EXISTING FLAT ROOFS (Cont) Take from store and remount existing Open Sky type Automatic Opening Vents; installation, reconnection and recommission in accordance with manufacturers... (Cont) To existing flat roofs / new upstands				
A	1700 x 1700mm. plan size; roof F	1	no	
B	extra; AOV fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to AOV at relevant location	1	no	
C	extra; electrical reconnection to existing BMS to match existing	1	no	
D	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	6	m	
EXISTING VENTILATORS TO EXISTING FLAT ROOFS Take from store and remount existing ventilators EF; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101,402, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification To existing flat roofs				
E	500 x 500mm. plan size; roof E	8	no	
F	extra; Ventilator fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to Ventilator at relevant location	8	no	
G	extra; electrical reconnection to existing BMS to match existing	8	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 5/6 NIL

(Cont) EXISTING VENTILATORS TO EXISTING FLAT ROOFS				
(Cont) Take from store and remount existing ventilators EF; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail...				
(Cont) To existing flat roofs				
A	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	16	m	
B	500 x 500mm. plan size; roof F	2	no	
C	extra; Ventilator fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to Ventilator at relevant location	2	no	
D	extra; electrical reconnection to existing BMS to match existing	2	no	
E	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	4	m	
Take from store and remount existing ventilators HV1; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification				
To existing flat roofs				
F	1500 x 300mm. plan size; HV-02; roof F	1	no	

(Cont) EXISTING VENTILATORS TO EXISTING FLAT ROOFS				
(Cont) Take from store and remount existing ventilators HV1; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail...				
(Cont) To existing flat roofs				
A	extra; Ventilator fitted to deck with sufficient upstand height to have minimum 150mm above depth of tapered insulation to Ventilator at relevant location	1	no	
B	extra; electrical reconnection to existing BMS to match existing	1	no	
C	extra; Vario KM / Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	4	m	
Take from store and remount existing ventilators SVP; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101,402, Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification				
To existing flat roofs				
D	150mm. diameter; roof D	1	no	
E	extra; Ventilator SVP heights adjusted for new insulation heights	1	no	
F	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	1	m	
G	150mm. diameter; roof E	1	no	
H	extra; Ventilator SVP heights adjusted for new insulation heights	1	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		5/8		
September 2026				

	(Cont) EXISTING VENTILATORS TO EXISTING FLAT ROOFS				
	(Cont) Take from store and remount existing ventilators SVP; installation, reconnection and recommission in accordance with manufacturers instructions; all to detail... (Cont) To existing flat roofs				
A	extra; airtightness membrane; Vario 'Duplex' or equivalent airtight vapour control layer; lapped and sealed; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 T.402 [detail 5] & Specification	1	m		
	<u>AIR TIGHTNESS</u> Mangete Passelec Gasket detail; strong bonding, self-adhesive and extremely tear-resistant 600 x 600mm. rubber sleeving, for creating durable airtight seals in penetrations of different diameters through VARIO KM / VARIO KM Duplex UV climate membranes; installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Air Tightness <u>To roof coverings</u>				
B	to ventilators 500 x 500mm.; roof E	8	no		
C	to ventilators 500 x 500mm.; roof F	2	no		
D	to SVP; 150mm. diameter; roof D	1	no		
E	to SVP; 150mm. diameter; roof E	1	no		
F	to HV-02; 1500 x 300mm. plan size; roof F	1	no		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		5/9	To Collection €		NIL

METALWORK				
CAGED ACCESS LADDERS				
Roof Ladder type 2; Vertical access ladder with parapet platform; KATT Modular Access Ladders by FixFast or equivalent; RL32 Series type; caged access ladder and platform in compliance with BS.4211:2005+A1:2008; overall ladder width - 605mm. and including pair of ladder base checker plate to both flights complete; caged access ladder components and accessories manufactured from high-grade structural aluminium with options for powder coatings to RAL colour; all fixings to wall and parapet in accordance with manufacturers instruction and Architects Specification; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety To parapet walls / roofs				
A	RL32 x 1000mm.; roof D to A	1	no	
B	RL32 x 1000mm.; roof E to A	1	no	
C	RL32 x 1000mm.; roof E to D	1	no	
D	product warranty to be provided for minimum 10 years from date of purchase subject to correct installation, use and maintenance, in accordance with manufacturer's specification and relevant statutory safety guidelines	1	no	
E	inspection and certification in accordance with manufacturer's specification and relevant statutory safety guidelines to be included in contractor's Safety File to be provided for approval prior to Substantial Completion	1	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		5/10		
September 2026				

FALL RESTRAINT SAFETY SYSTEM				
Proprietary continuous Fall Restraint Safety System; system to be designed and certified by specialist supplier and installed by authorized specialist installers in accordance with EN.795 for use with PFPE and BS.7883; all cable components in stainless steel; system comprising 8mm. stainless steel cable supported by proprietary galvanized posts, located on top of flat roof membrane attached to roof structure with approved chemical anchors in accordance with manufacturers instructions; all anti-pendulum anchors, end units, tensioners, intermediate and end brackets to be stainless steel, all installed, tested and certified in accordance with manufacturers details and specifications ; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety & Specification N25 <u>To existing steel decking roof ; level 01</u>				
A	fall restraint system comprising stainless steel cable including posts; A-B; roof D	17	m	
B	fall restraint system comprising stainless steel cable including posts; C-D; roof D	17	m	
Accessories				
<u>Provide and hand over to client the following accessories:-</u>				
C	two point harness	2	no	
D	2m. lanyard	2	no	
E	10m. rope and grab	2	no	
F	cable shuttle attachment	2	no	
G	the contractor should allow here for any other cost deemed necessary in order to complete the provision of fall restraint system	2	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		5/11	To Collection €	NIL

<u>(Cont) FALL RESTRAINT SAFETY SYSTEM</u>				
Proprietary Two Point Fall Restraint Safety System; system to be designed and certified by specialist supplier and installed by authorized specialist installers in accordance with EN.795 for use with PFPE and BS.7883; all cable components in stainless steel; proprietary galvanized posts, located on top of flat roof membrane attached to roof structure with approved chemical anchors in accordance with manufacturers instructions; all anti-pendulum anchors, end units, tensioners, intermediate and end brackets to be stainless steel, all installed, tested and certified in accordance with manufacturers details and specifications; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T.101,102, Architects Document No.P23-011 Roof Safety & Specification N25 <u>To existing steel decking roof ; level 01</u>				
A	two (2) anchor point fall restraint system posts; locations to to selected and agreed; roof D	2	no	
B	two (2) anchor point fall restraint system posts; locations to to selected and agreed; roof E	12	no	
C	two (2) anchor point fall restraint system posts; locations to to selected and agreed; roof F	20	no	
<u>Testing & Commissioning</u>				
D	specialist to provide minimum € 1,000,000.00 specific Professional Indemnity Insurance	1	no	
E	the completed system shall be tested and certified in accordance with manufacturers instructions	1	no	
F	provide two (2) sets 'As Installed' drawings for inclusion in the Safety File	1	no	
G	provide one free training session for the client / facility manager / building owner as outlined in Specification N25-851	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		5/12	To Collection €	NIL

COLLECTION Page No. 5/1 Page No. 5/2 Page No. 5/3 Page No. 5/4 Page No. 5/5 Page No. 5/6 Page No. 5/7 Page No. 5/8 Page No. 5/9 Page No. 5/10 Page No. 5/11 Page No. 5/12 ELEMENT NO.[37] ROOF COMPLETIONS : D-E-F Carried to Summary				NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	5/13			

WALL FINISHES EXTERNALLY : A-B-C

ISSUE FOR TENDER

ELEMENT NO.[41] WALL FINISHES EXTERNALLY : A-B-C				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>COMPOSITE WALL CLADDING : ELEVATIONS</u>				
The rates set against the various items shall be deemed to include the following:-				
E	Manufacturers guarantee of 25 years insurance backed thermal performance		Note 1	
F	Manufacturers guarantee of 25 years insurance backed fire performance 25 years structural performance		Note 2	
G	Manufacturers guarantee of 25 years environmental performance		Note 3	
H	Manufacturers guarantee of 30 years coating performance		Note 4	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		6/1	To Collection €	NIL

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
External wall cladding; Kingspan Quadcore Evolution Axis wall panel HZ with 120mm. carbon steel insulated core or equivalent horizontal laid composite metal cladding to BS.EN.14509; U-value:0.21 kN/m2 or better; colour-selected RAL colours-TBA; cladding panels supported on top hat rails, light gauge channels and pressed metal sheeting rails (e/m); installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Cladding and Architects Drawings No.23-011-T.101,102,201,202,203,401,402,403,404,405,406,407,408,409,410 & Specification H43 To existing external walls; roof A+				
A	over 300mm. wide; roof A+	27	m2	
B	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	20	m2	
C	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with Kingspan Multibeam cold rolled rails & light gauge steel channel supports; 160mm. wide supports	7	m2	
D	preformed external closure 90 degree flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	2	m	
E	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	2	m	
F	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	2	m	
G	preformed external closure flashings; internal; vertical to building corners; as Kingspan Detail K1 & Architects detail	2	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		6/2	To Collection €	NIL

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS			
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...			
(Cont) To existing external walls; roof A+			
A	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	2	m
B	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	2	m
C	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	4	m
D	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	4	m
E	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	4	m
F	drip flashing including mitres, stopends, etc.; 335mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	18	m
G	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	18	m
H	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	18	m
To existing external walls; roof A			
J	over 300mm. wide; roof A	219	m2
K	over 300mm. wide; roof A courtyard	52	m2

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS			
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...			
(Cont) To existing external walls; roof A			
A	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	201	m2
B	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with Kingspan Multibeam cold rolled rails & light gauge steel channel supports; 160mm. wide supports	74	m2
C	preformed external closure 90 degree flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	7	m
D	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	7	m
E	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	7	m
F	preformed external closure 90 degree flashings; internal; vertical to building corners; as Kingspan Detail K1 & Architects detail	7	m
G	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	7	m
H	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	7	m
J	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	45	m

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS			
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...			
(Cont) To existing external walls; roof A			
A	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	45	m
B	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	45	m
C	drip flashing including mitres, stopends, etc.; 335mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	180	m
D	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	180	m
E	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	180	m
To existing external walls roof A/B			
F	over 300mm. wide; roof A/B	44	m2
G	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	44	m2
H	preformed external closure 90 degree flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	1	m
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	1	m

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...				
(Cont) To existing external walls roof A/B				
A	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	1	m	
B	preformed external closure 90 degree flashings; internal; vertical to building corners; as Kingspan Detail K1 & Architects detail	1	m	
C	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	1	m	
D	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	1	m	
E	preformed external closure flashings; internal; vertical to building corners; as Kingspan Detail K & Architects detail	1	m	
F	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	1	m	
G	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	1	m	
H	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	37	m	
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	37	m	

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...				
(Cont) To existing external walls roof A/B				
A	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	37	m	
To existing external walls; roof A/D				
B	over 300mm. wide; roof A/D	43	m2	
C	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	32	m2	
D	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with Kingspan Multibeam cold rolled rails & light gauge steel channel supports; 160mm. wide supports	11	m2	
E	preformed external closure flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	2	m	
F	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	2	m	
G	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	2	m	
H	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	7	m	
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	7	m	

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS			
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...			
(Cont) To existing external walls; roof A/D			
A	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	7	m
B	drip flashing including mitres, stopends, etc.; 335mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	28	m
C	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	28	m
D	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	28	m
To existing external walls; roof B			
E	over 300mm. wide; roof B	17	m2
F	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	13	m2
G	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with Kingspan Multibeam cold rolled rails & light gauge steel channel supports; 160mm. wide supports	4	m2
H	preformed external closure 90 degree flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	1	m
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	1	m

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...				
(Cont) To existing external walls; roof B				
A	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	1	m	
B	preformed external closure 90 degree flashings; internal; vertical to building corners; as Kingspan Detail K1 & Architects detail	4	m	
C	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	4	m	
D	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	4	m	
E	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	3	m	
F	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	3	m	
G	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	3	m	
H	drip flashing including mitres, stopends, etc.; 335mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	11	m	
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	11	m	

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...				
(Cont) To existing external walls; roof B				
A	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	11	m	
B	over 300mm. wide; roof B/E	16	m2	
C	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	12	m2	
D	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with Kingspan Multibeam cold rolled rails & light gauge steel channel supports; 160mm. wide supports	4	m2	
E	preformed external closure 90 degree flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	1	m	
F	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	1	m	
G	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	1	m	
H	preformed external closure 90 degree flashings; internal; vertical to building corners; as Kingspan Detail K1 & Architects detail	4	m	
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	4	m	

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS			
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...			
(Cont) To existing external walls; roof B			
A	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	4	m
B	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	3	m
C	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	3	m
D	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	3	m
E	drip flashing including mitres, stopends, etc.; 335mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	11	m
F	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	11	m
G	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	11	m
To existing external walls; roof C			
H	over 300mm. wide; roof C	104	m2
J	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	78	m2

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...				
(Cont) To existing external walls; roof C				
A	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with Kingspan Multibeam cold rolled rails & light gauge steel channel supports; 160mm. wide supports	26	m2	
B	preformed external closure 90 degree flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	5	m	
C	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	5	m	
D	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	5	m	
E	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	17	m	
F	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	17	m	
G	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	17	m	
H	drip flashing including mitres, stopends, etc.; 335mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	69	m	
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	69	m	

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core or equivalent horizontal laid composite...				
(Cont) To existing external walls; roof C				
A	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	69	m	
COMPOSITE WALL CLADDING : GUARDING				
To existing external walls forming guarding				
B	wall cladding panel(s) fixed to steel barrier frame (e/m); 1000 x 1200mm. high; roof A+	4	no	
C	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports	4	no	
D	preformed external closure 90 degree flashings; external; vertical to barrier corners; as Kingspan Detail & Architects detail	3	m	
E	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	3	m	
F	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	3	m	
G	drip flashing; horizontal; as Kingspan Detail K11 & Architects detail ; 4 no.	4	m	
H	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	4	m	
J	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	4	m	

(Cont) COMPOSITE WALL CLADDING : GUARDING				
To existing external walls forming guarding				
A	wall cladding panel(s) fixed to steel barrier frame (e/m); 7294 x 1200mm. high; roof E	1	no	
B	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports	1	no	
C	preformed external closure 90 degree flashings; external; vertical to barrier corners; as Kingspan Detail & Architects detail	6	m	
D	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	6	m	
E	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	6	m	
F	drip flashing; horizontal; as Kingspan Detail K11 & Architects detail [03/404]	8	m	
G	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	8	m	
H	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	8	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		6/14	To Collection €	NIL

COLLECTION Page No. 6/1 Page No. 6/2 Page No. 6/3 Page No. 6/4 Page No. 6/5 Page No. 6/6 Page No. 6/7 Page No. 6/8 Page No. 6/9 Page No. 6/10 Page No. 6/11 Page No. 6/12 Page No. 6/13 Page No. 6/14 ELEMENT NO.[41] WALL FINISHES EXTERNALLY : A-B-C Carried to Summary				NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	6/15			

WALL FINISHES EXTERNALLY : D-E-F

ISSUE FOR TENDER

ELEMENT NO.[41] WALL FINISHES EXTERNALLY : D-E-F				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>COMPOSITE WALL CLADDING : ELEVATIONS</u>				
The rates set against the various items shall be deemed to include the following:-				
E	Manufacturers guarantee of 25 years insurance backed thermal performance		Note	
F	Manufacturers guarantee of 25 years insurance backed fire performance 25 years structural performance		Note	
G	Manufacturers guarantee of 25 years environmental performance		Note	
H	Manufacturers guarantee of 30 years coating performance		Note	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		7/1	To Collection €	NIL

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
External wall cladding; Kingspan Quadcore Evolution Axis wall panel HZ with 120mm. carbon steel insulated core, horizontal laid composite metal cladding to BS.EN.14509; U-value:0.21 kN/m2 or better; colour-selected RAL colours-TBA; cladding panels supported on top hat rails, light gauge channels and pressed metal sheeting rails (e/m); installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Cladding and Architects Drawing No.23-011-T.101,102,201,202,203,401,402,403,-404,405,406,407,408,409,410 & Specification H43				
A	over 300mm. wide; roof F	61	m2	
B	extra; horizontal cutting; all to detail as Architects Document Volume A2 Roofing Upgrade Works; P23-011 & Specification; prefab abutment	15	m	
C	extra; vertical cutting; prefab abutment; all to detail as Architects Document Volume A2 Roofing Upgrade Works; P23-011 & Specification; prefab abutment	1	m	
D	over 300mm. wide; roof F courtyards	85	m2	
E	extra; vertical top hat rails cladding supports one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports; 60mm. wide supports	61	m2	
F	extra; vertical top hat rails cladding supports one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with Kingspan Multibeam cold rolled rails & light gauge steel channel supports; 160mm. wide supports	15	m2	
G	preformed external closure 90 degree flashings; external; vertical to building corners; as Kingspan Detail K1 & Architects detail	2	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		7/2	To Collection €	NIL

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core, horizontal laid composite metal cladding...				
A	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	2	m	
B	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	2	m	
C	preformed external closure 90 degree flashings; internal; vertical to building corners; as Kingspan Detail K1 & Architects detail	5	m	
D	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	5	m	
E	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	5	m	
F	drip flashing including mitres, stopends, etc.; 225mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	10	m	
G	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	10	m	
H	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	10	m	
J	drip flashing including mitres, stopends, etc.; 335mm. wide; horizontal; as Kingspan Detail K11 & Architects detail	40	m	

(Cont) COMPOSITE WALL CLADDING : ELEVATIONS				
(Cont) External wall cladding; Kingspan Quadcore Evolution Axis wall panel Hz with 120mm. carbon steel insulated core, horizontal laid composite metal cladding...				
A	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	40	m	
B	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	40	m	
COMPOSITE WALL CLADDING : GUARDING				
To existing external walls forming guarding				
C	wall cladding panel(s) fixed to steel barrier frame (e/m); 7294 x 1200mm. high; roof E	1	no	
D	extra; vertical top hat rails cladding supports (one (1) cladding rail per 20m. to be sealed to act as cavity barrier coupled with light gauge steel channel supports	1	no	
E	preformed external closure 90 degree flashings; external; vertical to barrier corners; as Kingspan Detail & Architects detail	6	m	
F	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	6	m	
G	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	6	m	
H	drip flashing; horizontal; as Kingspan Detail K11 & Architects detail	8	m	
J	extra; Vario KM/ Vario KM Duplex UV Multi tape(s) for producing durable airtight junctions; single-sided, flexible and ductile adhesive tape with high bonding strength; installation in accordance with manufacturers instructions	8	m	

A	(Cont) COMPOSITE WALL CLADDING : GUARDING (Cont) To existing external walls forming guarding				
	extra; Vario FS2 joint beading; durable elastic sealant; installation in accordance with manufacturers instructions	8	m		
	<u>INSULATED RENDER SYSTEM (RELOCATION OF GAS PIPE)</u>				
	Insulated render system; 'Webertherm XP Insulation Systems' or equivalent; Acrylic render 3mm. top coat to selected colour on 8mm. top base coat on 2mm. base coat including embedded mesh on 100mm. PIR insulation fixed with adhesive and mechanical fixings to existing rendered blockwork / concrete backgrounds; all in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-405 [detail 02] & Specification				
	<u>To existing rendered blockwork / concrete backgrounds</u>				
B	over 300mm. wide; infill to existing recess ; roof E	18	m2		
C	extra; abutting existing wall; vertical end	1	m		
	<u>Plaster reveals</u>				
D	< 150mm. wide; vertical end	1	m		
E	< 150mm. wide; soffit	50	m		
	<u>PVC beads and mouldings</u>				
F	building corner; vertical	1	m		
G	box profile base bead; horizontal	51	m		
	<u>Silicone sealant</u>				
H	to abutment with existing building; vertical	1	m		
J	to abutment with existing building; horizontal	50	m		

COLLECTION Page No. 7/1 Page No. 7/2 Page No. 7/3 Page No. 7/4 Page No. 7/5 ELEMENT NO.[41] WALL FINISHES EXTERNALLY : D-E-F Carried to Summary				
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				7/6

CEILING FINISHES : A-B-C

ISSUE FOR TENDER

<u>ELEMENT NO.[45] CEILING FINISHES : A-B-C</u>				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>WOODWORK</u>				
AOV shaft linings; MDF linings; 20mm.thick; fixing to new and existing background structures; fixing with screws; plugging; include all mitres, stop-ends, etc.; all to detail as Architects Drawing No.P23-011-T-406 [detail 02] & Specification				
<u>To AOV shafts</u>				
E	over 300mm. wide; vertical; 13 no. AOV shafts; roof A	78	m2	
F	extra; 20mm. wide shaft ends	65	m	
G	extra; 100 x 50mm. sw vertical & splayed bulkhead framing; 13 no. AOV shafts; roof A	78	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		8/1	To Collection €	NIL

PAINTING AND DECORATING:NEW WORK INTERNALLY				
Filling as necessary; clean and dust surface; apply one (1) Dulux Vinyl Matt primer and two (2) coats Dulux Vinyl Matt emulsion; spray or roller applied; plaster finish; internal <u>To MDF AOV shafts</u>				
A	over 300mm. wide; vertical; 13 no. AOV shafts; roof A	78	m2	
B	extra; 20mm. wide shaft ends	65	m	
METALWORK				
Rooflight shaft linings; Velux LSF shaft lining system; 20mm.thick; fixing to new and existing background structures; installation in accordance with manufacturers instructions ; include all mitres, stop-ends, etc.; all to detail as Architects Drawing No.P23-011-T-402 [detail 05] & Specification <u>To rooflight shafts</u>				
C	over 300mm. wide (average depth 310mm.); in 25 no. separate locations; roof A	44	m2	
D	extra; Velux LSF shaft lining system trim to junction with underside of profiled metal deck; 100mm. wide; horizontal	125	m	
E	over 300mm. wide (average depth 962mm.); in 21 no. separate locations; roof A	105	m2	
F	extra; Velux LSF shaft lining system trim to junction with suspended ceiling tiles; 100mm. wide; horizontal	105	m	
<u>To rooflight shafts</u>				
G	over 300mm. wide (average depth 310mm.); in 2 no. separate locations; roof B	5	m2	
H	extra; Velux LSF shaft lining system trim to junction with underside of profiled metal deck; 100mm. wide; horizontal	5	m	
J	over 300mm. wide (average depth 962mm.); in 11 no. separate locations; roof B	55	m2	
K	extra; Velux LSF shaft lining system trim to junction with suspended ceiling tiles; 100mm. wide; horizontal	55	m	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		8/2		
September 2026				

<u>PLASTER CEILINGS</u>				
Ceilings; linings fixed to underside of existing roof structure; ceilings comprising Gypsum or equivalent plasterwork base of one (1) layer 12.5mm. board, joints lightly butted, joints taped/filled and 3mm. skim finish; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers Drawings & Specification				
<u>To underside of suspended roofs; not exceeding 4.000m. high over FFL</u>				
A	patch repairs to existing plaster ceilings; cutting out and form 300 x 300mm. opening; infill plasterboard / skim finish to match existing; isolated locations; Roof A	55	no	
B	patch repairs to existing plaster ceilings; cutting out and form 300 x 300mm. opening; infill plasterboard / skim finish to match existing; isolated locations; Roof B	9	no	
C	patch repairs to existing plaster ceilings; cutting out and form 300 x 300mm. opening; infill plasterboard / skim finish to match existing; isolated locations; Roof C	9	no	
<u>PAINTING AND DECORATING:NEW WORK INTERNALLY</u>				
Filling as necessary; clean and dust surface; apply one (1) Dulux Vinyl Matt primer and two (2) coats Dulux Vinyl Matt emulsion; spray or roller applied; plaster finish; internal				
<u>To plastered ceilings; not exceeding 4.000m. high over FFL</u>				
D	to patch repairs to existing plaster ceilings; > 300 x 300mm. opening; isolated locations; Roof A	55	no	
E	to patch repairs to existing plaster ceilings; > 300 x 300mm. opening; isolated locations; Roof B	9	no	
F	to patch repairs to existing plaster ceilings; > 300 x 300mm. opening; isolated locations; Roof C	9	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		8/3	To Collection €	NIL

COLLECTION Page No. 8/1 Page No. 8/2 Page No. 8/3 ELEMENT NO.[45] CEILING FINISHES : A-B-C Carried to Summary				
				NIL
				NIL
				NIL
				NIL

CEILING FINISHES : D-E-F

ISSUE FOR TENDER

<u>ELEMENT NO.[45] CEILING FINISHES : D-E-F</u>			
<u>DRAWINGS</u>			
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item
<u>TESTING</u>			
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item
<u>SAMPLES</u>			
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item
<u>ELEMENT DRAWINGS</u>			
D	The contractor is referred to all tender documentation included in Volume A	1	Item
<u>WOODWORK</u>			
AOV shaft linings; MDF linings; 20mm.thick; fixing to new and existing background structures; fixing with screws; plugging; include all mitres, stop-ends, etc.; all to detail as Architects Drawing No.P23-011-T-406 [detail 02] & Specification			
<u>To AOV shafts</u>			
E	over 300mm. wide; vertical; 5 no. AOV shafts; roof E	30	m2
F	extra; 20mm. wide shaft ends	25	m
G	extra; 100 x 50mm. sw vertical & splayed bulkhead framing; 5 no. AOV shafts; roof E	30	m2
<u>To AOV shafts</u>			
H	over 300mm. wide; vertical; 1 no. AOV shafts; roof F	6	m2
J	extra; 20mm. wide shaft ends	5	m
K	extra; 100 x 50mm. sw vertical & splayed bulkhead framing; 1 no. AOV shafts; roof F	6	m2
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026			To Collection €
9/1			NIL

PAINTING AND DECORATING:NEW WORK INTERNALLY				
Filling as necessary; clean and dust surface; apply one (1) Dulux Vinyl Matt primer and two (2) coats Dulux Vinyl Matt emulsion; spray or roller applied; plaster finish; internal				
<u>To MDF shaft linings</u>				
A	over 300mm. wide; vertical; 5 no. rooflight shafts; roof E	30	m2	
B	extra; 20mm. wide shaft ends	25	m	
<u>To MDF shaft linings</u>				
C	over 300mm. wide; vertical; 1 no. rooflight shafts; roof F	6	m2	
D	extra; 20mm. wide shaft ends	5	m	
METALWORK				
Rooflight shaft linings; Velux LSF shaft lining system; 20mm.thick; fixing to new and existing background structures; installation in accordance with manufacturers instructions ; include all mitres, stop-ends, etc.; all to detail as Architects Drawing No.P23-011-T-402 [detail 05] & Specification				
<u>To rooflight shafts</u>				
E	over 300mm. wide (average depth 310mm.); in 4 no. separate locations; roof E	6	m2	
F	extra; Velux LSF shaft lining system trim to junction with underside of profiled metal deck; 100mm. wide; horizontal	20	m	
G	over 300mm. wide (average depth 962mm.); in 19 no. separate locations; roof E	95	m2	
H	extra; Velux LSF shaft lining system trim to junction with suspended ceiling tiles; 100mm. wide; horizontal	95	m	
<u>To rooflight shafts</u>				
J	over 300mm. wide (average depth 962mm.); in 5 no. separate locations; roof F	25	m2	
K	extra; Velux LSF shaft lining system trim to junction with suspended ceiling tiles; 100mm. wide; horizontal	25	m	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		9/2		
September 2026				

<u>PLASTER CEILINGS</u>				
Ceilings; linings fixed to underside of existing roof structure; ceilings comprising Gypsum or equivalent plasterwork base of one (1) layer 12.5mm. board, joints lightly butted, joints taped/filled and 3mm. skim finish; installation in accordance with manufacturers instructions; all to detail as Architects & Consulting Engineers Drawings & Specification				
<u>To underside of suspended roofs; not exceeding 4.000m. high over FFL</u>				
A	patch repairs to existing plaster ceilings; cutting out and form 300 x 300mm. opening; infill plasterboard / skim finish to match existing; isolated locations; Roof D	7	no	
B	patch repairs to existing plaster ceilings; cutting out and form 300 x 300mm. opening; infill plasterboard / skim finish to match existing; isolated locations; Roof E	23	no	
C	patch repairs to existing plaster ceilings; cutting out and form 2000 x 2000mm. opening ; infill plasterboard / skim finish to match existing; isolated locations; Roof E	2	no	
D	patch repairs to existing plaster ceilings; cutting out and form 300 x 300mm. opening; infill plasterboard / skim finish to match existing; isolated locations; Roof F	31	no	
<u>PAINTING AND DECORATING:NEW WORK INTERNALLY</u>				
Filling as necessary; clean and dust surface; apply one (1) Dulux Vinyl Matt primer and two (2) coats Dulux Vinyl Matt emulsion; spray or roller applied; plaster finish; internal				
<u>To plastered ceilings; not exceeding 4.000m. high over FFL</u>				
E	to patch repairs to existing plaster ceilings; > 300 x 300mm. opening; isolated locations; Roof D	7	no	
F	to patch repairs to existing plaster ceilings; > 300 x 300mm. opening; isolated locations; Roof E	23	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		9/3		
September 2026				

(Cont) PAINTING AND DECORATING:NEW WORK INTERNALLY				
(Cont) Filling as necessary; clean and dust surface; apply one (1) Dulux Vinyl Matt primer and two (2) coats Dulux Vinyl Matt emulsion; spray or roller applied;... (Cont) To plastered ceilings; not exceeding 4.000m. high over FFL				
A	to patch repairs to existing plaster ceilings; 2000 x 2000mm. opening; isolated locations; Roof E	2	no	
B	to patch repairs to existing plaster ceilings; > 300 x 300mm. opening; isolated locations; Roof F	31	no	
ISSUE FOR TENDER				
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		9/4	To Collection €	NIL

COLLECTION Page No. 9/1 Page No. 9/2 Page No. 9/3 Page No. 9/4 ELEMENT NO.[45] CEILING FINISHES : D-E-F Carried to Summary				
				NIL
				NIL
				NIL
				NIL
				NIL

ROOF FINISHES : ROOF A-B-C

ISSUE FOR TENDER

<u>ELEMENT NO.[47] ROOF FINISHES : ROOF A-B-C</u>			
<u>DRAWINGS</u>			
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item
<u>TESTING</u>			
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item
<u>SAMPLES</u>			
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item
<u>ELEMENT DRAWINGS</u>			
D	The contractor is referred to all tender documentation included in Volume A	1	Item
<u>FLAT ROOF FINISHES</u>			
COMPOSITE ROOF SHEETING			
<u>The contractor shall provide the following information for approval at submittal stage:-</u>			
E	a U-value calculation shall be provided by the system supplier	Note 1	
F	a Condensation risk analysis to BS EN ISO 13788	Note 2	
G	a site specific wind uplift calculations to BS EN 1991-1-4 to confirm compliance of the system being fitted with the building regulations	Note 3	
H	care and maintenance guidelines to confirm compliance of the system being fitted with the building regulations	Note 4	
J	CE certification of products to be used	Note 5	
K	BBA Certificate No.98/3491 / agreement certification	Note 6	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		To Collection €	NIL

(Cont) FLAT ROOF FINISHES (Cont) COMPOSITE ROOF SHEETING (Cont) The contractor shall provide the following information for approval at submittal stage:-				
A	confirmation of compliance with EN.13501-5 / B ROOF(t4), BS.6229. BS.5250, IS.EN.1991-1-4, BS.EN.1991-1-4, EN.13501-5, ISO.9001/4001	Note 7		
The rates set against the various items shall be deemed to include the following:-				
B	The contractor shall be responsible for roof finishes have a life expectancy in excess of forty years to meet performance standard of Irish Agreement Board Certificate 10/4808 dated 25 May 2018	Note 1		
C	The roof membrane shall be installed in strict accordance with the manufacturer's manual and 1.0 Quality Assurance Preliminary Notes No.1-16.	Note 2		
D	The roof membrane shall be installed by a manufacturer's registered Contractor / Installer.	Note 3		
E	The manufacturer's registered Contractor / Installer shall provide a detailed Method of Work Statement and Programme for the roofing works prior to the commencement of the works	Note 4		
F	The contractor shall ensure compliance with manufacturer's technical information sheet 'Recommended guidelines for working on an occupied building' for specific guidelines when installing adhesives on an occupied building (FDT)	Note 5		
G	The contractor shall be responsible for roof finishes to meet manufacturers instructions and provide official manufacturers twenty (20) year stsyem warranty including insurance backed workmanship and materials guarantee prior to issue of Substantial Certificate.	Note 6		
H	The contractor shall be responsible for the Inspection of the Works - see below	Note 7		
J	The contractor shall be responsible for the Completion of the Works - see below	Note 8		
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		10/2		
September 2026				

FLAT ROOF COVERINGS				
Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofol CGv 2.1mm. thick including fleece backed thermoplastic PVC-p membrane, roll size 2 x 15m. by FDT Flachdach Technologie GmbH & Co. or equivalent; roofing membrane 1.5mm. thick including glass fibre reinforced fleece backed membrane bonded in PU adhesive for the main roof areas; colour : light grey; full life cycle assessment to ISO.14040 part FF providing the product has no significant environmental impacts from raw materials to production to installation and ultimately to disposal at end of use (low temperature flexibility; -30 degrees C); membrane laps shall be welded using an automatic hot air welder for hot air welding of single ply membrane; Rhenofol CGv membrane side lap welds to be a minimum 40mm. and membrane end lap welds to be a minimum 25mm., Separation layer FDT glass fleece 120 g/m2; membrane bonded over Kingspan TR27/TR47 PIR tapered insulation (0.024 W/mK), board size 1200 x 1200mm. in FDT one part PU membrane adhesive, perimeters and penetrations, mechanically fixed to the structure; insulation thickness in 120mm. generally and an additional tapered 40mm. thickness laid over forming falls to RW0's; V-Gard ALU 1500 Air & Vapour Control Barrier (AVCL) or equivalent shall be applied to existing decking including effective night-seal as required; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101,102,401,402,403,404,405,406-407,408,409,410 & Architects Document No.P23-011 Roof Finishes & Outlets and Specification <u>To existing metal decking</u>				
A	over 300mm. wide; roof A	2091	m2	
B	extra; forming gutter channel including splayed edge-1; 300mm. wide [detail 01/403]	166	m	
C	extra; forming splay / step to gutter in roof covering including reduced layer of roof insulation 30-50mm. depth [detail 01/403]	166	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				10/3 To Collection € NIL

(Cont) FLAT ROOF COVERINGS			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofol CGv 2.1mm. thick including fleece backed thermoplastic...			
(Cont) To existing metal decking			
A	extra; cutting to RW outlet; 110mm. diameter	24	no
B	extra; cutting to rooflight openings; 31 no.	198	m
C	extra; cutting to AOV / HV openings; 13 no.	83	m
D	extra; cutting to EF openings; 14 no.	30	m
E	extra; cutting to vent outlet; 110-150mm. diameter	3	no
F	extra; expansion joint type 1; circular polyethylene foam rod and compressible insulation; cover flashing 1100mm. girth, bends-8; in 2 no. separate locations [detail 01/401]	29	m
G	extra; cutting to ridges, high points to roof insulation TTR 27/47, 120-150mm. thick ; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	402	m
H	extra; raking cutting to hip points to roof insulation TTR 27/47, 120-150mm. thick; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	150	m
J	extra over Kingspan TTR 27/47 PIR tapered insulation for insulation fire break comprising 12.5mm. cement board roof stop laid on existing roof decking / vapour barrier (e/m) / 120-150mm. tapered non-combustible fire resisting insulation / 6mm. cement board top; all installation in accordance with manufacturers instructions; in 2 no. separate locations [detail 03/405]	98	m2
K	extra; fire break insulation; class A2-S3,D2 or equivalent for full width of wall under	28	m
To existing metal decking			
L	over 300mm. wide; roof B	334	m2

(Cont) FLAT ROOF COVERINGS			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofo1 CGv 2.1mm. thick including fleece backed thermoplastic...			
(Cont) To existing metal decking			
A	extra; forming gutter channel including splayed edge-1; 300mm. wide [detail 01/403]	79	m
B	extra; forming splay / step to gutter in roof covering including reduced layer of roof insulation 30-50mm. depth [detail 01/403]	79	m
C	extra; cutting to RW outlet; 110mm. diameter	4	no
D	extra; cutting to rooflight openings; 12 no.	77	m
E	extra; cutting to AOV / HV openings; 1 no.	6	m
F	extra; cutting to AC openings; 1 no.	6	m
G	extra; cutting to EF openings; 2 no.	40	m
H	extra; cutting to ridges, high points to roof insulation TTR 27/47, 120-150mm. thick ; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	7	m
J	extra; raking cutting to hip points to roof insulation TTR 27/47, 120-150mm. thick; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	9	m
To existing metal decking			
K	over 300mm. wide; roof C	351	m2
L	extra; forming gutter channel including splayed edge-1; 300mm. wide [detail 01/403]	69	m
M	extra; forming splay / step to gutter in roof covering including reduced layer of roof insulation 30-50mm. depth [detail 01/403]	69	m
N	extra; cutting to RW outlet; 110mm. diameter	4	no

ISSUE FOR TENDER

FLAT ROOF ACCESSORIES				
Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhonofol CG 1.5mm. fleece backed thermoplastic PVC-p membrane, roll size 2 x 15m. by FDT Flachdach Technologie GmbH & Co.; roofing membrane 1.5mm. thick including glass fibre reinforced fleece backed membrane bonded in PU adhesive for the main roof areas ; colour : light grey; full life cycle assessment to ISO.14040 part FF providing the product has no significant environmental impacts from raw materials to production to installation and ultimately to disposal at end of use (low temperature flexibility; -30 degrees C); membrane laps shall be welded using an automatic hot air welder for hot air welding of single ply membrane; Separation layer FDT glass fleece 120 g/m2; V-Gard ALU 1500 Air & Vapour Control Barrier (AVCL) or equivalent shall be applied to parapet walls including effective night-seal; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101,102,401,402,403,404,405,406-407,408,409,410 & Architects Document No.P23-011 Roof Finishes & Outlets and Specification. Upstands profiles to parapet wall abutments; welded and sealed; all in accordance with details included in Architects Drawing No.P23-011-T-401,402,403,404,405,406,407,408-409,410 <u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
A	parapet upstand skirtings; 800mm. girth, bends-3 (orange); Roof A+	21	m	
B	extra; mitres	2	no	
C	extra; stopends	2	no	
D	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof A+	21	m	
E	extra; mitres	2	no	
F	extra; stopends	2	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		10/7	To Collection €	NIL

(Cont) FLAT ROOF ACCESSORIES			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhonofol CG 1.5mm. fleece backed thermoplastic PVC-p membrane, roll size...			
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
A	parapet upstand skirtings; 800mm. girth, bends-3 (orange); Roof A	166	m
B	extra; mitres	11	no
C	extra; stopends	4	no
D	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof A	166	m
E	extra; mitres	11	no
F	extra; stopends	4	no
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
G	parapet upstand skirtings; 800mm. girth, bends-3 (orange); Roof A courtyard	29	m
H	extra; mitres	2	no
J	extra; stopends	2	no
K	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof A courtyard	29	m
L	extra; mitres	2	no
M	extra; stopends	2	no
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
N	parapet upstand skirtings; 1400mm. girth, bends-2 (blue); Roof A+	7	m
P	extra; mitres	2	no
Q	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof A+	7	m
R	extra; mitres	2	no

(Cont) FLAT ROOF ACCESSORIES				
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhonofol CG 1.5mm. fleece backed thermoplastic PVC-p membrane, roll size...				
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
A	parapet upstand skirtings; 800mm. girth, bends-3 (blue); Roof A/A+	7	m	
B	extra; stopends	2	no	
C	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof A/A+	7	m	
D	extra; stopends	2	no	
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
E	parapet upstand skirtings; 1530mm. girth, bends-3 (blue); Roof A/F	21	m	
F	extra; mitres	2	no	
G	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof A/F	21	m	
H	extra; stopends	2	no	
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
J	parapet upstand skirtings; 1430mm. girth, bends-3 (blue); Roof A/D	28	m	
K	extra; mitres	1	no	
L	extra; stopends	1	no	
M	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof A/D	28	m	
N	extra; mitres	1	no	
P	extra; stopends	1	no	

(Cont) FLAT ROOF ACCESSORIES			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhonofol CG 1.5mm. fleece backed thermoplastic PVC-p membrane, roll size...			
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
A	parapet upstand skirtings; 1530mm. girth, bends-2 (blue); Roof A/B	36	m
B	extra; mitres	2	no
C	extra; stopends	1	no
D	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof A/B	36	m
E	extra; mitres	1	no
F	extra; stopends	2	no
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
G	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof B	14	m
H	extra; mitres	1	no
J	extra; stopends	1	no
K	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof B	14	m
L	extra; stopends	2	no
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
M	parapet upstand skirtings; 800mm. girth, bends-2 (blue); Roof B/A	35	m
N	extra; mitres	3	no
P	extra; stopends	1	no
Q	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof B/A	35	m
R	extra; mitres	3	no

(Cont) FLAT ROOF ACCESSORIES			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofo1 CG 1.5mm. fleece backed thermoplastic PVC-p membrane, roll size...			
(Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail			
A	extra; stopends	1	no
Upstands profiles to parapet wall abutments; welded and sealed to detail			
B	parapet upstand skirtings; 1400mm. girth, bends-2 (blue); Roof B/E	14	m
C	extra; mitres	2	no
D	extra; stopends	1	no
E	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof B/E	14	m
F	extra; mitres	2	no
G	extra; stopends	1	no
Upstands profiles to parapet wall abutments; welded and sealed to detail			
H	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof C	87	m
J	extra; mitres	4	no
K	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof C	87	m
L	extra; mitres	4	no
Upstands profiles to wall abutments; welded and sealed to detail			
M	parapet upstand skirtings; 475mm. girth, bends-3 (purple); Roof A/C	15	m
N	extra; mitres	2	no
P	extra; stopends	2	no
Q	extra; galvanized metal hard edge	15	m

(Cont) FLAT ROOF ACCESSORIES			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofo1 CG 1.5mm. fleece backed thermoplastic PVC-p membrane, roll size...			
(Cont) Upstands profiles to wall abutments; welded and sealed to detail			
A	parapet upstand skirtings insulation; Kingspan TTR 27 100mm. thick; 350mm. high, splay top-1; Roof A/C	15	m
B	extra; cut and remove part vertical insulation to profile of existing pcc cill	15	m
C	extra; mitres	1	no
D	extra; stopends	1	no
Upstands profiles to wall abutments; welded and sealed to detail			
E	wall abutment upstand skirtings; 475mm. girth, bends-3 (brown); Roof B/C	13	m
F	extra; mitres	2	no
G	extra; galvanized metal hard edge	13	m
H	wall upstand skirtings insulation; Kingspan TTR 27 100mm. thick; 350mm. high, splay top-1; Roof A/C	13	m
J	extra; cut and remove part vertical insulation to profile of existing pcc cill	13	m
K	extra; mitres	2	no
Upstands profiles to wall abutments; welded and sealed to detail			
L	chimney abutment upstand skirtings; 475mm. girth, bends-3 (blue); Roof B/C chimney	6	m
M	extra; mitres	3	no
N	extra; galvanized metal hard edge	6	m
P	wall upstand skirtings insulation; Kingspan TTR 27; 350mm. girth, splay top-1 (green); Roof B-C chimney	6	m
Q	extra; cut and remove part vertical insulation to profile of existing pcc cill	6	m

(Cont) FLAT ROOF ACCESSORIES (Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofo1 CG 1.5mm. fleece backed thermoplastic PVC-p membrane, roll size... (Cont) Upstands profiles to wall abutments; welded and sealed to detail				
A	extra; mitres	3	no	
	<u>Upstands profiles to wall abutments; welded and sealed to detail</u>			
B	cill abutment upstand skirtings insulation; Kingspan TTR 27; 200mm. girth (green); Roof B/C	22	m	
C	extra; mitres	2	no	
D	extra; galvanized metal hard edge	22	m	
To Collection €				
				NIL

FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS				
Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofol CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic PVC-p membrane, roll size 2 x 15m. by FDT Flachdach Technologie GmbH & Co.; roofing membrane 1.5mm. thick including glass fibre reinforced fleece backed membrane bonded in PU adhesive for the main roof areas; colour : light grey; full life cycle assessment to ISO.14040 part FF providing the product has no significant environmental impacts from raw materials to production to installation and ultimately to disposal at end of use (low temperature flexibility; -30 degrees C); membrane laps shall be welded using an automatic hot air welder for hot air welding of single ply membrane; Separation layer FDT glass fleece 120 g/m2; V-Gard ALU 1500 Air & Vapour Control Barrier (AVCL) or equivalent shall be applied to parapet walls including effective night-seal; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T--101,102,401,402,403,404,405,406,407,408,409,410 & Architects Document No.P23-011 Roof Finishes & Outlets and Specification To rooflights / AOV / HV; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to upstands; all to detail as Architects Drawing No.P23-011-T-402 [detail 5] & Specification To Roof A				
A	to rooflight upstand skirtings; 350mm. girth, bends-3; roof A	180	m	
B	extra; mitres	124	no	
C	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	180	m	
D	extra; mitres	124	no	
E	extra; 75 x 75mm. insulation fillet [detail 5/402]	186	m	
F	extra; mitres	124	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		10/14	To Collection €	NIL

<u>(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS</u>			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhonofol CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic...			
(Cont) To Roof A			
A	to AOV upstand skirtings; 350mm. girth, bends-3; roof A	75	m
B	extra; mitres	52	no
C	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	75	m
D	extra; mitres	52	no
E	extra; 75 x 75mm. insulation fillet [detail 5/402]	75	m
F	extra; mitres	52	no
G	to EF upstand skirtings; 350mm. girth, bends-3; roof A	36	m
H	extra; mitres	52	no
J	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	36	m
K	extra; mitres	52	no
L	extra; 75 x 75mm. insulation fillet [detail 5/402]	36	m
M	extra; mitres	52	no
<u>To Roof B</u>			
N	to rooflight upstand skirtings; 350mm. girth, bends-3; roof B	70	m
P	extra; mitres	48	no
Q	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	70	m
R	extra; mitres	48	no
S	extra; 75 x 75mm. insulation fillet [detail 5/402]	70	m

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofo1 CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic...			
(Cont) To Roof B			
A	extra; mitres	48	no
B	toLVX-01 upstand skirtings; 350mm. girth, bends-3; roof B	6	m
C	extra; mitres	4	no
D	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	6	m
E	extra; mitres	4	no
F	extra; 75 x 75mm. insulation fillet [detail 5/402]	6	m
G	extra; mitres	4	no
H	to HV1 upstand skirtings; 350mm. girth, bends-3; roof B	6	m
J	extra; mitres	4	no
K	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	6	m
L	extra; mitres	4	no
M	extra; 75 x 75mm. insulation fillet [detail 5/402]	6	m
N	extra; mitres	4	no
P	to EF upstand skirtings; 350mm. girth, bends-3; roof B	5	m
Q	extra; mitres	8	no
R	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	5	m
S	extra; mitres	8	no
T	extra; 75 x 75mm. insulation fillet [detail 5/402]	5	m

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofol CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic...			
(Cont) To Roof B			
A	extra; mitres	8	no
To SVP penetrations; type 1; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to 156mm. diameter SVP penetrations; all to detail as Architects Drawing No.P23-011-T-401 [detail 7] & Specification			
To Roof A			
B	to SVP upstand skirtings; 350mm. girth, bends-3	1	m
C	extra; mitres	4	no
D	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	1	m
E	extra; mitres	4	no
F	extra; 75 x 75mm. insulation fillet [detail 5/402]	1	m
G	extra; mitres	4	no
H	to 156mm. diameter vent pipe penetration; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration; roof A	1	no
J	extra; 1.2mm. galvanized pressed metal angle; mechanically fixed to roof deck / stell including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 156mm. diameter vent pipe penetration; roof A	1	no
K	extra; Rhenofol laminated profiled metal sheet flashings; 3mm. thick; mechanically fixed to structure at 150mm. centres and Rhenofol flashing strips; silicone pointing and sealed throughout in approved sealant; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration; roof A	1	no

<u>(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS</u>			
To SVP penetrations; type 2; dressing to 156mm. diameter SVP penetrations compatible with roof membrane including with push fit pipe coupling; all to detail as Architects Drawing No.P23-011-T-408 [detail H/I] & Specification			
<u>To Roof A</u>			
A	to SVP upstand skirtings; 350mm. girth, bends-3; SVP.4,5	3	m
B	extra; mitres	12	no
C	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail H+I/408]	3	m
D	extra; mitres	12	no
E	extra; 75 x 75mm. insulation fillet [detail H+I/408]	4	m
F	extra; mitres	12	no
G	to 156mm. diameter vent pipe penetration; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration	3	no
H	extra; 1.2mm. galvanized pressed metal angle; mechanically fixed to roof deck / steel including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 156mm. diameter vent pipe penetration; roof A	3	no
J	extra; Stainless Steel Jubilee Clip; to 156mm. diameter vent pipe penetration	3	no
<u>To Roof B</u>			
K	to SVP upstand skirtings; 350mm. girth, bends-3; SVP.3	1	m
L	extra; mitres	4	no
M	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing [detail 5/402]	1	m
N	extra; mitres	4	no

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
(Cont) To SVP penetrations; type 2; dressing to 156mm. diameter SVP penetrations compatible with roof membrane including with push fit pipe coupling; all to detail...			
(Cont) To Roof B			
A	extra; 75 x 75mm. insulation fillet [detail H+I/408]	1	m
B	extra; mitres	4	no
C	to 156mm. diameter vent pipe penetration; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration	1	no
D	extra; 1.2mm. galvanized pressed metal angle; mechanically fixed to roof deck / steel including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 156mm. diameter vent pipe penetration; roof A	1	no
E	extra; Stainless Steel Jubilee Clip; to 156mm. diameter vent pipe penetration	1	no
To guarding rail upstands; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to 156mm. diameter SVP penetrations; all to detail as Architects Drawing No.P23-011-T-404 [detail 03] & Specification			
To roof A			
F	to 100 x 100mm. RHS upstand; 250mm. girth, bends-1; roof A	8	no
G	extra; 1.2mm. galvanized pressed metal angle; mechanically fixed to roof deck / steel including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 100 x 100mm. RHS upstand; roof A	8	no
H	extra; 1.2mm. galvanized pressed metal drip bracket (Chinese hat); mechanically fixed to upstand including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 100 x 100mm. RHS upstand; roof A	8	no

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
Rainwater outlet; FDT Vario roof outlet including Rhenofol 'C' collar; dressing to 156mm. diameter rainwater outlet compatible with roof membrane including with push fit pipe coupling to PVC O-ring socketed pipe to BS.4514 and BS.EN.1329-1; all to detail as Architects Drawing No.P23-011-T-408 [detail E] & Specification & Architects Document No.P23-011 Roof Finishes & Outlets <u>To roofs</u>			
A	to roof A	24	no
B	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets (pages 20/33)	24	no
C	to roof B	4	no
D	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets (pages 20/33)	4	no
E	to roof C	4	no
F	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets (pages 20/33)	4	no
FLAT ROOF ACCESSORIES			
<u>Proprietary formed Rhenofol laminated profiled metal sheet flashings; 3mm. thick; mechanically fixed to structure at 150mm. centres and Rhenofol flashing strips; silicone pointing and sealed throughout in approved sealant; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers Drawing No.P23-011-T-101,102,401,402,403,404,405,406-407,408,409,410 & Architects Document No.P23-011 Roof Finishes & Outlets and Specification</u>			

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS				
(Cont) FLAT ROOF ACCESSORIES				
Upstands profiles to parapet wall abutments; welded and sealed; all in accordance with details included in Architects Drawing No.P23-011-T-401,402,403,404,405,406,407,408-409,410				
Upstands profiles to parapet wall abutments; welded and sealed to detail				
A	parapet upstand skirtings; 225mm. girth, bends-5; Roof A	217	m	
B	extra; mitres	17	no	
C	extra; stopends	5	no	
D	parapet upstand skirtings; 225mm. girth, bends-5; Roof A+	22	m	
E	extra; mitres	2	no	
F	extra; stopends	2	no	
G	parapet upstand skirtings; 225mm. girth, bends-5; Roof B	14	m	
H	extra; stopends	2	no	
J	parapet upstand skirtings; 225mm. girth, bends-5; Roof C	87	m	
K	extra; mitres	4	no	
Upstands profiles to parapet wall abutments; welded and sealed to detail				
L	parapet upstand skirtings; 225mm. girth, bends-5; Roof A/A+	8	m	
M	extra; stopends	2	no	
N	parapet upstand skirtings; 225mm. girth, bends-5; Roof A/F	22	m	
P	extra; stopends	2	no	
Q	parapet upstand skirtings; 225mm. girth, bends-5; Roof A/D	28	m	
R	extra; stopends	2	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		10/21	To Collection €	NIL

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
(Cont) FLAT ROOF ACCESSORIES			
(Cont) Upstands profiles to parapet wall abutments; welded and sealed; all in accordance with details included in Architects...			
(Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail			
A	parapet upstand skirtings; 225mm. girth, bends-5; Roof A/B	36	m
B	extra; mitres	1	no
C	extra; stopends	2	no
D	parapet upstand skirtings; 225mm. girth, bends-5; Roof B/E	14	m
E	extra; mitres	3	no
Upstands profiles to parapet wall abutments; welded and sealed to detail			
F	parapet upstand skirtings; 225mm. girth, bends-5; Roof A/C	8	m
G	extra; mitres	1	no
H	extra; stopends	1	no
J	parapet upstand skirtings; 225mm. girth, bends-5; Roof B/C	13	m
K	extra; mitres	2	no
L	parapet upstand skirtings; 225mm. girth, bends-5; Roof B/C chimney	6	m
M	extra; mitres	3	no
N	parapet upstand skirtings; 225mm. girth, bends-5; Roof B/C	21	m
P	extra; mitres	2	no
Downstands profiles to channel gutter profiles; welded and sealed to detail			
Q	extra; forming gutter channel including splayed edge-1; 250mm. girth, bends-3 [detail 01/403]; roof A	166	m

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS				
(Cont) FLAT ROOF ACCESSORIES				
(Cont) Upstands profiles to parapet wall abutments; welded and sealed; all in accordance with details included in Architects...				
(Cont) Downstands profiles to channel gutter profiles; welded and sealed to detail				
A	extra; forming gutter channel including splayed edge-1; 250mm. girth, bends-3 [detail 01/403]; roof B	79	m	
B	extra; forming gutter channel including splayed edge-1; 250mm. girth, bends-3 [detail 01/403]; roof C	69	m	
<u>SLIP RESISTANT WALKWAY</u>				
Slip resistant walkway; Rhenofol Walkway mats or equivalent; non-porous PVC with a cross-ribbed, slip-resistant surface; open grid design; slip resistance to DIN.51130.R11 ; width-600mm.; thickness-14mm.; colour-black / grey; weight-39.6 kg/m; assembled product; warranty-minimum 5 years; approvals to DIN.51130, R10, V10, EN.13501-1, Cfl-S1, EN.607; installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Roof Safety and Architects Document No.P23-011 Roof Finishes and Outlets				
<u>Walkway pads to roof coverings</u>				
C	over 300mm. wide; roof A	112	m2	
D	over 300mm. wide; roof B	31	m2	
E	over 300mm. wide; roof C	42	m2	
<u>SUNDRIES</u>				
Spark Test				
F	carry out a Spark Test on completion of all flat roofs; submit Spark Test Report to the Employers Representative & Services Engineer	1	Item	

FLAT ROOF ACCESSORIES : UNDERSIDE OF PARAPET CAPPINGS				
Kingspan stone mineral wool insulation in FDT one part PU membrane adhesive, perimeters and penetrations must be mechanically fixed to the parapet structure; insulation thickness in 100mm. generally; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101, 102, 403, Architects Document No.P23-011 Roof Finishes & Outlets and Specification Upstands profiles to parapet wall capping; stone mineral wool insulation over parapet top; 120mm. thick; horizontal or to falls				
A	parapet upstand cappings; 375mm. wide; horizontal [detail 01/403]; Roof A	217	m	
B	extra; mitres	17	no	
C	extra; stopends	5	no	
D	110 x 100mm. sw bearer kerb; mechanically fixed to purlins (e/m)	217	m	
E	parapet upstand cappings; 375mm. wide; horizontal [detail 01/403]; Roof B	14	m	
F	extra; stopends	2	no	
G	110 x 100mm. sw bearer kerb; mechanically fixed to purlins (e/m)	14	m	
H	parapet upstand cappings; 375mm. wide; horizontal [detail 01/403]; Roof C	87	m	
J	extra; mitres	4	no	
K	110 x 100mm. sw bearer kerb; mechanically fixed to purlins (e/m)	87	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		10/24	To Collection €	NIL

(Cont) FLAT ROOF ACCESSORIES : UNDERSIDE OF PARAPET CAPPINGS			
Kingspan fire resisting insulation in FDT one part PU membrane adhesive, perimeters and penetrations must be mechanically fixed to the parapet structure; insulation thickness in 100mm. generally; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101, 102, 403, Architects Document No.P23-011 Roof Finishes & Outlets and Specification Upstands profiles to parapet wall capping; fire resisting insulation over parapet top; 120mm. thick			
A	parapet upstand cappings; 600mm. wide; horizontal [detail 2/403]; Roof A/A+	8	m
B	extra; stopends	2	no
C	75mm. top-hat sections mechanically fixed to top of existing parapet wall; 150 x 75mm. Zeta channel / purlins-2 no. in running lengths fixed to tophats; stone mineral wool packing around and between channels; all to detail 2/101 & detail/403	8	m
D	parapet upstand cappings; 600mm. wide; horizontal [detail 2/403]; Roof A/F	22	m
E	extra; stopends	2	no
F	75mm. top-hat sections mechanically fixed to top of existing parapet wall; 150 x 75mm. Zeta channel / purlins-2 no. in running lengths fixed to tophats; stone mineral wool packing around and between channels; all to detail 2/101 & detail/403	22	m
G	parapet upstand cappings; 600mm. wide; horizontal [detail 2/403]; Roof A/D	28	m
H	extra; mitres	1	no
J	extra; stopends	1	no
K	75mm. top-hat sections mechanically fixed to top of existing parapet wall; 150 x 75mm. Zeta channel / purlins-2 no. in running lengths fixed to tophats; stone mineral wool packing around and between channels; all to detail 2/101 & detail/403	28	m

(Cont) FLAT ROOF ACCESSORIES : UNDERSIDE OF PARAPET CAPPINGS			
(Cont) Kingspan fire resisting insulation in FDT one part PU membrane adhesive, perimeters and penetrations must be mechanically fixed to the parapet structure;...			
(Cont) Upstands profiles to parapet wall capping; fire resisting insulation over parapet top; 120mm. thick			
A	parapet upstand cappings; 600mm. wide; horizontal [detail 2/403]; Roof A/B	36	m
B	extra; mitres	1	no
C	extra; stopends	2	no
D	75mm. top-hat sections mechanically fixed to top of existing parapet wall; 150 x 75mm. Zeta channel / purlins-2 no. in running lengths fixed to tophats; stone mineral wool packing around and between channels; all to detail 2/101 & detail/403	36	m
E	parapet upstand cappings; 600mm. wide; horizontal [detail 2/403]; Roof B/E	14	m
F	extra; mitres	3	no
G	75mm. top-hat sections mechanically fixed to top of existing parapet wall; 150 x 75mm. Zeta channel / purlins-2 no. in running lengths fixed to tophats; stone mineral wool packing around and between channels; all to detail 2/101 & detail/403	14	m

PARAPET CAPPING				
Parapet copings; proprietary laminated / powder-coated aluminium pressed metal profiled flashings; 3mm. thick profiled copings; selected RAL colour; mechanically fastened, screw fixed to galvanized support brackets fixed on structural steelwork frame (e/m) and insulation (e/m); minimum 7mm. silicone mastic joint at external junction with abutment; installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Cladding and Architects Drawing No.23-011-T-101,102,401,402,403,404,405,406,407,408,409,410 & Specification H43 <u>To parapet walls L01</u>				
A	1300mm. girth, bends-4, recess-2; roof A+ (orange)	22	m	
B	extra; 20mm. cement fibre board under capping; 675mm.	22	m	
C	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; internal & external	2	no	
D	extra; stopends on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top	2	no	
<u>To parapet walls L01</u>				
E	1300mm. girth, bends-4, recess-2; roof A (orange)	175	m	
F	extra; 20mm. cement fibre board under capping; 675mm.	175	m	
G	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; internal & external	9	no	
H	extra; stopends on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top	4	no	
<u>To parapet walls L01</u>				
J	1300mm. girth, bends-4, recess-2; roof A courtyard (orange)	29	m	

(Cont) PARAPET CAPPING			
(Cont) Parapet copings; proprietary laminated / powder-coated aluminium pressed metal profiled flashings; 3mm. thick profiled copings; selected RAL colour;...			
(Cont) To parapet walls L01			
A	extra; 20mm. cement fibre board under capping; 675mm.	29	m
B	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; internal & external	2	no
C	extra; stopends on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top	2	no
To parapet walls L01			
D	1300mm. girth, bends-4, recess-2; roof A/D (blue)	7	m
E	extra; 20mm. cement fibre board under capping; 675mm.	7	m
F	extra; stopends on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top	2	no
To parapet walls L01			
G	1300mm. girth, bends-4, recess-2; roof B (orange)	14	m
H	extra; 20mm. cement fibre board under capping; 675mm.	14	m
J	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; internal & external	2	no
To parapet walls L01			
K	1200mm. girth, bends-4, recess-2; roof A/B (blue)	36	m
L	extra; 20mm. cement fibre board under capping; 675mm.	36	m

(Cont) PARAPET CAPPING				
(Cont) Parapet copings; proprietary laminated / powder-coated aluminium pressed metal profiled flashings; 3mm. thick profiled copings; selected RAL colour;...				
(Cont) To parapet walls L01				
A	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; internal & external	1	no	
B	extra; stopends on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top	2	no	
To parapet walls L01				
C	1200mm. girth, bends-4, recess-2; roof B/E (blue)	14	m	
D	extra; 20mm. cement fibre board under capping; 675mm.	14	m	
E	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; internal & external	1	no	
F	extra; stopends on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top	2	no	
To parapet walls L01				
G	1300mm. girth, bends-4, recess-2; roof C (orange)	87	m	
H	extra; 20mm. cement fibre board under capping; 675mm.	87	m	
J	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; external	4	no	
To upstand parapet walls L01				
K	1950mm. girth, bends-4, recess-2; roof A/C	15	m	
L	extra; 20mm. cement fibre board under capping; 875mm.	15	m	

(Cont) PARAPET CAPPING (Cont) Parapet copings; proprietary laminated / powder-coated aluminium pressed metal profiled flashings; 3mm. thick profiled copings; selected RAL colour;... (Cont) To upstand parapet walls L01				
A	extra; mitred angle 90 degree on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top; internal & external	2	no	
B	extra; three-way intersection on proprietary galvanized steel tiled joint bearers fixed back to new top hat sections to parapet top	2	no	
<u>INSPECTION</u> Inspection of roof coverings works shall include:-				
C	[i] the specialist approved roofing Contractor will submit a PIN (Pre-Installation Notice) form to the roofing suppliers Technical Department approximately 7-10 days in advance of the installation start date.	1	Item	
D	[ii] the works will be inspected by specialist supplier on at least three separate stages of installation - Project start (0-10% completion), midpoint (50-60% completion) and a final inspection (100% completion). Additional interim inspections will be arranged to suit the project requirements.	1	Item	
E	[iii] interim inspection reports will be submitted to the specialist approved roofing Contractor. Any defects identified during the inspections are to be repaired without delay to minimize damage and nuisance.	1	Item	
F	[iv] at Substantial Completion of the roof installation, the specialist approved roofing Contractor will arrange for a final inspection of the roof. It will be necessary to provide or arrange safe access to the roof for these purposes.	1	Item	

(Cont) INSPECTION (Cont) Inspection of roof coverings works shall include:-				
A	[v] a final inspection report will be submitted to the specialist approved roofing Contractor; any necessary remedial works must be completed by the FDT Contractor and confirmed in writing, to the Technical Department prior to processing the warranty application.	1	Item	
COMPLETION Completion of roof coverings works shall include:-				
B	[i] all completed roof areas will be left clean with all rainwater outlets clear.	1	Item	
C	[ii] all works by others necessary to provide a weathertight finish will be satisfactorily completed.	1	Item	
D	[iii] any defects are to be repaired without delay to minimize damage and nuisance	1	Item	
E	[iv] an Electronic Leak test should be carried out on the roof. Reports should be made available to roofing supplier / manufacturer	1	Item	
F	[v] subject to the satisfaction of manufacturer's Technical Services, on completion of the works the manufacturer's Warranty will be provided	1	Item	
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COLLECTION Page No. 10/1 Page No. 10/2 Page No. 10/3 Page No. 10/4 Page No. 10/5 Page No. 10/6 Page No. 10/7 Page No. 10/8 Page No. 10/9 Page No. 10/10 Page No. 10/11 Page No. 10/12 Page No. 10/13 Page No. 10/14 Page No. 10/15 Page No. 10/16 Page No. 10/17 Page No. 10/18 Page No. 10/19 Page No. 10/20 Page No. 10/21 Page No. 10/22 Page No. 10/23 Page No. 10/24				NIL NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	10/32			

COLLECTION Page No. 10/25 Page No. 10/26 Page No. 10/27 Page No. 10/28 Page No. 10/29 Page No. 10/30 Page No. 10/31 ELEMENT NO.[47] ROOF FINISHES : ROOF A-B-C Carried to Summary				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
ISSUE FOR TENDER				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	10/33			

ROOF FINISHES : ROOF D-E-F

ISSUE FOR TENDER

<u>ELEMENT NO.[47] ROOF FINISHES : ROOF D-E-F</u>			
<u>DRAWINGS</u>			
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item
<u>TESTING</u>			
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item
<u>SAMPLES</u>			
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item
<u>ELEMENT DRAWINGS</u>			
D	The contractor is referred to all tender documentation included in Volume A	1	Item
<u>FLAT ROOF FINISHES</u>			
COMPOSITE ROOF SHEETING			
<u>The contractor shall provide the following information for approval at submittal stage:-</u>			
E	a U-value calculation shall be provided by the system supplier	Note 1	
F	a Condensation risk analysis to BS EN ISO 13788	Note 2	
G	a site specific wind uplift calculations to BS EN 1991-1-4 to confirm compliance of the system being fitted with the building regulations	Note 3	
H	care & maintenance guidelines to confirm compliance of the system being fitted with the building regulations	Note 4	
J	CE certification of products to be used	Note 5	
K	BBA Certificate No.98/3491 / agreement certification	Note 6	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		To Collection €	NIL

(Cont) FLAT ROOF FINISHES (Cont) COMPOSITE ROOF SHEETING (Cont) The contractor shall provide the following information for approval at submittal stage:-				
A	confirmation of compliance with EN.13501-5/BR00F(t4), BS.6229. BS.5250, IS.EN.1991-1-4, BS.EN.1991-1-4, EN.13501-5, ISO.9001/4001	Note 7		
The rates set against the various items shall be deemed to include the following:-				
B	The contractor shall be responsible for roof finishes have a life expectancy in excess of forty years to meet performance standard of Irish Agreement Board Certificate 10/4808 dated 25 May 2018	Note 1		
C	The roof membrane shall be installed in strict accordance with the manufacturer's manual and 1.0 Quality Assurance Preliminary Notes No.1-16.	Note 2		
D	The roof membrane shall be installed by a manufacturer's registered Contractor / Installer.	Note 3		
E	The manufacturer's registered Contractor / Installer shall provide a detailed Method of Work Statement and Programme for the roofing works prior to the commencement of the works	Note 4		
F	The contractor shall ensure compliance with manufacturer's technical information sheet 'Recommended guidelines for working on an occupied building' for specific guidelines when installing adhesives on an occupied building (FDT)	Note 5		
G	The contractor shall be responsible for roof finishes to meet manufacturers instructions and provide official manufacturers twenty (20) year stsyem warranty including insurance backed workmanship and materials guarantee prior to issue of Substantial Certificate.	Note 6		
H	The contractor shall be responsible for the Inspection of the Works - see below	Note 7		
J	The contractor shall be responsible for the Completion of the Works - see below	Note 8		
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		11/2		
September 2026				

FLAT ROOF COVERINGS				
Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising FDT Rhenofol CV 1.5mm. thick reinforced PVC-P membrane with polyester reinforcement, roll size 2 x 15m. by FDT Flachdach Technologie GmbH & Co.; roofing membrane 1.5mm. thick including glass fibre reinforced fleece backed membrane bonded in PU adhesive for the main roof areas; colour : light grey; full life cycle assessment to ISO.14040 part FF providing the product has no significant environmental impacts from raw materials to production to installation and ultimately to disposal at end of use (low temperature flexibility; -30 degrees C); membrane mechanically fixed through the separation layer and existing build-up to the metal deck in accordance with project-specific wind-load calculation; membrane laps shall be welded using an automatic hot air welder for hot air welding of single ply membrane; Rhenofol CGv membrane side lap welds to be a minimum 40mm. and membrane end lap welds to be a minimum 25mm., 300 g/m2 polyester fleece separation layer shall be loose laid to the prepared existing decking including effective night-seal; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,405-406,407,408,409,410 and Architects Document No.P23-011 Roof Finishes & Outlets & Specification To existing metal decking/vapour barrier/thermal insulation/pvc membrane				
A	over 300mm. wide; roof D	240	m2	
B	extra; forming gutter channel including splayed edge-1; 300mm. wide [detail 01/403]	39	m	
C	extra; forming splay / step to gutter in roof covering including reduced layer of roof insulation 30-50mm. depth [detail 01/403]	39	m	
D	extra; cutting to RW outlet; 110mm. diameter	4	no	
E	extra; cutting to vent outlet; 110-150mm. diameter	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		11/3	To Collection €	NIL

(Cont) FLAT ROOF COVERINGS			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising FDT Rhenofol CV 1.5mm. thick reinforced PVC-P membrane with...			
(Cont) To existing metal decking/vapour barrier/thermal insulation/pvc membrane			
A	extra; cutting to ridges, high points to roof insulation TTR 27/47, 120-150mm. thick ; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	7	m
B	extra; raking cutting to hip points to roof insulation TTR 27/47, 120-150mm. thick; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	4	m
To existing metal decking/vapour barrier/thermal insulation/pvc membrane			
C	over 300mm. wide; roof E	879	m2
D	extra; forming gutter channel including splayed edge-1; 300mm. wide [detail 01/403]	198	m
E	extra; forming splay / step to gutter in roof covering including reduced layer of roof insulation 30-50mm. depth [detail 01/403]	198	m
F	extra; cutting to RW outlet; 110mm. diameter	9	no
G	extra; cutting to rooflight openings; 17 no.	109	m
H	extra; cutting to AOV / HV openings; 5 no.	32	m
J	extra; cutting to EF openings; 8 no.	16	m
K	extra; cutting to vent outlet; 110-150mm. diameter	1	no
L	extra; expansion joint type 1; circular polyethylene foam rod and compressible insulation; cover flashing 1100mm. girth, bends-8; all to detail as Architects Drawing No.P23-011-T-401 [detail 1] & Specification	16	m
M	extra; cutting to ridges, high points to roof insulation TTR 27/47, 120-150mm. thick ; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	54	m

(Cont) FLAT ROOF COVERINGS			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising FDT Rhenofol CV 1.5mm. thick reinforced PVC-P membrane with...			
(Cont) To existing metal decking/vapour barrier/thermal insulation/pvc membrane			
A	extra; raking cutting to hip points to roof insulation TTR 27/47, 120-150mm. thick; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	77	m
To existing metal decking/vapour barrier/thermal insulation/pvc membrane			
B	over 300mm. wide; roof F	1186	m2
C	extra; forming gutter channel including splayed edge-1; 300mm. wide [detail 01/403]	281	m
D	extra; forming splay / step to gutter in roof covering including reduced layer of roof insulation 30-50mm. depth [detail 01/403]	281	m
E	extra; cutting to RW outlet; 110mm. diameter	12	no
F	extra; cutting to rooflight openings; 4 no.	26	m
G	extra; cutting to AOV / HV openings; 2 no.	13	m
H	extra; cutting to AC openings; 2 no.	5	m
J	extra; cutting to EF openings / outlets; 2 no.	4	m
K	extra; expansion joint type 1; circular polyethylene foam rod and compressible insulation; cover flashing 1100mm. girth, bends-8; all to detail as Architects Drawing No.P23-011-T-401 [detail 01] & Specification	28	m
L	extra; cutting to ridges, high points to roof insulation TTR 27/47, 120-150mm. thick ; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	128	m
M	extra; raking cutting to hip points to roof insulation TTR 27/47, 120-150mm. thick; all to detail as Architects Drawing No.P23-011-T-101,102 & Specification	157	m

(Cont) FLAT ROOF COVERINGS (Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising FDT Rhenofol CV 1.5mm. thick reinforced PVC-P membrane with... (Cont) To existing metal decking/vapour barrier/thermal insulation/pvc membrane A extra over Kingspan TTR 27/47 PIR tapered insulation for insulation fire break comprising 12.5mm. cement board roof stop laid on existing roof decking / vapour barrier (e/m) / 120-150mm. tapered non-combustible fire resisting insulation / 6mm. cement board top; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101 & 405 [detail 03] & Specification FLAT ROOF ACCESSORIES Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofol CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic PVC-p membrane, roll size 2 x 15m. by FDT Flachdach Technologie GmbH & Co.; roofing membrane 1.5mm. thick including glass fibre reinforced fleece backed membrane bonded in PU adhesive for the main roof areas; colour : light grey; full life cycle assessment to ISO.14040 part FF providing the product has no significant environmental impacts from raw materials to production to installation and ultimately to disposal at end of use (low temperature flexibility; -30 degrees C); membrane laps shall be welded using an automatic hot air welder for hot air welding of single ply membrane; Separation layer FDT glass fleece 120 g/m2; V-Gard ALU 1500 Air & Vapour Control Barrier (AVCL) or equivalent shall be applied to parapet walls including effective night-seal; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,405-406,407,408,409,410 and Architects Document No.P23-011 Roof Finishes & Outlets & Specification	53	m2		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	11/6		To Collection €	NIL

<u>(Cont) FLAT ROOF ACCESSORIES</u>				
Upstands profiles to parapet wall abutments; welded and sealed to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,405- ,406,407,408,409,410 and Specification				
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
A	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof D	22	m	
B	extra; stopends	1	no	
C	extra; mitres	3	no	
<u>Upstands profiles to parapet wall abutments</u>				
D	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof D	22	m	
E	extra; mitres	1	no	
F	extra; stopends	3	no	
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
G	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof D/C	4	m	
H	extra; mitres	4	no	
J	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof D/C	4	m	
K	extra; mitres	4	no	
L	extra; stopends	4	no	
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
M	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof D courtyard	46	m	
N	extra; mitres	2	no	
P	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof D courtyard	46	m	

(Cont) FLAT ROOF ACCESSORIES (Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,4... (Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail			
A	extra; mitres	2	no
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
B	parapet upstand skirtings; 1400mm. girth, bends-2 (blue); Roof D/A	28	m
C	extra; mitres	1	no
D	extra; stopends	1	no
E	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof D/A	28	m
F	extra; mitres	1	no
G	extra; stopends	1	no
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
H	parapet upstand skirtings; 1400mm. girth, bends-2 (blue); Roof D/E	29	m
J	extra; mitres	2	no
K	extra; stopends	1	no
L	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof D/E	29	m
M	extra; mitres	2	no
N	extra; stopends	1	no
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>			
P	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof E	84	m
Q	extra; mitres	5	no

(Cont) FLAT ROOF ACCESSORIES			
(Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,4...			
(Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail			
A	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof E	84	m
B	extra; mitres	5	no
Upstands profiles to parapet wall abutments; welded and sealed to detail			
C	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof E courtyard	36	m
D	extra; mitres	4	no
E	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof E courtyard	36	m
F	extra; mitres	7	no
Upstands profiles to parapet wall abutments; welded and sealed to detail			
G	parapet upstand skirtings; 800mm. girth, bends-2 (blue); Roof E/B	14	m
H	extra; mitres	3	no
J	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof E/B	14	m
K	extra; mitres	3	no
Upstands profiles to parapet wall abutments; welded and sealed to detail			
L	parapet upstand skirtings; 800mm. girth, bends-2 (blue); Roof E/A	28	m
M	extra; mitres	3	no
N	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof E courtyard	28	m
P	extra; mitres	3	no

(Cont) FLAT ROOF ACCESSORIES				
(Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,4...				
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
A	parapet upstand skirtings; 800mm. girth, bends-2; detail 1A+1B/101 & detail/403 (orange); Roof F	120	m	
B	extra; mitres	4	no	
C	extra; stopends	4	no	
D	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof F	120	m	
E	extra; mitres	4	no	
F	extra; stopends	4	no	
G	parapet upstand skirtings; 800mm. girth, bends-2 (orange); Roof F courtyards	76	m	
H	extra; mitres	8	no	
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
J	parapet upstand skirtings insulation; Kingspan TTR 27; 275mm. high; vertical; Roof F courtyards	76	m	
K	extra; mitres	8	no	
<u>Upstands profiles to parapet wall abutments; welded and sealed to detail</u>				
L	parapet upstand skirtings; 1400mm. girth, bends-2; Roof F/A	22	m	
M	extra; stopends	2	no	
N	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof F/A	22	m	
P	extra; stopends	2	no	

(Cont) FLAT ROOF ACCESSORIES (Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,4... <u>Upstands profiles to parapet wall abutments</u>				
A	parapet upstand skirtings; 1400mm. girth, bends-2; Roof F/F+	14	m	
B	extra; mitres	1	no	
C	extra; stopends	1	no	
D	parapet upstand skirtings insulation; Kingspan TTR 27; 1100mm. high; vertical; Roof F-F+	14	m	
E	extra; mitres	1	no	
F	extra; stopends	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				
		11/11	To Collection €	NIL

FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS				
Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofol CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic PVC-p membrane, roll size 2 x 15m. by FDT Flachdach Technologie GmbH & Co.; roofing membrane 1.5mm. thick including glass fibre reinforced fleece backed membrane bonded in PU adhesive for the main roof areas; colour : light grey; full life cycle assessment to ISO.14040 part FF providing the product has no significant environmental impacts from raw materials to production to installation and ultimately to disposal at end of use (low temperature flexibility; -30 degrees C); membrane laps shall be welded using an automatic hot air welder for hot air welding of single ply membrane; Separation layer FDT glass fleece 120 g/m2; V-Gard ALU 1500 Air & Vapour Control Barrier (AVCL) or equivalent shall be applied to parapet walls including effective night-seal; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,405-406,407,408,409,410 and Architects Document No.P23-011 Roof Finishes & Outlets & Specification To rooflights / AOV / HV; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to upstands; all to detail as Architects Drawing No.P23-011-T-402 [detail 05] & Specification <u>To Roof E</u>				
A	to rooflight upstand skirtings; 350mm. girth, bends-3; roof E	99	m	
B	extra; mitres	68	no	
C	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	99	m	
D	extra; mitres	68	no	
E	extra; 75 x 75mm. insulation fillet	99	m	
F	extra; mitres	68	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		11/12	To Collection €	NIL

<u>(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS</u>				
<u>(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofof CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic...</u>				
<u>(Cont) To Roof E</u>				
A	to AOV upstand skirtings; 350mm. girth, bends-3; roof E	29	m	
B	extra; mitres	20	no	
C	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	29	m	
D	extra; mitres	20	no	
E	extra; 75 x 75mm. insulation fillet	29	m	
F	extra; mitres	20	no	
G	to EF upstand skirtings; 350mm. girth, bends-3; roof E	19	m	
H	extra; mitres	32	no	
J	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	19	m	
K	extra; mitres	32	no	
L	extra; 75 x 75mm. insulation fillet	19	m	
M	extra; mitres	32	no	
<u>To Roof F</u>				
N	to rooflight upstand skirtings; 350mm. girth, bends-3; roof F	22	m	
P	extra; mitres	16	no	
Q	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	22	m	
R	extra; mitres	16	no	
S	extra; 75 x 75mm. insulation fillet	22	m	
T	extra; mitres	16	no	

<u>(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS</u>					
<u>(Cont) Composite Flat Roof Covering in single ply waterproof membrane System; Roof covering comprising Rhenofo1 CGv (thickness : 1.5mm. thick) non-fleece backed thermoplastic...</u>					
<u>(Cont) To Roof F</u>					
A	to AOV upstand skirtings; 350mm. girth, bends-3; roof F	6	m		
B	extra; mitres	4	no		
C	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	6	m		
D	extra; mitres	4	no		
E	extra; 75 x 75mm. insulation fillet	6	m		
F	extra; mitres	4	no		
G	to HV1 upstand skirtings; 350mm. girth, bends-3; roof F	6	m		
H	extra; mitres	4	no		
J	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	6	m		
K	extra; mitres	4	no		
L	extra; 75 x 75mm. insulation fillet	6	m		
M	extra; mitres	4	no		
N	to EF upstand skirtings; 350mm. girth, bends-3; roof F	5	m		
P	extra; mitres	8	no		
Q	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	5	m		
R	extra; mitres	8	no		
S	extra; 75 x 75mm. insulation fillet	5	m		
T	extra; mitres	8	no		

<u>(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS</u>					
To SVP penetrations; type 1; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to 156mm. diameter SVP penetrations; all to detail as Architects Drawing No.P23-011-T-408 [detail I] & Specification					
<u>To Roof E</u>					
A	to SVP upstand skirtings; 350mm. girth, bends-3	1	m		
B	extra; mitres	4	no		
C	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	1	m		
D	extra; mitres	4	no		
E	extra; 75 x 75mm. insulation fillet	1	m		
F	extra; mitres	4	no		
G	to 156mm. diameter vent pipe penetration; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration	1	no		
H	extra; 1.2mm. galvanized pressed metal angle; mechanically fixed to roof deck / stell including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 156mm. diameter vent pipe penetration; roof A	1	no		
J	extra; Rhenofol laminated profiled metal sheet flashings; 3mm. thick; mechanically fixed to structure at 150mm. centres and Rhenofol flashing strips; silicone pointing and sealed throughout in approved sealant; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration; roof A	1	no		
<u>To Roof F</u>					
K	to SVP upstand skirtings; 350mm. girth, bends-3	1	m		
L	extra; mitres	4	no		

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
(Cont) To SVP penetrations; type 1; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to 156mm. diameter SVP penetrations; all...			
(Cont) To Roof F			
A	extra; clamp, lowered and locked in position immediately following installation of the upstand flashing	1	m
B	extra; mitres	4	no
C	extra; 75 x 75mm. insulation fillet	1	m
D	extra; mitres	4	no
E	to 156mm. diameter vent pipe penetration; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration; roof D	1	no
F	extra; 1.2mm. galvanized pressed metal angle; mechanically fixed to roof deck / stell including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 156mm. diameter vent pipe penetration	1	no
G	extra; Rhenofol laminated profiled metal sheet flashings; 3mm. thick; mechanically fixed to structure at 150mm. centres and Rhenofol flashing strips; silicone pointing and sealed throughout in approved sealant; 250mm. girth, bends-1; to 156mm. diameter vent pipe penetration	1	no
To guard rail penetrations; type 2; dressing to 156mm. diameter SVP penetrations compatible with roof membrane including with push fit pipe coupling; all to detail as Architects Drawing No.P23-011-T-404 [detail 3] & Specification			
To guarding rail upstands; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to 156mm. diameter SVP penetrations; all to detail as Architects Drawing No.P23-011-T-404 [detail 03] & Specification			
H	to 100 x 100mm. RHS upstand; 250mm. girth, bends-1; roof E	8	no

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS					
(Cont) To guard rail penetrations; type 2; dressing to 156mm. diameter SVP penetrations compatible with roof membrane including with push fit pipe coupling; all to detail...					
(Cont) To guarding rail upstands; Rhenofol CG 1.5mm. fleece backed membrane for bonding in contact adhesive for upstands; dressing to 156mm. diameter SVP penetrations; all...					
A	extra; 1.2mm. galvanized pressed metal angle; mechanically fixed to roof deck / stell including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 100 x 100mm. RHS upstand; roof E	8	no		
B	extra; 1.2mm. galvanized pressed metal drip bracket (Chinese hat); mechanically fixed to upstand including all necessary site drilling, fixings and sealing in mastic pointing to provide air tight seal; to 100 x 100mm. RHS upstand; roof E	8	no		
Rainwater outlet; FDT Vario roof outlet including Rhenofol 'C' collar; dressing to 156mm. diameter rainwater outlet compatible with roof membrane including with push fit pipe coupling to PVC O-ring socketed pipe to BS.4514 and BS.EN.1329-1; all to detail as Architects Drawing No.P23-011-T-401 [detail 6] & Specification & Architects Document No.P23-011 Roof Finishes & Outlets					
C	to roof D	4	no		
D	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets	4	no		
E	to roof E	9	no		
F	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets	9	no		
G	to roof F	12	no		
H	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets	12	no		

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
FLAT ROOF ACCESSORIES			
Proprietary formed Rhenofol laminated profiled metal sheet flashings; 3mm. thick; mechanically fixed to structure at 150mm. centres and Rhenofol flashing strips; silicone pointing and sealed throughout in approved sealant; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers Drawing No.P23-011-T-101,102,103,401,402,403,404,405-406,407,408,409,410 and Architects Document No.P23-011 Roof Finishes & Outlets & Specification			
Upstands profiles to parapet wall abutments; welded and sealed to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,405-406,407,408,409,410 and Specification			
Upstands profiles to parapet wall abutments; welded and sealed to detail			
A	parapet upstand skirtings; 225mm. girth, bends-5; Roof D	71	m
B	extra; mitres	6	no
C	extra; stopends	3	no
D	parapet upstand skirtings; 225mm. girth, bends-5; Roof E	120	m
E	extra; mitres	7	no
F	extra; stopends	2	no
G	parapet upstand skirtings; 225mm. girth, bends-5; Roof F	196	m
H	extra; mitres	12	no
J	extra; stopends	2	no
Upstands profiles to parapet wall abutments; welded and sealed to detail			
K	parapet upstand skirtings; 225mm. girth, bends-5; Roof D/E	29	m
L	extra; mitres	3	no

(Cont) FLAT ROOF ACCESSORIES : ISOLATED UPSTANDS			
(Cont) FLAT ROOF ACCESSORIES			
(Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail as Architects Drawing			
No.P23-011-T-101,102,103,401,402,403,404,4...			
(Cont) Upstands profiles to parapet wall abutments; welded and sealed to detail			
A	parapet upstand skirtings; 225mm. girth, bends-5; Roof F/F+	14	m
B	extra; stopends	1	no
C	extra; mitres	1	no
Downstands profiles to channel gutter profiles; welded and sealed to detail			
D	extra; forming gutter channel including splayed edge-1; 250mm. girth, bends-3 [detail 01/403]; roof D	39	m
E	extra; forming gutter channel including splayed edge-1; 250mm. girth, bends-3 [detail 01/403]; roof E	198	m
F	extra; forming gutter channel including splayed edge-1; 250mm. girth, bends-3 [detail 01/403]; roof F	281	m
<u>SLIP RESISTANT WALKWAY</u>			
Slip resistant walkway; Rhenofol Walkway mats or equivalent; non-porous PVC with a cross-ribbed, slip-resistant surface; open grid design; slip resistance to DIN.51130.R11; width-600mm.; thickness-14mm.; colour-black / grey; weight-39.6 kg/m; assembled product; warranty-minimum 5 years; approvals to DIN.51130, R10, V10, EN.13501-1, Cfl-S1, EN.607; installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Roof Safety (page 5-6/22) and Architects Document No.P23-011 Roof Finishes and Outlets			
<u>Walkway pads to roof coverings</u>			
G	over 300mm. wide; roof D	15	m2
H	over 300mm. wide; roof E	43	m2
J	over 300mm. wide; roof F	76	m2

<u>SUNDRIES</u> Spark Test A carry out a Spark Test on completion of all flat roofs; submit Spark Test Report to the Employers Representative & Services Engineer <u>PARAPET CAPPING</u> Parapet copings; proprietary laminated pressed Kingspan metal profiled flashings; 3mm. thick profiled copings; selected RAL colour; mechanically fastened, screw fixed to galvanized support brackets fixed on structural steelwork frame (e/m) and insulation (e/m); minimum 7mm. silicone mastic joint at external junction with abutment; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.23-011-T-101,102,103,401,402,403,404,405,-406,407,408,409,410 and Architects Document No.P23-011 Roof Finishes & Outlets Architects Document No.P23-011 Cladding and Specification	1	Item		
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<u>(Cont) PARAPET CAPPING</u>				
Composite Flat Roof Covering in single ply waterproof membrane System dressing to existing parapet cappings; Roof covering comprising FDT Rhenofol CV 1.5mm. thick reinforced PVC-P membrane with polyester reinforcement, roll size 2 x 15m. by FDT Flachdach Technologie GmbH & Co.; roofing membrane 1.5mm. thick including glass fibre reinforced fleece backed membrane bonded in PU adhesive for the main roof areas; colour : light grey; full life cycle assessment to ISO.14040 part FF providing the product has no significant environmental impacts from raw materials to production to installation and ultimately to disposal at end of use (low temperature flexibility; -30 degrees C); membrane mechanically fixed through the separation layer and existing build-up to the existing parapet cappings in accordance with project-specific wind-load calculation; membrane laps shall be welded using an automatic hot air welder for hot air welding of single ply membrane; Rhenofol CGv membrane side lap welds to be a minimum 40mm. and membrane end lap welds to be a minimum 25mm., 300 g/m2 polyester fleece separation layer shall be loose laid to the prepared existing decking including effective night-seal; all installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-101,102,103,401,402,403,404,405-406,407,408,409,410 and Architects Document No.P23-011 Roof Finishes & Outlets & Specification <u>To existing parapet wall cappings L01</u>				
A	1300mm. girth, bends-4, recess-2; roof D (orange)	21	m	
B	extra; mitred angle 90 degree; internal & external	2	no	
C	extra; three-way intersection	2	no	
D	extra; stopends	1	no	
<u>To existing parapet wall cappings L01</u>				
E	1200mm. girth, bends-4, recess-2; roof D/E (blue)	29	m	

(Cont) PARAPET CAPPING			
(Cont) Composite Flat Roof Covering in single ply waterproof membrane System dressing to existing parapet cappings; Roof covering comprising FDT Rhenofol CV 1.5mm...			
(Cont) To existing parapet wall cappings L01			
A	extra; mitred angle 90 degree; internal & external	1	no
B	extra; stopends	2	no
To existing parapet wall cappings L01			
C	1300mm. girth, bends-4, recess-2; roof E (orange)	86	m
D	extra; mitred angle 90 degree; external	3	no
E	extra; stopends	2	no
To existing parapet wall cappings L01			
F	1300mm. girth, bends-4, recess-2; roof E courtyard (orange)	37	m
G	extra; mitred angle 90 degree; internal & external	4	no
To existing parapet wall cappings L01			
H	1300mm. girth, bends-4, recess-2; roof F (orange)	136	m
J	extra; mitred angle 90 degree; external	4	no
K	extra; stopends	2	no
To existing parapet walls L01			
L	1300mm. girth, bends-4, recess-2; roof F courtyards (orange)	71	m
M	extra; mitred angle 90 degree; external	8	no
To existing parapet walls L01			
N	1200mm. girth, bends-4, recess-2; roof F (blue)	22	m
P	extra; stopends	2	no
To existing upstand parapet walls L01			
Q	1950mm. girth, bends-4, recess-2; roof A-C	15	m

(Cont) PARAPET CAPPING (Cont) Composite Flat Roof Covering in single ply waterproof membrane System dressing to existing parapet cappings; Roof covering comprising FDT Rhenofol CV 1.5mm... (Cont) To existing upstand parapet walls L01				
A	extra; mitred angle 90 degree; internal & external	2	no	
<u>INSPECTION</u> Inspection of roof coverings works shall include:-				
B	[i] the specialist approved roofing Contractor will submit a PIN (Pre-Installation Notice) form to the roofing suppliers Technical Department approximately 7-10 days in advance of the installation start date.	1	Item	
C	[ii] the works will be inspected by specialist supplier on at least three separate stages of installation - Project start (0-10% completion), midpoint (50-60% completion) and a final inspection (100% completion). Additional interim inspections will be arranged to suit the project requirements.	1	Item	
D	[iii] interim inspection reports will be submitted to the specialist approved roofing Contractor. Any defects identified during the inspections are to be repaired without delay to minimize damage and nuisance.	1	Item	
E	[iv] at Substantial Completion of the roof installation, the specialist approved roofing Contractor will arrange for a final inspection of the roof. It will be necessary to provide or arrange safe access to the roof for these purposes.	1	Item	
F	[v] a final inspection report will be submitted to the specialist approved roofing Contractor; any necessary remedial works must be completed by the FDT Contractor and confirmed in writing, to the Technical Department prior to processing the warranty application.	1	Item	

<u>COMPLETION</u>				
Completion of roof coverings works shall include:-				
A	[i] all completed roof areas will be left clean with all rainwater outlets clear.	1	Item	
B	[ii] all works by others necessary to provide a weathertight finish will be satisfactorily completed.	1	Item	
C	[iii] any defects are to be repaired without delay to minimize damage and nuisance	1	Item	
D	[iv] an Electronic Leak test should be carried out on the roof. Reports should be made available to roofing supplier / manufacturer	1	Item	
E	[v] subject to the satisfaction of manufacturer's Technical Services, on completion of the works the manufacturer's Warranty will be provided	1	Item	
To Collection €				NIL

COLLECTION				
Page No. 11/1				NIL
Page No. 11/2				NIL
Page No. 11/3				NIL
Page No. 11/4				NIL
Page No. 11/5				NIL
Page No. 11/6				NIL
Page No. 11/7				NIL
Page No. 11/8				NIL
Page No. 11/9				NIL
Page No. 11/10				NIL
Page No. 11/11				NIL
Page No. 11/12				NIL
Page No. 11/13				NIL
Page No. 11/14				NIL
Page No. 11/15				NIL
Page No. 11/16				NIL
Page No. 11/17				NIL
Page No. 11/18				NIL
Page No. 11/19				NIL
Page No. 11/20				NIL
Page No. 11/21				NIL
Page No. 11/22				NIL
Page No. 11/23				NIL
Page No. 11/24				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				11/25

COLLECTION ELEMENT NO.[47] ROOF FINISHES : ROOF D-E-F Carried to Summary				NIL
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MECHANICAL INSTALLATION

ISSUE FOR TENDER

<u>ELEMENT NO.[51] MECHANICAL INSTALLATION</u>				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
<u>SAMPLES</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>MECHANICAL SERVICES INSTALLATION</u>				
E	Mechanical Installation as per Appendix A to the Pricing Document	1	Item	
F	Main Contractor Overheads and Profits		%	
G	General Attendances	1	Item	
H	Special Attendances	1	Item	
<u>WORKS IN CONNECTION WITH MECHANICAL SERVICES INSTALLATION</u>				
J	All works in connection with Mechanical Services Installation shall be carried out in accordance with Consulting Services Engineers Schedule of Builder's Attendances Mechanical & Electrical Services		Note	
<u>SCHEDULE OF FITTINGS REQUIRING LIFTING, HOISTING OR MOVING</u>				
Lifting, hoisting or moving into position the following items of equipment:-				
K	extract fans; 400 x 400mm.plan size x 50kg.	27	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection €
12/1				NIL

<u>(Cont) SCHEDULE OF FITTINGS REQUIRING LIFTING, HOISTING OR MOVING</u>			
(Cont) Lifting, hoisting or moving into position the following items of equipment:-			
A	AOV's; 2000 x 1200mm.plan size x 70kg.	19	no
B	AC Units; 800 x 800mm.plan size x 80kg.	3	no
<u>EXTERNAL & INTERNAL WALL PENETRATIONS / OPENINGS</u>			
Fire Stopping			
C	all fire stopping shall be carried out in accordance with Architects Specification	Note	
Form opening in existing external / internal walls for heating and domestic water pipework, etc. or the like; building in sleeve and pipework or the like; fire and air stopping in 'Hamron' or equivalent sealing products; packing with vermiculite mortar; seal in mastic			
<u>Opening in 300mm. thick external blockwork cavity walls</u>			
D	< 50mm. diameter; for cables	24	no
<u>Opening in 215mm. thick blockwork walls</u>			
E	< 50mm. diameter; for pipework	10	no
<u>ROOF PENETRATIONS / OPENINGS</u>			
Cutting away and forming opening in roof covering for ventilation installation, etc. or the like; building in sleeve and pipework / ductwork or the like; fire and air stopping in 'Hamron' or equivalent sealing products; packing with vermiculite mortar; seal in mastic			
<u>Opening in pvc membrane / 150mm. insulation / VCL / existing or mew metal decking</u>			
F	110mm. diameter	6	no
B.I.F.E Roof Upgrade Works		To Collection €	NIL

(Cont) ROOF PENETRATIONS / OPENINGS				
(Cont) Cutting away and forming opening in roof covering for ventilation installation, etc. or the like; building in sleeve and pipework / ductwork or the like; fire and...				
(Cont) Opening in pvc membrane / 150mm. insulation / VCL / existing or new metal decking				
A	extra; Rhenofol laminated flashings forming upstands in 250mm. girth apron flashing; bends-1; dressing over insulation kerb; wedging into groove; 225mm. girth cover flashings; bends-2; wedging into groove; installation in accordance with manufacturers instructions	6	no	
B	50mm. diameter	10	no	
C	extra; Rhenofol laminated flashings forming upstands in 250mm. girth apron flashing; bends-1; dressing over insulation kerb; wedging into groove; 225mm. girth cover flashings; bends-2; wedging into groove; installation in accordance with manufacturers instructions	10	no	
D	400 x 400mm. for extract fans	27	no	
E	extra; Rhenofol laminated flashings forming upstands in 250mm. girth apron flashing; bends-1; dressing over insulation kerb; wedging into groove; 225mm. girth cover flashings; bends-2; wedging into groove; installation in accordance with manufacturers instructions	27	no	
F	AOV; 2000 x 1200mm. (70kg.)	19	no	
G	extra; Rhenofol laminated flashings forming upstands in 250mm. girth apron flashing; bends-1; dressing over insulation kerb; wedging into groove; 225mm. girth cover flashings; bends-2; wedging into groove; installation in accordance with manufacturers instructions	19	no	
H	cables; 50mm.	22	no	

(Cont) ROOF PENETRATIONS / OPENINGS (Cont) Cutting away and forming opening in roof covering for ventilation installation, etc. or the like; building in sleeve and pipework / ductwork or the like; fire and... (Cont) Opening in pvc membrane / 150mm. insulation / VCL / existing or new metal decking				
A	extra; Rhenofol laminated flashings forming upstands in 250mm. girth apron flashing; bends-1; dressing over insulation kerb; wedging into groove; 225mm. girth cover flashings; bends-2; wedging into groove; installation in accordance with manufacturers instructions	22	no	
WOODWORK GROUNDS				
Grounds for Fittings				
B	grounds in ceilings for ventilation grilles ; 200 x 200mm.	27	no	
C	extra; fire stopping for ventilation grilles; 200 x 200mm.	27	no	
WORKS TO SUSPENDED CEILINGS				
Removal / strip out of existing 600 x 600mm. suspended ceiling tiles to facilitate M+E works				
<u>To existing ceiling level / grid level</u>				
D	600 x 600mm. tiles	55	no	
New suspended ceiling tiles to match existing ; as replacements				
<u>To existing ceiling level / grid level</u>				
E	600 x 600mm. tiles	55	no	
PAINTING AND DECORATING: NEW WORK INTERNALLY				
Filling as necessary; clean and dust surface; apply one (1) coat Colourtrend Metal primer, one (1) coat Colourtrend Metal undercoat and one (1) coat Colourtrend high gloss; spray or roller applied; metal finish; internal				
<u>Metal pipes or conduits; painting-in</u>				
F	25mm. diameter	50	m	

	(Cont) PAINTING AND DECORATING:NEW WORK INTERNALLY (Cont) Filling as necessary; clean and dust surface; apply one (1) coat Colourtrend Metal primer, one (1) coat Colourtrend Metal undercoat and one (1) coat Colourtrend... (Cont) Metal pipes or conduits; painting-in				
A	50mm. diameter	17	m		
	EXTERNAL ROOF SUPPORTS Pad protection; durable rubber matt(s) laid on roof surfaces; 'Vibromats' or equivalent; installation in accordance with manufacturers instructions;; all to detail as Architects Document No.P23-011 Volume 2A Roofing Upgrade Works T01-2 & Specification <u>To roof finishes</u>				
B	1000 x 500mm. plan size; to extract fans; 400 x 400mm.plan size x 50kg.	27	no		
C	1000 x 500mm. plan size; to AC Units; 800 x 800mm.plan size x 80kg.	6	no		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		12/5	To Collection €		NIL

COLLECTION Page No. 12/1 Page No. 12/2 Page No. 12/3 Page No. 12/4 Page No. 12/5 ELEMENT NO. [51] MECHANICAL INSTALLATION Carried to Summary				
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	12/6			

DRAINAGE & REFUSE DISPOSAL : ROOF D-E-F

ISSUE FOR TENDER

ELEMENT NO.[52] DRAINAGE & REFUSE DISPOSAL : ROOF D-E-F			
<u>DRAWINGS</u>			
The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>			
Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>			
Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>			
The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>RAINWATER INSTALLATION:EXTERNALLY : ROOF F</u>			
Polyester powder coated aluminium downpipes; 'Alumasc Guardian square security downpipes Raincote range HSP/S44HSP/S44/2MAPPC' or equivalent; 109 x 102mm. downpipes and associated fittings; polyester powder coated finish to selected RAL colour; concealed flush fixings at 900mm. centres; installation in accordance with manufacturers instructions; all to detail as Architects Document No.P23-011 Downpipes, hoppers and gullies 4/7, 5/7, 6/7 & Specification and Architects Drawing No.P23-011-T-404 [detail 00] & Specification			
<u>109 x 102 x 2mm. pipework; joints in running lengths</u>			
ref.HSP/S44HSP/S44/2MAPPC in brackets fixed with aluminium screws; plugging to existing recessed backgrounds; in 8 no. separate locations	38	m	
offset bends; 112.5 degrees two part 109 x 102mm. offset; ref.HSP/S44/305/112	12	no	
shoe 109 x 102 x 305mm.; ref. HSP/S44/SHPPC	8	no	
B.I.F.E Roof Upgrade Works		To Collection €	

(Cont) RAINWATER INSTALLATION:EXTERNALLY : ROOF F					
(Cont) Polyester powder coated aluminium downpipes; 'Alumasc Guardian square security downpipes Raincote range HSP/S44HSP/S44/2MAPPC' or equivalent;...					
(Cont) 109 x 102 x 2mm. pipework; joints in running lengths					
A	hopper head 250 x 180 x 200mm. depth with 109 x 102mm. outlet; ref.HSP/S44/HOPPPC	8	no		
B	extra; downpipe anti-climb cover; box cover comprising 1.5mm. galvanized painted including 30mm. wide laps to existing walls and secured to walls with expanding bolts at 600mm. centres on both sides with non-returning screw details [see detail page 6/7]; 3000mm. high in 8 no. separate locations	24	m		
Polyester powder coated aluminium downpipes; 'Alumasc Guardian square security downpipes Raincote' CP40/3MAPPC or equivalent; 109 x 102mm. downpipes and associated fittings; polyester powder coated finish to selected RAL colour; concealed flush fixings ref.RW3/SB/PCPPC at 900mm. centres; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 Downpipes, hoppers and gullies 4/7, 5/7, 6/7 & Specification Notes					
100mm. diameter x 2mm. pipework; joints in running lengths					
C	ref. CP40/3MAPPC in brackets fixed with aluminium screws; plugging to existing recessed backgrounds	3	m		
D	bends; 90 degrees two part 109 x 102mm.; ref.CP40/250/92APPC	2	no		
E	hopper head 250 x 180 x 200mm. depth with 109 x 102mm. outlet; ref.CP40/HOPPPC	1	no		
F	concealed flush fixings ref.RW3/SB/PCPPC	9	no		
B.I.F.E Roof Upgrade Works		To Collection €		NIL	
Volume C Pricing Document		13/2			
September 2026					

(Cont) RAINWATER INSTALLATION:EXTERNALLY : ROOF F (Cont) Polyester powder coated aluminium downpipes; 'Alumasc Guardian square security downpipes Raincote' CP40/3MAPPC or equivalent ; 109 x 102mm. downpipes and... (Cont) 100mm. diameter x 2mm. pipework; joints in running lengths				
A extra; downpipe anti-climb cover; box cover comprising 1.5mm. galvanized painted including 30mm. wide laps to existing walls and secured to walls with expanding bolts at 600mm. centres on both sides with non-returning screw details [see detail page 6/7]; 3000mm. high in 1 no. separate location Polyester powder coated aluminium downpipes; 'Alumasc Guardian square security downpipes Raincote' CP40/1MAPPC or equivalent; 109 x 102mm. downpipes and associated fittings; polyester powder coated finish to selected RAL colour; concealed flush fixings ref.RW2/365PPC at 900mm. centres; installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011 Downpipes, hoppers and gullies 4/7, 5/7, 6/7 & Specification 100mm. diameter x 2mm. pipework; joints in running lengths	3	m		
B ref. CP40/1MAPPC in brackets fixed with aluminium screws; plugging to existing recessed backgrounds	1	m		
C shoe; ref.CP40/SHAPPC	1	no		
D concealed flush fixings ref.RW2/365PPC	3	no		
E extra; downpipe anti-climb cover; box cover comprising 1.5mm. galvanized painted including 30mm. wide laps to existing walls and secured to walls with expanding bolts at 600mm. centres on both sides with non-returning screw details [see detail page 6/7]; 3000mm. high in 1 no. separate location	1	m		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	13/3		To Collection €	NIL

RAINWATER INSTALLATION : INTERNALLY				
uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres; pipework and supports self coloured black; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P01, 50010 P1 & Civil and Structural Specification <u>To building internally</u>				
A	150mm. pipework; joints in running lengths ; pvc clips fixed with galvanized screws to UC backgrounds requiring plugging; vertical	7	m	
B	150mm. diameter 45 degree short radius bends	4	no	
C	150mm. diameter 45 degree offset bend with screw on cap & chain	2	no	
D	150mm. diameter 90 degree offset bends	2	no	
E	150mm. diameter 90-135 degree bend	2	no	
F	150mm. diameter rodding eye with screw on cap & chain	2	no	
G	150mm. diameter blanked ends	2	no	
H	150mm. diameter connection to 150mm. drain upstand; adopter	2	no	
J	150mm. pipework; joints in running lengths ; pipe supports comprising 41x41 Unistrut galvanized metal channels fixed to underside of existing decking roofing including Polymid slider fixing in channel (one for each threaded rod), M10 threaded rod support / hanger and top and bottom bolts (average threaded rod length 750mm./ one for each bracket, standard galvanized bracket pipe holder to support pipe and new pipe lagging (allow one bracket for every 2.5m. of existing pipes and one for every 1.25m. lengths for new pipes); horizontal	36	m	
K	150mm. diameter adjacent bend 90 degree GY	2	no	
L	150mm. diameter adjacent bend 30 degree GY	2	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		13/4	To Collection €	NIL

(Cont) RAINWATER INSTALLATION : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) To building internally				
A	150mm. diameter all fit redn bend 90 degree GY	2	no	
B	150mm. diameter all fit spigot bend 90 degree GY	4	no	
C	150mm. diameter PVCU 6 Boss soil manifold GY 110	2	no	
D	150mm. diameter PVCU Acc Branch 90 degree GY 110 x 110 D/DW	2	no	
<u>PIPE LAGGING TO INTERNAL RAINWATER SYSTEM</u> Pipe Lagging to new internal rainwater pipework; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes and Insulation (pages 1-23) & Specification <u>To existing internal rainwater pipework within building</u>				
E	see [-0] Alterations to the Existing Building		Note	
<u>To internal rainwater pipework</u>				
F	150mm. pipework; joints in running lengths ; pvc clips fixed with galvanized screws to UC backgrounds requiring plugging; vertical	7	m	
G	150mm. diameter 45 degree short radius bends	4	no	
H	150mm. diameter 45 degree offset bend with screw on cap & chain	2	no	
J	150mm. diameter 90 degree offset bends	2	no	
K	150mm. diameter 90-135 degree bend	2	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		13/5		
September 2026				

<u>(Cont) PIPE LAGGING TO INTERNAL RAINWATER SYSTEM</u>					
<u>(Cont) Pipe Lagging to new internal rainwater pipework; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at...</u>					
<u>(Cont) To internal rainwater pipework</u>					
A	150mm. diameter rodding eye with screw on cap & chain	2	no		
B	150mm. diameter blanked ends	2	no		
C	150mm. diameter connection to 150mm. drain upstand; adopter	2	no		
D	150mm. pipework; joints in running lengths ; pipe supports comprising 41x41 Unistrut galvanized metal channels fixed to underside of existing decking roofing including Polymid slider fixing in channel (one for each threaded rod), M10 threaded rod support / hanger and top and bottom bolts (average threaded rod length 750mm./ one for each bracket, standard galvanized bracket pipe holder to support pipe and new pipe lagging (allow one bracket for every 2.5m. of existing pipes and one for every 1.25m. lengths for new pipes); horizontal	36	m		
E	150mm. diameter adjacent bend 90 degree GY	2	no		
F	150mm. diameter adjacent bend 30 degree GY	2	no		
G	150mm. diameter all fit redn bend 90 degree GY	2	no		
H	150mm. diameter all fit spigot bend 90 degree GY	4	no		
J	150mm. diameter PVCU 6 Bosssoil manifold GY 110	2	no		
K	150mm. diameter PVCU Acc Branch 90 degree GY 110 x 110 D/DW	2	no		

COLLECTION Page No. 13/1 Page No. 13/2 Page No. 13/3 Page No. 13/4 Page No. 13/5 Page No. 13/6 ELEMENT NO.[52] DRAINAGE & REFUSE DISPOSAL : ROOF D-E-F Carried to Summary				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL

ELECTRICAL INSTALLATION

ISSUE FOR TENDER

<u>ELEMENT NO.[61] ELECTRICAL INSTALLATION</u>				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>ELECTRICAL SERVICES INSTALLATION</u>				
E	Electrical Installation as per Appendix B to the Pricing Document	1	Item	
F	Lightning Conductor Installation as per Appendix B to the Pricing Document	1	Item	
G	Main Contractor Overheads and Profits		%	
H	General Attendances	1	Item	
J	Special Attendances	1	Item	
<u>WORKS IN CONNECTION WITH ELECTRICAL SERVICES INSTALLATION</u>				
K	All works in connection with Electrical Services Installation shall be carried out in accordance with Consulting Services Engineers Schedule of Builder's Attendances Mechanical & Electrical Services		Note	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		14/1	To Collection €	NIL

EXTERNAL & INTERNAL WALL PENETRATIONS / OPENINGS				
Fire Stopping				
A	all fire stopping shall be carried out in accordance with Architects Specification		Note	
Form opening in existing external / internal walls for electrical cabling, etc. or the like; building in sleeve and pipework or the like; fire and air stopping in 'Hamron' or equivalent sealing products; packing with vermiculite mortar; seal in mastic				
<u>Opening in 300mm. thick external blockwork cavity walls</u>				
B	< 50mm. diameter	12	no	
<u>Opening in 215mm. thick blockwork walls</u>				
C	< 50mm. diameter	12	no	
ROOF PENETRATIONS / OPENINGS				
Cutting away and forming opening in roof covering for ventilation installation, etc. or the like; building in sleeve and pipework / ductwork or the like; fire and air stopping in 'Hamron' or equivalent sealing products; packing with vermiculite mortar; seal in mastic				
<u>Opening in pvc membrane / 150mm. insulation / VCL / existing or new metal decking</u>				
D	50mm. diameter cabling	22	no	
E	extra; Rhenofol laminated flashings forming upstands in 250mm. girth apron flashing; bends-1; dressing over insulation kerb; wedging into groove; 225mm. girth cover flashings; bends-2; wedging into groove; installation in accordance with manufacturers instructions	22	no	

WORKS TO SUSPENDED CEILINGS				
Removal / strip out of existing 600 x 600mm. suspended ceiling tiles to facilitate M+E works				
<u>To existing ceiling level / grid level</u>				
A	600 x 600mm. tiles	50	no	
New suspended ceiling tiles to match existing ; as replacements				
<u>To existing ceiling level / grid level</u>				
B	600 x 600mm. tiles	50	no	
PAINTING AND DECORATING:NEW WORK INTERNALLY				
Filling as necessary; clean and dust surface; apply one (1) coat Colourtrend Metal primer, one (1) coat Colourtrend Metal undercoat and one (1) coat Colourtrend high gloss; spray or roller applied; metal finish; internal				
<u>Metal pipes or conduits; painting-in</u>				
C	25mm. diameter	100	m	
D	50mm. diameter	33	m	

COLLECTION Page No. 14/1 Page No. 14/2 Page No. 14/3 ELEMENT NO.[61] ELECTRICAL INSTALLATION Carried to Summary				NIL
				NIL
				NIL
				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				

PREPARED SITE

ISSUE FOR TENDER

<u>ELEMENT NO.[10] PREPARED SITE</u>				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>INFORMATION AND GENERAL ITEMS</u>				
Drawings				
E	The contractor is referred to the locational drawings which accompany the Pricing Document	1	Item	
F	The contractor should refer to services drawings for locations of existing electrical, mechanical, telephone, water and drainage services. Such drawings are not represented as being 'as-built' or 'as is' drawings and the contractor is cautioned that these drawings may not reflect the actual construction encountered on site	1	Item	
G	The contractor should allow for any cost associated with his/her verification of the 'As Constructed' drawings provided	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		15/1	To Collection €	NIL

<u>(Cont) INFORMATION AND GENERAL ITEMS</u>				
Specifications				
A	The Contractor should refer to the general specifications and in particular to Employers Representative / Architects / Consulting Engineers 'Demolition Specification(s)'	1	Item	
<u>NOTES</u>				
The contractor is advised that the measurement of the Demolition and Alteration Work is in accordance with the Agreed Rules of Measurement Issue Four 2009. The contractor should visit the site to identify the nature and extent of the works and should price for the removal within his rates. The contractors should note take note of the following:-				
B	Where possible descriptions are cross-referenced with those in sections of the Pricing Document, measured in accordance with ARM4, simply to provide the contractor with information regarding specifications of work required. The contractor is advised to study each description for work in this section.		Note 1	
C	The contractor shall be appointed by the client under a collateral agreement to the main contract in respect of the project pursuant to the Health, Safety and Welfare at Work (Construction) Regulations 1995, 2006 & 2013. The contractor shall included all cost for the provision of the Services of a Project Supervisor for the Construction Stage pursuant to sections 6 and 7 of the regulations and confirm in writing that he is competent to carry out this role.		Note 2	
D	The contractor shall submit to the Consulting Engineer temporary works, general arrangement drawings and design calculations in respect of any temporary supports of adjoining buildings in full accordance with their specification.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		15/2	To Collection €	NIL

(Cont) NOTES				
(Cont) The contractor is advised that the measurement of the Demolition and Alteration Work is in accordance with the Agreed Rules of Measurement Issue Four 2009...				
A	The successful contractor will be required to sign the Agreement and Conditions of Contract prepared by the Architect, a copy of which can be seen at the Employers Representative / Architects office during normal working hours prior to the date of lodging tenders.	1	Item	
B	The contractor shall provide all necessary barrows, hoardings, scaffolding, dust screens, chutes and the like and keep all debris well watered to prevent dust. All debris shall be removed as quickly as possible and the existing areas adjacent to the work shall be kept clean and tidy at all times. The contractor shall acquaint himself fully with the nature, and extent in connection with the work to be carried out.	1	Item	
C	The contractor shall ensure that the demolition site is adequately secured against trespass during and outside normal working hours.	1	Item	
D	Should the contractor fail to price any item or items contained within the Tender Documents it will be assumed that the value and cost of such unpriced item or items has been included in the priced items.	1	Item	
E	The contractor is deemed to have acquainted himself / herself with the existing building construction for demolition purposes. Any additional costs are deemed to be included in the rates.	1	Item	
F	The programming and sequencing of the demolition works is at the discretion of the contractor. Safety is paramount and the contractor must ensure that all surrounding neighbouring buildings are protected from the construction works at all times. No demolition works are to commence until the site boundary has been adequately set up and secured.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		15/3	To Collection €	NIL

(Cont) NOTES (Cont) The contractor is advised that the measurement of the Demolition and Alteration Work is in accordance with the Agreed Rules of Measurement Issue Four 2009...				
A Demolitions work shall be carried out in accordance with BS.6187:1982 'Code of Practice for Demolition'. Notwithstanding the provisions of the Code of Practice the works shall be carried out in accordance with all Statutory or Local Authority requirements, including those of the Dangerous Buildings Section of Local Authority	1	Item		
B The contractor shall provide and maintain, during the execution of all the works, all the necessary shoring, strutting, needling and other supports, and shall take all other precautions or adopt such other expedient as may be necessary to preserve the stability of the buildings, whether new or existing, the subject of this contract, and all of the other property including that of adjoining owners that may in any way be endangered or affected by the works required to be executed under this Contract. The contractor shall protect all the same against damage and / or settlement, and no part of these protective measures shall be taken down or removed until all risk of damage and/or settlement is past. All work involving risk of damage and / or settlement to the building is to be executed by the contractor in such portions as will minimize risk as far as possible. The layout of any permanent shoring shall be constructed with the least possible interference.	1	Item		
<u>EXISTING SITE SERVICES and REPORTS</u>				
C The contractor shall, prior to commencement of demolition works arrange with appropriate authorities for the location and marking of the position of mains services and as required, the disconnection of all services and removal of all fittings and equipment, such as switch boards, telegraph poles, etc.	1	Item		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	15/4		To Collection €	NIL

(Cont) EXISTING SITE SERVICES and REPORTS				
A	The contractor shall supply a power generator on site for the duration of the contract, to prevent possible disruption in times of main power failure.	1	Item	
B	The contractor's attention is drawn to the fact that there are existing storm and foul sewer services and electrical, gas and communication services on the site. Removing redundant services have not been measured and the contractor shall include for all costs associated with moving redundant services met during excavations.	1	Item	
C	The contractor shall be responsible for working around, protecting, maintaining and relocating as necessary the existing electrical, telephone, water and drainage services identified on survey drawings, tender documents, or those services encountered by the contractor during the works, not previously identified on the site plans.	1	Item	
PREPARATION OF METHOD STATEMENT & PROGRAMME AND ALL COORDINATION ASSOCIATED THEREWITH				
<u>Contractors Method Statement & Programme and Pricing</u>				
D	The contractor shall take account of the requirements of his/her method statement & programme when pricing the measured work items described throughout this section and shall include the cost of any such requirements in his/her unit rate or item pricing.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				15/5
To Collection €				NIL

<u>NOISE and VIBRATION MONITORING</u>				
Noise and Vibration Levels Monitoring				
A	Provide for monitoring and recording noise and vibration levels throughout the entire duration of the works; contractor to appoint a recognized qualified sound consultant for all monitoring and reporting ; conform with Employers Representative / Architects & Consulting Engineers Drawings and Specifications and contractors proposed method statement; include for establishing and recording normal background levels three (3) weeks prior to commencement of the works.	1	Item	
B	The contractor shall comply with levels set out in the conditions of Planning Permission to avoid giving grounds for complaints from adjoining owners or Local Authority Enforcement Officer(s) on the score of excessive vibration and / or noise caused by the use of compressors or any demolition equipment. If such complaints arise, the Architect may instruct the contractor to alter work practices as necessary or to carry out work, which is giving rise to such complaints at night time or over the weekend without extra cost to the Employer.	1	Item	
Implementation and Monitoring of Noise and Vibration Management Plan				
C	The contractor shall allow for independent measurement of vibrations using geophones (located on plans). Monitors to be set with aural and visual alarm. Vibration limit shall be as demolition specification. All works to be terminated if alarm sounds and resident engineer is to be notified. The contractor shall conduct progressive noise and vibration impact assessment prior to each stage of the works. The contractor to liaise with Employers Representative / Architect / Consulting Engineer for all monitoring, to ensure compliance with levels set out in Conditions of Planning Permission.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		15/6	To Collection €	NIL

(Cont) NOISE and VIBRATION MONITORING				
(Cont) Implementation and Monitoring of Noise and Vibration Management Plan				
A	Noise Monitoring: Noise Monitoring shall be carried out on in accordance with BS.5228 and refer to Awn Noise Impact assessment Report. Noise Monitoring shall be carried out in accordance with Consulting Engineers Noise Monitoring Specification.	1	Item	
B	Vibration Monitoring: Contractor to allow for Independent Measure of Vibrations using Geophones with locations to be agreed between Contractor and Consulting Engineer. Vibration Monitoring shall be carried out in accordance with Consulting Engineers Vibration Monitoring Specification.	1	Item	
C	Vibration and Noise Monitoring Recording: Contractor will establish and maintain a system of records which provide full documentation of all noise monitoring activities, compliant handling and responses to non-conformances. The Contractor will establish and maintain procedures for the collection, indexing, filing, storage and maintenance of the records. Archived records will be made available to the design team and site staff when required. Vibration and Noise Monitoring Recording shall be carried out in accordance with Consulting Engineers Specification.	1	Item	
D	The contractor shall establish and maintain a system of records, which will provide full documentation of all noise activities, complaint handling and responses to non-conformances. The contractor shall establish and maintain procedures for the collection, indexing, filing, storage and maintenance of the records. Archived records shall be kept until the completion of the project. Reports shall be made available to the design team and site staff when required. These reports are to include the following:-	1	Item	
E	(i) Monitoring locations.			
F	(ii) Tabulation of LA90, LA10 and LAMax noise levels together with notes identifying the principal noise sources.			

<u>(Cont) NOISE and VIBRATION MONITORING</u> <u>(Cont) Implementation and Monitoring of Noise and Vibration Management Plan</u>				
A	(iii) Graphs showing the measured vibration levels versus time.			
B	(iv) Summary of measurements exceeding the criteria levels and descriptions of the plant or operations causing these exceedances.			
C	(v) Details of corrective actions applicable to criteria exceedances and confirmation of its successful implementation. Where corrective action has not yet been implemented it may be shown as pending and the status of its implementation will be carried forward to following reports.			
D	(vi) Details of any complaints regarding noise and vibration.			
E	(vii) Details of the response to complaints, including supplementary monitoring, corrective actions, etc.			
<u>DRAWING, SPECIFICATION & SITE INVESTIGATION INFORMATION</u>				
<u>SURVEY</u>				
<u>The contractor should immediately upon taking possession of the site and prior to commencing any excavation works engage a specialist to carry out a GPS ground penetrating radar (GPR) survey utility survey of the site to confirm the location of any existing below ground services; on completion the contractor should provide in AutoCAD format drawings with information projected to ITM coordinates system to Design Team for review</u>				
F	to internal courtyards	5	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		15/8	To Collection €	NIL

<u>DEMOLITIONS & REMOVALS</u>				
WASTE MANAGEMENT				
A	Remove all demolitions, removals and excavated material from site to an appropriate approved site which has a current Waste Licence or Waste Permit in accordance with the 'Waste Management Act 1996' and comply with all current EPA regulations and current legislation	1	Item	
B	Provide verification of compliance and quantity disposed to Employers Representative / Architect	1	Item	
<u>DEMOLITION & REMOVALS</u>				
Break up, excavate and remove existing concrete paths / yard and hardcore under				
C	over 300mm. wide; in six (6) separate locations	120	m2	
D	extra; saw-cutting to concrete surfaces	81	m	
Break up, excavate and remove existing concrete paths / yard and hardcore under				
E	over 300mm. wide; in nine (9) separate locations; new rwgt locations	9	m2	
F	extra; saw-cutting to concrete surfaces	27	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		15/9	To Collection €	NIL

COLLECTION Page No. 15/1 Page No. 15/2 Page No. 15/3 Page No. 15/4 Page No. 15/5 Page No. 15/6 Page No. 15/7 Page No. 15/8 Page No. 15/9 ELEMENT NO.[10] PREPARED SITE Carried to Summary				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL

ROADS PATHS PAVINGS

ISSUE FOR TENDER

<u>ELEMENT NO.[40] ROADS PATHS PAVINGS</u>			
<u>DRAWINGS</u>			
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item
<u>TESTING</u>			
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item
<u>SAMPLES</u>			
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item
<u>ELEMENT DRAWINGS</u>			
D	The contractor is referred to all tender documentation included in Volume A	1	Item
<u>HARDCORE FILL MATERIALS</u>			
Note			
E	All imported fill materials to be certified pyrite free and conform to IS.EN.13242:2002 and meet specification as outlined in Annex E of TGD Document C, IE SR21:2004+A1:2007; also see associated note on Consulting Engineers Drawings No.18-060-T40, T50 & Specification	Note 1	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		16/1	To Collection €
			NIL

(Cont) HARDCORE FILL MATERIALS				
(Cont) Note				
A	The hardcore should be at least 150mm. thick; hardcore should conform with IS.EN.13242:2002 and meet the specification as outlined in Annex E of the accompanying guidance document to Technical Guidance Document C, IE.SR21:2004+A1:2007; the layer of hardcore shall be well compacted, clean and free of matter liable to cause damage to the concrete, specific guidance is given in 3.4.2 of SR21:2004+A1:2007 on limiting the presence of a relative form of pyrite which may give rise to swelling or sulphate attack on concrete; a blinding layer should be provided in accordance with the specification given in Annex E of SR21:2004+A1:2007, for fines material; the blinding layer should be of adequate depth to fill surface voids thus creating an even surface and avoiding sharp projections, which may damage radon or damp-proof membranes; all to detail as TGD C (2008 reprint) Hardcore to be obtained off site; T2 '4/31mm.' unbound granular fill to SR21:2004+A1 conforming with IS.EN.13242:2002 and Annex 'E' TGD Part C; all in accordance with Consulting Engineers Drawing & Specification <u>Filling; depositing in layers; compacting as described</u>			
B	to make up levels not exceeding 250mm. thick; paths in six (6) separate locations	18	m3	
C	to make up levels not exceeding 250mm. thick; paths in nine (9) separate locations ; new rwgt locations	1	m3	
Surfaces of Filling				
<u>Grading to falls and cross falls, compacting as described; 50mm. T3 sand blinding, as described</u>				
D	over 300mm. wide; paths in six (6) separate locations	120	m2	
E	over 300mm. wide; paths in nine (9) separate locations; new rwgt locations	9	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		16/2	To Collection €	NIL

Note 2

<u>CONCRETE WORK GENERALLY</u>				
Reinforced in-situ concrete; grade C28/35; vibrated; cured as described; placed in accordance with BS.8110; as Consulting Engineers Specification & IS.EN.206-1				
<u>Beds forming paths / yards; laid on hardcore</u>				
A	not exceeding 150mm. thick; laid to falls; paths in six (6) separate locations	18	m3	
B	not exceeding 150mm. thick; laid to falls; paths in nine (9) separate locations; new rwgt locations	1	m3	
<u>FORMWORK</u>				
Formwork to isolated features; Type C finish in accordance with BS.8110:Part1:1997				
<u>Edges or faces of beds; vertical face</u>				
C	not exceeding 250mm. high; paths in six (6) separate locations	132	m	
D	not exceeding 250mm. high; paths in nine (9) separate locations; new rwgt locations	9	m	
<u>SUNDRIES to REINFORCED CONCRETE</u>				
Expansion joint; 15mm. thick closed cell polyethylene joint filler board between vertical face of concrete slab pours; 15 x 15mm. polyurethane sealant, Sikaflex PR03 or equivalent to top of joint				
E	in 150mm. thick concrete; horizontal; paths in six (6) separate locations	42	m	
Isolation joints between bays; formwork; 12 x 100mm. softwood; treated as described; double thickness of roofing felt and 1000 gauge polythene membrane; neat margin to unset concrete-2 no.				
F	in 150mm. thick concrete; horizontal; paths in six (6) separate locations	120	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		16/3	To Collection €	NIL

(Cont) SUNDRIES to REINFORCED CONCRETE				
Treatment to Surfaces of Unset Concrete				
<u>To concrete slabs</u>				
A	grading to falls and cross-falls; lightly brushed finish; paths in six (6) separate locations	120	m2	
B	grading to falls and cross-falls; lightly brushed finish; paths in nine (9) separate locations; new rwgt locations	9	m2	
ISSUE FOR TENDER				
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		16/4	To Collection €	NIL

COLLECTION Page No. 16/1 Page No. 16/2 Page No. 16/3 Page No. 16/4 ELEMENT NO.[40] ROADS PATHS PAVINGS Carried to Summary				NIL
				NIL
				NIL
				NIL
				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				16/5

SITE SERVICES (PIPED & DUCTED)

ISSUE FOR TENDER

ELEMENT NO.[50] SITE SERVICES (PIPED & DUCTED) SW				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>EXCAVATIONS : EXTERNAL</u>				
Excavating trenches to receive pipes; not exceeding 250mm. nominal size; grading bottoms; earthwork support to HSA standard; removing excavated material from site as before described; backfilling with type 1 granular material, compacted as per specification Clause 212 and 515; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification <u>Starting from existing hardstanding level; not exceeding 2.00m. deep; average depth</u>				
E	1000-1500mm.; roof F	124	m	
F	extra; saw-cutting to existing concrete/macadam surface prior to excavation of trenches	248	m	
G	<u>extra over</u> for excavating service trench through existing concrete/macadam+hardcore hardstandings	124	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		17/1	To Collection €	NIL

<u>(Cont) EXCAVATIONS : EXTERNAL</u> (Cont) Excavating trenches to receive pipes; not exceeding 250mm. nominal size; grading bottoms; earthwork support to HSA standard; removing excavated material from site... <u>(Cont) Starting from existing hardstanding level; not exceeding 2.00m. deep; average depth</u>				
A	in-fill path finish / blinding / hardcore to match existing including isolation joints with existing; make good finishes on completion	124	m	
B	extra; contractor shall provide for locating the existing SW line within 'F' courtyard; make good all structures and finishes disturbed	1	no	
C	<u>extra over</u> for excavating parallel to existing underground services	29	m	
D	<u>extra over</u> for excavation across existing underground services	16	no	
<u>EXCAVATIONS : INTERNAL</u> Excavating trenches to receive pipes; not exceeding 250mm. nominal size; grading bottoms; earthwork support to HSA standard; removing excavated material from site as before described; backfilling with type 1 granular material, compacted as per specification Clause 212 and 515; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification <u>Starting from ground floor slab level; not exceeding 2.00m. deep; average depth</u>				
E	1000-1500mm.; internal; Block F	9	m	
F	extra; saw-cutting to existing 150mm. concrete slab / insulation / dpm / blinding / hardcore floor slab	18	m	
G	<u>extra over</u> for excavating service trench through existing 150mm. concrete slab / insulation / dpm / blinding / hardcore floor slab	9	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		17/2	To Collection €	NIL

(Cont) EXCAVATIONS : INTERNAL (Cont) Excavating trenches to receive pipes; not exceeding 250mm. nominal size; grading bottoms; earthwork support to HSA standard; removing excavated material from site... (Cont) Starting from ground floor slab level; not exceeding 2.00m. deep; average depth					
A	in-fill 150mm. concrete slab & H10 dowel bars at 200mm. centres in Hilti HIT HY200 resin (300mm. embedment) / A252 mesh / insulation / dpm / blinding / hardcore to match existing 600mm. wide including isolation joints with existing; make good finishes on completion	9	m		
B	<u>extra over</u> for excavating parallel to existing underground services	9	m		
C	<u>extra over</u> for excavation across existing underground services	4	no		
	Form openings in existing 330mm. external blockwork rising walls & ground floor slab for surface water pipework; Robeslee PC lintol type D to opening; seal opening; fire and air stop opening in accordance with Consulting Services Engineers Specification; make good structure and finishes disturbed				
D	to receive 110mm. pipework; SW	2	no		
	Take up and remove part existing vinyl flooring including adhesive and sw skirtings; leave ready to receive new floor finishes (e/m); remove debris materials to licensed top as before described; all to detail as Architects Drawings & Specification				
E	over 300mm. wide; corridor & classroom	58	m2		
F	extra; cutting to vinyl flooring	3	m		
G	extra; remove part existing sw skirtings	28	m		
<u>WOODWORK</u>					

<u>(Cont) WOODWORK</u>				
Skirtings; 150 x 25mm. red deal; 10 x 10mm. chamfered top-1; fixing with screws at 600mm. centres; plugging to blockwork; include all mitres, stop-ends, etc.; decorate to cleaning, knotting and stopping, grain filling; one (1) coat primer prior to fixing, one (1) undercoat and two (2) finishing coat oil gloss finish				
<u>To blockwork / stud walls</u>				
A	skirtings 150 x 25mm.; chamfer-1; L00	28	m	
B	extra; mitred junctions to existing / new skirtings	4	m	
<u>FLEXIBLE SHEET FINISHINGS - VINYL</u>				
Vinyl sheet flooring; 'Forbo Marmoleum Solid' or equivalent; Dry Environment R.09 slip rating; 2.5mm. thick vinyl flooring; selected colour; hot welded seams; laying with approved adhesive; installation in accordance with manufactures instructions; protect for the duration of contract;; all to detail as Architects Drawings & Specification				
<u>To L00 new & existing slab</u>				
C	over 300mm. wide; L00	58	m2	
D	extra; liquid DPM sealant to eliminate drying out time to new slabs	58	m2	
E	extra; Larsen Lartex NA or equivalent floor levelling compound; laid on existing or new concrete	58	m2	
<u>EXCAVATIONS : REPLACEMENT PIPEWORK</u>				
Starting from existing hardstanding level; not exceeding 2.00m. deep; average depth				
F	1000-1500mm.; replacement of deformed drainage	25	m	
G	extra; saw-cutting to existing concrete / macadam surface prior to excavation of trenches	50	m	
H	extra over for excavating service trench through existing concrete / macadam +hardcore hardstandings	25	m	

(Cont) EXCAVATIONS : REPLACEMENT PIPEWORK			
(Cont) Starting from existing hardstanding level; not exceeding 2.00m. deep; average depth			
A	extra over for excavating service trench and remove existing deformed 100mm. diameter pvc pipework / concrete cover and surround / hardcore backfilling	25	m
B	extra; cutting to existing deformed 100mm. diameter pvc pipework	12	m
C	in-fill path in 150mm. thick concrete C28/35 including brush finish / 50mm. sand blinding / hardcore to match existing including isolation joints with existing; make good finishes on completion	25	m
D	extra over for excavating parallel to existing underground services	12	m
E	extra over for excavation across existing underground services	6	no
<u>SUNDRIES</u>			
Disposal of water			
F	keeping the surface free of surface water	1	Item
G	keeping the excavations free of surface water	1	Item
H	keeping the surface of the site free of ground water	1	Item
J	keeping the excavations free of ground water	1	Item
<u>TRENCH SURROUNDS</u>			
Granular material fill around pipes; type A granular material comprising 14mm. or 10mm. single size; well compacted as per specification Clause 342; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification			
<u>Bed to pipe</u>			
K	500 x 150mm.	130	m
L	500 x 150mm.; replacement pipework	25	m

(Cont) TRENCH SURROUNDS			
(Cont) Granular material fill around pipes; type A granular material comprising 14mm. or 10mm. single size; well compacted as per specification Clause 342; all to detail...			
Cover and surround to pipe 150+150mm. thick			
A	to 100mm diameter pipe	130	m
B	to 100mm diameter pipe; replacement pipework	25	m
Plain in-situ concrete; grade C20/25 / gen 3; vibrated; cured as described; as Consulting Engineers Specification & IS.EN.206-1 Concrete-Part 1; all to detail as Consulting Engineers Drawing			
No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification			
Bed to pipe			
C	500 x 150mm. thick slab; tamp finish	133	m
D	500 x 150mm. thick slab; tamp finish; replacement pipework	25	m
Bed to pipe			
E	500 x 150mm.; internal	9	m
Cover and surround to pipe 150+300mm. thick			
F	to 100mm diameter pipe; internal	9	m
PIPES			
uPVC SN8 / twinwall pipes in conformance with EN.13476-2:2007 & EN.1401-1:2018; solvent welded joints; Wavin or equivalent; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers Drawing			
No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification			
Pipework			
G	100mm diameter	123	m
H	100mm. diameter; lengths not exceeding 3.00m. long	10	m
J	short radius bends; 90 degrees; ref.WS5	20	no

(Cont) TRENCH SURROUNDS				
(Cont) PIPES				
(Cont) uPVC SN8 / twinwall pipes in conformance with EN.13476-2:2007 & EN.1401-1:2018; solvent welded joints; Wavin or equivalent; installation in accordance...				
(Cont) Pipework				
A	long radius bends; 90 degrees; ref.WS5	10	no	
B	'Y' branch saddles; 100 x 100mm.	6	no	
Pipework				
C	100mm diameter; replacement pipework; in 6 no. separate locations	21	m	
D	100mm. diameter; lengths not exceeding 3.00m. long	5	m	
E	extra over for 'Universal Repair Collar' connecting existing and new 100mm. diameter pvc pipework	12	no	
F	'Y' branch saddles; 100 x 100mm.	2	no	
PVC ACCESSORIES				
uPVC fittings to BS.4660:2000; jointed to pipe; bedding and surrounding in concrete grade C28/35; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification				
Gully trap; uPVC to BS.4660:2000; jointed to pipe; bedding and surrounding in concrete grade C28/35				
G	150mm. outlet; trapped; 150 x 150mm. top; 75mm. back inlet-1; average 500-750mm. riser piece; galvanized cast iron cover and frame; setting and bedding frame in cement mortar (1:3)	9	no	
H	saw-cutting to existing concrete / macadam paths (included in Element No.[10] Prepared Site)	14	m	
J	excavating through existing concrete +hardcore path; 500 x 500 x 350-450mm.; disposal of excavated material from site as before described (included in Element No.[10] Prepared Site)	9	no	

(Cont) TRENCH SURROUNDS (Cont) PVC ACCESSORIES (Cont) uPVC fittings to BS.4660:2000; jointed to pipe; bedding and surrounding in concrete grade C28/35; all to detail as Consulting Engineers... (Cont) Gully trap; uPVC to BS.4660:2000; jointed to pipe; bedding and surrounding in concrete grade C28/35				
A	500 x 500mm. dished concrete surround and sloping to gully including isolation joints with existing; dish comprising 100mm. thick concrete, 50mm. sand blinding & 150mm. thick 804 hardcore; 500 x 500mm. plan size (included in Element No.[10] Prepared Site)	9	no	
	Inspection Chamber; uPVC to EN.13598-2 for flexible material pipes; maximum depth from cover level to soffit level 1200mm.; subject to Uisce Eireann approval; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification			
B	PP Inspection Chamber; minimum 500mm. diameter for 100mm. pipe outlet; base to be bedded as per manufacturers detailed instructions; joints between base and shaft and shaft components to be fitted with watertight seals; 1000-1500mm. riser piece; 100mm. horizontal inlet-1; 150mm. thick in-situ concrete top band in C25/30 including compressible filler board at joint; 600mm. clear opening manhole cover to EN.124 cover, frame & chamber; galvanized cast iron / pvc cover and frame, setting and bedding frame in cement mortar (1:3) and 1-2 courses of Class B engineering brick set in M30 mortar to IS.EN.998; IC.02, 03	2	no	
C	saw-cutting to existing concrete paths	5	m	
D	excavating through existing concrete +hardcore path; 600 x 600 x 1200mm.; disposal of excavated material from site as before described	2	no	
E	in-fill path finish / blinding / hardcore to match existing including isolation joints with existing around IC; make good finishes on completion	2	no	

(Cont) TRENCH SURROUNDS (Cont) PVC ACCESSORIES (Cont) uPVC fittings to BS.4660:2000; jointed to pipe; bedding and surrounding in concrete grade C28/35; all to detail as Consulting Engineers... (Cont) Inspection Chamber; uPVC to EN.13598-2 for flexible material pipes; maximum depth from cover level to soffit level 1200mm.; subject to Uisce Eireann approval; all...				
A	PP Inspection Chamber; minimum 500mm. diameter for 100mm. pipe outlet; base to be bedded as per manufacturers detailed instructions; joints between base and shaft and shaft components to be fitted with watertight seals; 1000-1500mm. riser piece; 100mm. horizontal inlet-1; 150mm. thick in-situ concrete top band in C25/30 including compressible filler board at joint; 600mm. clear opening manhole cover to EN.124 cover, frame & chamber; galvanized cast iron / pvc cover and frame, setting and bedding frame in cement mortar (1:3) and 1-2 courses of Class B engineering brick set in M30 mortar to IS.EN.998; IC.04	1	no	
B	extra over Inspection Chamber for excavate to expose existing surface water sewer pipework / surround; 1.000-1.500m. depth to invert; modify existing pipework / benching to receive Inspection Chamber; backfilling with C12/15 concrete lean mix; 100mm. diameter pipe-1 no. inlet; making good concrete surround to match existing; IC.04	1	no	
C	saw-cutting to existing concrete paths	2	m	
D	excavating through existing concrete +hardcore path; 600 x 600 x 1200mm.; disposal of excavated material from site as before described	1	no	
E	in-fill path finish / blinding / hardcore to match existing including isolation joints with existing around IC; make good finishes on completion	1	no	

(Cont) TRENCH SURROUNDS (Cont) PVC ACCESSORIES (Cont) uPVC fittings to BS.4660:2000; jointed to pipe; bedding and surrounding in concrete grade C28/35; all to detail as Consulting Engineers... (Cont) Inspection Chamber; uPVC to EN.13598-2 for flexible material pipes; maximum depth from cover level to soffit level 1200mm.; subject to Uisce Eireann approval; all...				
A	PP Inspection Chamber; minimum 500mm. diameter for 100mm. pipe outlet; base to be bedded as per manufacturers detailed instructions; joints between base and shaft and shaft components to be fitted with watertight seals; 1000-1500mm. riser piece; 100mm. horizontal inlet-1; 150mm. thick in-situ concrete top band in C25/30 including compressible filler board at joint; 600mm. clear opening manhole cover to EN.124 cover, frame & chamber; galvanized cast iron / pvc cover and frame, setting and bedding frame in cement mortar (1:3) and 1-2 courses of Class B engineering brick set in M30 mortar to IS.EN.998; IC.01	1	no	
B	extra over Inspection Chamber for excavate to expose existing surface water sewer pipework / surround; 1.000-1.500m. depth to invert; modify existing pipework / benching to receive Inspection Chamber; backfilling with C12/15 concrete lean mix; 100mm. diameter pipe-2 no. inlets; making good concrete surround to match existing; IC.01	1	no	
C	saw-cutting to existing concrete paths	2	m	
D	excavating through existing concrete +hardcore path; 600 x 600 x 1200mm.; disposal of excavated material from site as before described	1	no	
E	in-fill path finish / blinding / hardcore to match existing including isolation joints with existing around IC; make good finishes on completion	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		17/10	To Collection €	NIL

(Cont) TRENCH SURROUNDS				
PRECAST ACCESSORIES				
Provide and construct precast concrete road gully complete to Courtyard of Roof F, including approved proprietary gully pot; excavation; disposal of surplus excavated material; preparation of formation; 150 mm thick Grade C25 concrete surround; precast concrete kerb as applicable; two courses Class B engineering brickwork; heavy-duty cover and frame complying with IS EN 124, bedded on 10-20 mm mortar; bituminous sealant at kerb intersection; cleaning eye complete with stopper and chain; outlet connection and fittings; and concrete encasement to outlet pipe where required to achieve minimum cover of 0.75 m below ground level in carriageways and 0.60 m in all other areas; including all cutting, jointing, bedding, benching, sealing, backfilling, compaction, making good and all ancillary materials and labour necessary to complete the installation. Gully to be minimum 450 mm internal dimension and minimum 900 mm deep, with 150 mm concrete surround and 125 mm outlet, all as detailed.; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P03, 50010 P03 & Civil and Structural Specification				
A	Gully to be minimum 450 mm internal dimension and minimum 900 mm deep	1	no	
SUNDRIES				
<u>Protection</u>				
B	Provide all necessary watching lighting, steel plates, protective barriers, whilst drainage work is in progress	1	no	
<u>Testing</u>				
C	Testing the drainage system by air and water to the satisfaction of the Consulting Engineer and the Local Authority Engineer; testing pipework shall be under a head of 1500mm. for 30 minutes in accordance with BS.8301:1995 as agreed with Consulting Engineer and (a) after joining; (b) after haunching and backfilling; (c) after completion of the work; all as set out in Consulting Engineers Specification	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		17/11	To Collection €	NIL

(Cont) TRENCH SURROUNDS				
(Cont) SUNDRIES				
<u>(Cont) Testing</u>				
A	Cleaning and testing the existing drainage system to the satisfaction of the Consulting Engineer and the Local Authority ; testing pipework shall be under a head of 1500mm. as set out in Consulting Engineers Specification and as set out above	1	no	
B	Water and Air Tests shall be supervised by an Consulting Engineer with a Professional Indemnity Insurance	1	no	
<u>Survey</u>				
C	The works shall be surveyed to locate hidden Inspection Chambers and drainage runs not captured in previous CCTV survey; particular areas include internal courtyards and internal below ground surface water drainage; all drainage runs to be reused for rainwater to be validated by CCTV survey; all works to the satisfaction of the Consulting Engineer	1	no	
<u>CCTV Survey</u>				
D	On completion, the works shall be surveyed by an approved specialist firm; two (2) hard copies and two (2) soft copies of all drawings and dvd must be presented to Consulting Engineer following rectification of all defects; all to the satisfaction of the Consulting Engineer	1	no	
<u>As Constructed Drawings</u>				
E	On completion of works two (2) hard copies and two (2) soft copies of 'As Constructed' drawings shall be presented to Consulting Engineer	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		17/12	To Collection €	NIL

COLLECTION Page No. 17/1 Page No. 17/2 Page No. 17/3 Page No. 17/4 Page No. 17/5 Page No. 17/6 Page No. 17/7 Page No. 17/8 Page No. 17/9 Page No. 17/10 Page No. 17/11 Page No. 17/12 ELEMENT NO.[50] SITE SERVICES (PIPED & DUCTED) SW Carried to Summary				
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL
				NIL

**ALTERATIONS TO EXISTING BUILDING :
A-B-C-MISCELLANEOUS**

ISSUE FOR TENDER

ELEMENT NO.[-0] ALTERATIONS TO EXISTING BUILDING : A-B-C-MISCELLANEOUS				
<u>DRAWINGS</u>				
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item	
<u>TESTING</u>				
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item	
<u>SAMPLES</u>				
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item	
<u>ELEMENT DRAWINGS</u>				
D	The contractor is referred to all tender documentation included in Volume A	1	Item	
<u>INFORMATION AND GENERAL ITEMS</u>				
Drawings of Existing Building				
E	Drawings of the existing building are available for the general information only of the contractor. Such drawings are not represented as being 'as-built' or 'as is' drawings and the contractor is cautioned that these drawings may not reflect the actual construction encountered on site	1	Item	
F	The Contractor should refer to services drawings for locations of existing electrical, mechanical, telephone, water and drainage services. Such drawings are not represented as being 'as-built' or 'as is' drawings and the contractor is cautioned that these drawings may not reflect the actual construction encountered on site	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/1	To Collection €	NIL

(Cont) INFORMATION AND GENERAL ITEMS				
(Cont) Drawings of Existing Building				
A	The contractor should immediately upon taking possession of the site carry out a survey of all existing underground services ; on completion the contractor should provide three copies of survey drawings and any additional documentation to Consulting Engineers	1	Item	
B	The contractor should immediately upon taking possession of the site carry out a survey of all existing structures, site and surrounding area; on completion the contractor should provide three copies of survey drawings and any additional documentation to Employers Representative	1	Item	
Specifications				
C	The Contractor should refer to the general specifications and in particular to Bluett and O'Donoghue Architects, Demolition Specification and Will Rudd Davidson Consulting Engineers Demolition Specification	1	Item	
NOTES				
The following works will be in the existing building and contractors should allow for all double handling of plant, scaffolding, tools and materials, as required. Contractor should also allow for additional insurance requirements and additional labour costs, which should be reflected in the rates for this section				
D	Contractors should carefully examine the site, Architectural, Structural and Services Drawings & Specifications provided and satisfy himself fully of the type, nature and quantity of the work involved.	1	Item	
E	Contractors must submit to the Consulting Engineer temporary works, general arrangement drawings and design calculations in respect of any temporary supports of adjoining buildings in full accordance with their specification	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/2	To Collection €	NIL

(Cont) NOTES				
(Cont) The following works will be in the existing building and contractors should allow for all double handling of plant, scaffolding, tools and materials...				
A	Demolition work is to be most carefully executed in accordance with the Specification and the Contractor shall take all necessary precautions to safeguard workmen., employees, neighbouring residents etc., and to prevent damage to the existing properties, including all services, access routes and the like upon which the existing buildings are dependent. The Contractors attention is drawn to the fact that neighbouring buildings may continue to be occupied and/or used throughout the demolition and building works and all necessary precautions must be taken to ensure that there is no disruption caused to neighbours	1	Item	
B	The Contractor shall provide all necessary barrows, hoardings, scaffolding, dust screens, chutes and the like and keep all debris well watered to prevent dust. All debris shall be removed as quickly as possible and the existing areas adjacent to the work shall be kept clean and tidy at all times. The Contractor shall acquaint himself fully with the nature, and extent in connection with the work to be carried out.	1	Item	
C	The Contractor shall ensure that the demolition site is adequately secured against trespass during and outside normal working hours	1	Item	
D	The Contractor, before submitting his/her tender, is deemed to have visited the site and ascertained the nature and extent of the demolitions and the conditions under which the work will have to be executed	1	Item	
E	The Contractor is deemed to acquaint himself/herself with the existing building construction for demolition purposes. Any additional costs are deemed to be included in the rates	1	Item	

(Cont) NOTES				
(Cont) The following works will be in the existing building and contractors should allow for all double handling of plant, scaffolding, tools and materials...				
A	The programming and sequencing of the demolition works is at the discretion of the Contractor. Safety is paramount and the Contractor must ensure that all surrounding residents and neighbouring buildings are protected from the construction works at all times. No demolition works are to commence until the site boundary has been adequately set up and secured	1	Item	
B	Demolitions work shall be carried out in accordance with BS.2187 and the British Standard Code of Practice No.6167:1982 (a copy of which may be inspected at the office of the Client Engineer). Notwithstanding the provisions of the Code of Practice the works shall be carried out in accordance with all Statutory or Local Authority requirements, including those of the Dangerous Buildings Section of the relevant Local Authority	1	Item	
C	The Contractors shall provide and maintain, during the execution of all the works, all the necessary shoring, strutting, needling and other supports, and shall take all other precautions or adopt such other expedient as may be necessary to preserve the stability of the buildings, whether new or existing, the subject of this contract, and all of the other property including that of adjoining owners that may in any way be endangered or affected by the works required to be executed under this Contract. The Contractor shall protect all the same against damage and/or settlement, and no part of these protective measures shall be taken down or removed until all risk of damage and/or settlement is past. All work involving risk of damage and/or settlement to the building is to be executed by the Contractor in such portions as will minimize risk as far as possible. The layout of any permanent shoring shall be constructed with the least possible interference	1	Item	

EXISTING SITE SERVICES and REPORTS				
A	The Contractors should prior to commencement of demolition works arrange with appropriate authorities for the location and marking of the position of mains services and as required, the disconnection of all services and removal of all fittings and equipment, such as switch boards, telegraph poles, etc.	1	Item	
B	The Contractor must supply a power generator on site for the duration of the contract, to prevent possible disruption in times of main power failure	1	Item	
C	The Contractors attention is drawn to the fact that there are existing storm and foul sewer services and electrical, gas and communication services on the site. Removing redundant services have not been measured and the contractor shall include for all costs associated with moving redundant services met during excavations	1	Item	
D	The Contractor is responsible for working around, protecting, maintaining and relocating as necessary the existing electrical, telephone, water and drainage services identified on survey drawings, tender documents, or those services encountered by the contractor during the works, not previously identified on the site plans	1	Item	
Contractors Method Statement				
<u>The Contractor is to submit a comprehensive detailed method statement for the Employers Representative [ER] / Architects / Consulting Engineers approval. The method statement is to include for :-</u>				
E	(a) Providing for procurement of license including all associated fees, provide and fix adequate hoarding to all site boundaries as instructed by the ER / Architect.	1	Item	
F	(b) Monitoring of noise and vibration levels (contractor to liaise with ER / Architect / Consulting Engineer for all monitoring, to ensure compliance with levels set out in Planning Permission Conditions).	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 18/5 NIL

(Cont) EXISTING SITE SERVICES and REPORTS				
(Cont) Contractors Method Statement				
(Cont) The Contractor is to submit a comprehensive detailed method statement for the Employers Representative [ER] / Architects / Consulting Engineers...				
A	(c) Photographic and structural survey prior to beginning and appropriate stages of the works as requested by the Design Team.	1	Item	
B	(d) Establishing an objective clear record of conditions and circumstances that exist prior to construction, including noise levels and vibration levels of the receiving environment.	1	Item	
C	(e) Contractors proposed sequencing and methodology for the demolition work proper.	1	Item	
D	(f) Contractors proposed method of removal of any toxic or hazardous materials found during the demolition works.	1	Item	
E	(g) Contractors identification and location of any services above and below ground.	1	Item	
F	(h) Contractors identification and location of any features of historical, archaeological or geological importance.	1	Item	
G	(i) Any other items included in this section of the Pricing Document and/or which the contractors expertise ought reasonably be expected to identify.	1	Item	
H	(j) Contractors proposed method of retaining all boundary walls unless indicated otherwise, trees, hard standings etc. as indicated on Architects Drawings during the demolition works.	1	Item	
J	(k) Contractors proposed method of providing all attendances required by Archaeologist and/or Conservation Architect.	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/6	To Collection €	NIL

(Cont) EXISTING SITE SERVICES and REPORTS				
Preparation of Method Statement and all coordination associated therewith.				
<u>Contractors Method Statement and Pricing</u>				
A	The contractor shall take account of the requirements of his / her method statement when pricing the measured work items described throughout this section and shall include the cost of any such requirements in his/her unit rate or item pricing.	1	Item	
Noise Controls & Monitoring				
B	Provide for monitoring and recording noise levels throughout the entire duration of the works; contractor to appoint a recognized qualified sound consultant for all monitoring and reporting; conform with Bluettt and O'Donoghue Architects Drawings & Specification and Will Rudd Davidson Consulting Engineers Drawings & Specification and contractors proposed method statement; include for establishing and recording normal background levels three (3) weeks prior to commencement of the works	1	Item	
C	The Contractor is comply with levels set out in Planning Permission Conditions to avoid giving grounds for complaints from adjoining owners or Local Authority Enforcement Officer(s) on the score of excessive vibration and / or noise caused by the use of compressors or demolition equipment. If such complaints arise, the Architect may instruct the Contractor to alter work practices as necessary or to carry out work, which is giving rise to such complaints at night time or over the weekend without extra cost to the Employer	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/7	To Collection €	NIL

(Cont) EXISTING SITE SERVICES and REPORTS (Cont) Noise Controls & Monitoring <u>Vibration Controls & Monitoring</u>				
A	Provide for monitoring and recording vibration levels throughout the entire duration of the works; contractor to appoint a recognized sound consultant for all monitoring and reporting; conform with Bluett and O'Donoghue Architects Drawings & Specification and Will Rudd Davidson Consulting Engineers Drawings & Specification and contractors proposed method statement; include for establishing and recording normal background levels three (3) weeks prior to commencement of the works	1	Item	
B	The Contractor is comply with levels set out in Planning Permission Conditions to avoid giving grounds for complaints from adjoining owners or Local Authority Enforcement Officer(s) on the score of excessive vibration and / or noise caused by the use of compressors or demolition equipment. If such complaints arise, the Architect may instruct the Contractor to alter work practices as necessary or to carry out work, which is giving rise to such complaints at night time or over the weekend without extra cost to the Employer	1	Item	
<u>Dust Controls & Monitoring</u>				
C	Provide for monitoring and recording dust levels throughout the entire duration of the works; contractor to appoint a recognized qualified consultant for all monitoring and reporting; conform with Bluett and O'Donoghue Architects Drawings & Specification and Will Rudd Davidson Consulting Engineers Drawings & Specification and contractors proposed method statement; include for establishing and recording normal background levels three (3) weeks prior to commencement of the works	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/8	To Collection €	NIL

(Cont) EXISTING SITE SERVICES and REPORTS (Cont) Noise Controls & Monitoring (Cont) Dust Controls & Monitoring				
A	The Contractor is comply with levels set out in legalization referenced in Architect Specification and Planning Permission Conditions to avoid giving grounds for complaints from adjoining owners or Local Authority Enforcement Officer(s) on the score of excessive vibration and / or noise caused by the use of compressors or demolition equipment. If such complaints arise, the Employers Representative / Architect may instruct the Contractor to alter work practices as necessary or to carry out work, which is giving rise to such complaints at night time or over the weekend without extra cost to the Employer	1	Item	
DEMOLITIONS & REMOVALS [-0]				
WASTE MANAGEMENT				
B	Remove all demolitions, removals and excavated material from site to an appropriate approved site which has a current Waste Licence or Waste Permit in accordance with the 'Waste Management Act 1996' and comply with all current EPA regulations and current legislation; roofs A-B-C	1	Item	
C	Provide verification of compliance and quantity disposed to Employers Representative / Architect / Consulting Engineer(s)	1	Item	
REMOVALS : EXTERNAL WALLS [21]				
Break up and remove existing cast in-situ concrete cills; provide any necessary temporary supports; making good structure disturbed; leave ready to receive new external concrete cills (e/m); all to detail as Architects Drawing & Specification <u>To existing window openings</u>				
D	260 x 100mm. cast in-situ concrete cill; at high-level windows; Roof C	68	m	
E	protect existing windows; at high-level windows; Roof C	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/9	To Collection €	NIL

REMOVALS : SUSPENDED CEILINGS [35]				
Take down and remove existing suspended ceilings and associated grid system; making good structure disturbed; leave ready to receive new suspended ceiling system tiles and grid (e/m); all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes & Insulation and Specification <u>To L00</u>				
A	over 300mm. wide (1200 x 600mm. tiles); canteen; roof C	301	m2	
B	extra; remove existing perimeter grid system	71	m	
Take down and remove existing part suspended ceiling tiles and retain existing associated grid system; making good structure disturbed; leave ready to receive new suspended ceiling system tiles (e/m); all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes & Insulation and Specification <u>To L00</u>				
C	over 300mm. wide; 600 x 600mm. tiles; area A	43	m2	
D	over 300mm. wide; 1200 x 600mm. tiles; area A	190	m2	
E	over 300mm. wide; 600 x 600mm. tiles; area B	6	m2	
F	over 300mm. wide; 1200 x 600mm. tiles; area B	12	m2	
G	over 300mm. wide; 600 x 600mm. tiles; area C	8	m2	
H	over 300mm. wide; 1200 x 600mm. tiles; area C	2	m2	
<u>To L00</u>				
J	over 300mm. wide; 600 x 600mm.tiles; room A36; area A	60	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/10	To Collection €	NIL

REMOVALS : ROOF COMPLETIONS [37]				
Demount, take up and remove existing rooflights including upstands supports and trims and remove from site; removal of rooflight kerb e/m; all to detail as Architects Drawing No.P23-011-T-101, 402 [detail 05] & Specification, Rooflights & Architects Document Roof Ventilators Specification and Specification				
<u>To L01</u>				
A	1400 x 1400mm. plan size; roof A	31	no	
B	extra; remove existing rooflight shaft linings to ceiling level	149	m2	
C	1400 x 1400mm. plan size; roof B	11	no	
D	1400 x 1400mm. plan size; VLX-01; roof B	1	no	
E	extra; remove existing rooflight shaft linings to ceiling level	58	m2	
F	1400 x 1400mm. plan size; CRL to be closed up; roof A	5	no	
G	extra; remove existing rooflight shaft linings to ceiling level	24	m2	
Demount, take up and remove existing ventilators AOV, disconnect and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification				
<u>To L01</u>				
H	1600 x 1600mm. plan size; roof A	13	no	
Demount, take up and remove existing ventilators EF including de-mounting, disconnect and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification				
<u>To L01</u>				
J	500 x 500mm. plan size; roof A	15	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		18/11		
September 2026				

(Cont) REMOVALS : ROOF COMPLETIONS [37] (Cont) Demount, take up and remove existing ventilators EF including de-mounting, disconnect and decommissioning; carefully store on site for later re-use; all to... (Cont) To L01			
A	500 x 500mm. plan size; roof B	2	no
Demount, take up and remove existing ventilators SVP including de-mounting and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification To L01			
B	150mm. diameter; roof A	3	no
C	150mm. diameter; roof B	1	no
Demount, take up and remove existing ventilators HV1 including de-mounting, disconnect and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 and Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification To L01			
D	1500 x 300mm. plan size; HV-01; roof B	1	no
REMOVALS : WALL FINISHES EXTERNALLY [41] Take down and remove existing external wall cladding finishes including trimmers, etc. and all associated railings, brackets and fixings; provide any necessary temporary supports; making good structure disturbed; leave existing external concrete wall ready to receive new wall finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,401,402,403,404,405,406-407,408,409,410 & Specification To existing external walls			
E	over 300mm. wide; roof A	145	m2
F	over 300mm. wide; roof B	18	m2
G	over 300mm. wide; roof C	55	m2

(Cont) REMOVALS : WALL FINISHES EXTERNALLY [41] Take down and remove existing external wall guarding including galvanized frame security barrier, profiled metal sheeting and fixings; provide any necessary temporary supports; making good structure disturbed; leave existing external concrete wall ready to receive new wall finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,401,402, 403,404,405,406,407,408,409,410 & Specification <u>To existing external walls</u>							
A	7462 x 1500mm. high; roof A	1	no				
REMOVALS : ROOF FINISHES [47] Take up and remove existing flat roof finishes including membrane / insulation / vapour control; provide any necessary temporary supports; making good structure disturbed; leave existing roof decking ready to receive new roof finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,401,402, 403,404,405,406,407,408,409,410 & Specification and Architects Document No.P23-011 Roof finishes and outlets <u>To existing metal decking</u>							
B	over 300mm. wide; roof A	2091	m2				
C	extra; remove existing RW outlet; leave existing 150mm. diameter upstand pipe ready to receive new RW outlet	24	no				
D	over 300mm. wide; roof B	334	m2				
E	extra; remove existing RW outlet; leave existing 150mm. diameter upstand pipe ready to receive new RW outlet	4	no				
F	over 300mm. wide; roof C	351	m2				
G	extra; remove existing RW outlet; leave existing 150mm. diameter upstand pipe ready to receive new RW outlet	4	no				
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				18/13	To Collection €	NIL	

(Cont) REMOVALS : ROOF FINISHES [47]				
Take up and remove existing flat roof finishes upstands including membrane / insulation / vapour control; provide any necessary temporary supports; making good structure disturbed; leave existing roof decking / external walls ready to receive new roof finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,401,402,403,404,405,406,407,408,409,410 & Specification and Architects Document No.P23-011 Roof finishes and outlets <u>To existing flat roofs</u>				
A	parapet upstand skirtings; 275mm. girth, bends-5; Roof A	217	m	
B	parapet upstand skirtings; 275mm. girth, bends-5; Roof A+	23	m	
C	parapet upstand skirtings; 275mm. girth, bends-5; Roof B	14	m	
D	parapet upstand skirtings; 275mm. girth, bends-5; Roof C	87	m	
E	parapet upstand skirtings; 275mm. girth, bends-5; Roof A-A+	8	m	
F	parapet upstand skirtings; 275mm. girth, bends-5; Roof A-F	22	m	
G	parapet upstand skirtings; 275mm. girth, bends-5; Roof A-D	28	m	
H	parapet upstand skirtings; 275mm. girth, bends-5; Roof A-B	36	m	
J	parapet upstand skirtings; 275mm. girth, bends-5; Roof B-E	14	m	
K	parapet upstand skirtings; 275mm. girth, bends-5; Roof A-C	8	m	
L	parapet upstand skirtings; 275mm. girth, bends-5; Roof B-C	13	m	
M	parapet upstand skirtings; 275mm. girth, bends-5; Roof B-C chimney	6	m	
N	parapet upstand skirtings; 275mm. girth, bends-5; Roof B-C	21	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/14	To Collection €	NIL

(Cont) REMOVALS : ROOF FINISHES [47]				
Take up and remove existing flat roof finishes pressed metal parapet cappings; making good structure disturbed; leave existing concrete external walls ready to receive new roof finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,401,402, 403,404,405,406,407,408,409,410 & Specification and Architects Document No.P23-011 Roof finishes and outlets <u>To existing metal decking / external wall junction</u>				
A	parapet cappings; 500mm. girth, bends-2; Roof A	217	m	
B	parapet cappings; 500mm. girth, bends-2; Roof A+	23	m	
C	parapet cappings; 500mm. girth, bends-2; Roof B	14	m	
D	parapet cappings; 500mm. girth, bends-2; Roof C	87	m	
E	parapet cappings; 500mm. girth, bends-2; Roof A-A+	8	m	
F	parapet cappings; 500mm. girth, bends-2; Roof A-F	22	m	
G	parapet cappings; 500mm. girth, bends-2; Roof A-D	28	m	
H	parapet cappings; 500mm. girth, bends-2; Roof A-B	36	m	
J	parapet cappings; 500mm. girth, bends-2; Roof B-E	14	m	
K	parapet cappings; 500mm. girth, bends-2; Roof A-C	8	m	
L	parapet cappings; 500mm. girth, bends-2; Roof B-C	13	m	
M	parapet cappings; 500mm. girth, bends-2; Roof B-C chimney	6	m	
N	parapet cappings; 500mm. girth, bends-2; Roof B-C	21	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/15	To Collection €	NIL

B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	18/16	To Collection €	NIL
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(Cont) ALTERATIONS TO EXISTING EXTERNAL WALLS				
[21]				
Clean and prepare existing damaged areas of concrete; patch repair in enhanced grout; Fosroc Renderoc or equivalent; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers 'Structural Condition Overview' : 4.0 Repair Notes & Civil and Structural Specification				
To existing concrete frame				
A	100 x 100 x 50mm. patch repairs; in 6 no. separate locations; area A-B-C	10	no	
CONCRETE WORK				
Cast in-situ concrete cill to match existing; C28/35 concrete, rebar and formwork type C in accordance with Consulting Engineers Specification; All to detail as Architects Drawing No.P23-011-T-402 & Specification				
To existing window openings				
B	260 x 100mm. cast in-situ concrete cill / backing / insulation / DCC to match existing; at high-level windows; Roof C	68	m	
C	protect existing windows; at high-level windows; Roof C	1	Item	
GUARDING				
Guarding barrier frame; frame comprising 100 x 100 x 8mm. galvanized RHS member and 10mm. thick base plate 250 x 250mm. including fixing to top of existing concrete wall in chemical anchor bolts (e/m); installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-404 [detail 03] & Specification				
To parapet walls				
D	1000 x 1500mm. high (1200mm. high exposed); roof A	4	no	
E	extra; M12 x 110 HILTI HIT-HY270 anchors embedded in top of existing concrete parapet walls	16	no	

(Cont) ALTERATIONS TO EXISTING EXTERNAL WALLS				
[21]				
(Cont) GUARDING				
(Cont) Guarding barrier frame; frame comprising 100 x 100 x 8mm. galvanized RHS member and 10mm. thick base plate 250 x 250mm. including fixing to top of...				
(Cont) To parapet walls				
A	extra; hat arrangement in 45 degree 70mm. length with 3mm. plate full profile; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-2000 rev.P01 & Specification	4	no	
B	7294 x 1500mm. high (1200mm. high exposed); roof E	1	no	
C	extra; M12 x 110 HILTI HIT-HY270 anchors embedded in top of existing concrete parapet walls	32	no	
D	extra; hat arrangement in 45 degree 70mm. length with 3mm. plate full profile; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-2000 rev.P01 & Specification	8	no	
DRAINAGE & REFUSE DISPOSAL				
Form core opening in existing 360mm. thick external concrete wall; core formed at angle to facilitate new rainwater outlet (e/m); making good structure disturbed; leave existing concrete external walls ready to receive new rainwater outlet (e/m); all to detail as Architects Drawing No.P23-011-T-101, 102, 402, 403, 404 [detail 02] & Specification				
E	120mm. diameter core	6	no	
Form core opening in existing 360mm. thick external concrete wall; core formed at angle to facilitate new rainwater outlet (e/m); making good structure disturbed; leave existing concrete external walls ready to receive new rainwater outlet (e/m); all to detail as Architects Drawing No.P23-011-T-101, 102, 402, 403, 404 [detail 02] & Specification				
F	100mm. diameter	6	no	

ALTERATIONS TO EXISTING ROOF STRUCTURE [27] & FRAME [28]				
Element Drawings				
A	All works in accordance with Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-20000 rev.P03, 31000 P02,31001 P03 and Consulting Engineers Drawing No.G9404-WRD-XX-XX-SP-S-00001 Civil and Structural Specification	Note		
TEMPORARY WORKS				
B	[i] The Contractor is fully responsible for the construction sequencing and design of temporary works and any construction stage analysis to enable the construction.	Note 1		
C	[i] The Contractor's designer must be a Chartered Engineer with professional indemnity insurance.	Note 2		
D	[iii] The Contractor should submit their proposed construction sequence and temporary works proposals and method statements to WRD at agreed stages for review and comment. Contractor may not proceed to construction without review from WRD.	Note 3		
E	[iv] The Contractor shall provide for all propping to trusses / beams as may be required	Note 4		
F	[v] The Contractor shall provide for all high level access through suspended ceilings / services / etc. as shall be required	Note 5		
G	[vi] The Contractor shall provide for all potential 'Hot Works' as shall be required	Note 6		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/19	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING ROOF STRUCTURE [27] & FRAME [28]				
EXISTING ROOF TRUSSES : REPAIRS / REPLACEMENTS				
Flange Splices to existing roof trusses; splice to damaged 51 x 102mm. SHS bottom chord with new 51 x 102mm. SHS chord 1200mm. long and fixing in 3 no. M12 through bolts to each side in 30mm. spacing; site welded 6mm. FPFW connections as necessary; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-20000 P03, 31001 P03 and Consulting Engineers Drawing No.G9404-WRD-XX-XX-SP-S-00001 Civil and Structural Specification				
To existing roof trusses; Roof A				
A	1200mm. long spliced bottom chord member to existing roof truss 12000mm. long	5	no	
To existing roof trusses; Roof B				
B	1200mm. long spliced bottom chord member to existing roof truss 7000mm. long	2	no	
To existing roof trusses; Roof C				
C	1200mm. long spliced bottom chord member to existing roof truss 14000mm. long	3	no	
STRUCTURAL STEELWORK (DECKING SUPPORTS)				
D	All steelwork to be Grade S355 to BS.EN.10025 & BS.EN.10210 as stated on Consulting Engineers Drawings & Specification	Note 1		
E	All steelwork detailing, fabrication and erection to be in accordance with the latest issue of IS.EN.1090 Exc.2 including all latest amendments unless modified by the Consulting Engineer	Note 2		
F	Steelwork fabricator must prepare fabrication drawings for approval by the Consulting Structural Engineer prior to commencement of any fabrication	Note 3		
G	The contractor shall provide all temporary bracing to the structure during erection and until all rails, purlins and bracing are securely fixed	Note 4		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/20	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING ROOF STRUCTURE [27] & FRAME [28]				
(Cont) STRUCTURAL STEELWORK (DECKING SUPPORTS)				
A	Steelwork fabricator must prepare fabrication drawings, all end plates, bolting details and joint design for written approval and confirmation by the Consulting Engineer a minimum of ten (10) working days prior to commencement of any fabrication; fabrication drawings provided shall be prepared by STRUCAD software package or similar approved	Note 5		
B	The contractor shall provide all temporary bracing to the structure during erection and until all rails, purlins and bracing are securely fixed	Note 6		
C	Bolts, etc. and erection of steelwork have not been measured separately.	Note 7		
Decking support; 70 x 70 x 6mm. equal angle to perimeter walls; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-20000 P03, 31001 P03 and Consulting Engineers Drawing No.G9404-WRD-XX-XX-SP-S-00001 Civil and Structural Specification				
Decking Angle Supports				
D	70 x 70 x 6mm. x 6.38 kg/m RSA; roof A	1.22tonne		
E	70 x 70 x 6mm. x 6.38 kg/m RSA; roof B	0.20tonne		
F	70 x 70 x 6mm. x 6.38 kg/m RSA; roof C	0.20tonne		
Parapet Posts				
G	100 x 100 x 8mm. x 12.20 kg/m RSA; roof A	0.12tonne		
Fittings				
H	to the foregoing steelwork comprising fin plates, end plates & bolting; all to detail as Consulting Engineers Drawings & Civil and Structural Specification	0.25tonne		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026			To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING ROOF STRUCTURE [27] & FRAME [28]				
SUNDRIES TO STRUCTURAL STEELWORK				
Surface treatments off site cleaning; shot blasting to Sa 2.5; blastprimer (if required by fabricator) within 4 hours:25um(shop); High Build Zinc Phosphate (ref. Interchar 200 by International Paints)(subject to member size & Hp/A ratio:350-750um (shop); 2 Pack Polyurethane (ref. interthane 990 by International Paints):50um (shop); Top coat 2 Pack Polyurethane (ref. interthane 990 by International Paints) or equivalent				
Structural steelwork				
A	general surfaces including fittings; touching up after erection	0.05	tonne	
Surface treatments on site cleaning; intumescent steel coating; 'Nullifire SC901-A' or equal approved; FR60 fire rating; apply in accordance with manufacturers instructions; all in accordance with Architects & Consulting Engineers Drawings and Specification				
Structural steelwork				
B	general surfaces	76	m2	
C	intumescent paint manufacturer shall provide certification that requirement of BS.476 Part 2.1 is fulfilled by the product applied	1	Item	
HOLDING DOWN ASSEMBLIES				
Holding Down Assemblies; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-20000 P03, 31001 P03 and Consulting Engineers Drawing No.G9404-WRD-XX-XX-SP-S-00001 Civil and Structural Specification				
D	Column bases to be in accordance with SC1 joints in steel construction-sample connection and EN.1993-1-8		Note	
Non-shrinkable grouting under ends of steel base plates with cement mortar (1:3)				
E	25mm. thick	17	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/22	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING ROOF STRUCTURE [27] & FRAME [28]				
(Cont) HOLDING DOWN ASSEMBLIES				
(Cont) Holding Down Assemblies; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-20000 P03, 31001 P03 and Consulting Engineers...				
(Cont) Non-shrinkable grouting under ends of steel base plates with cement mortar (1:3)				
A	25mm. thick; guard rail posts	1	m2	
Drill mortice in reinforced concrete backgrounds for				
B	M12mm. chemical anchors; 250mm. deep	527	no	
C	M12mm. chemical anchors; 250mm. deep; guard rail posts	24	no	
Building into concrete and grouting in Hilti HY270 resin or equivalent				
D	M12mm. chemical anchors; 150mm. deep	527	no	
E	M12mm. chemical anchors; 150mm. deep; guard rail posts	24	no	
EXISTING DECKING REPLACEMENT				
Location and remove existing corroded roofing decking as directed by the Consulting Engineer; remove fixings and remove full sheet(s) only of existing decking in various locations as directed; remove of debris material as before described; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-20000 P03, 31001 P03 and Consulting Engineers Drawing No.G9404-WRD-XX-XX-SP-S-00001 Civil and Structural Specification				
To existing structural supports				
F	over 300mm. wide; roof A (10% allowed as Consulting Engineers Report)	209	m2	
G	over 300mm. wide; roof B (10% allowed as Consulting Engineers Report)	33	m2	
H	over 300mm. wide; roof C (10% allowed as Consulting Engineers Report)	35	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/23	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING ROOF STRUCTURE [27] & FRAME [28]			
(Cont) EXISTING DECKING REPLACEMENT			
Replacement decking; decking comprising light gauge galvanized sheet steel with trapezoidal troughs at 152mm. centres with five (5) troughs per sheet in a 762mm. wide panel width to match existing; troughs remain voided with roofing materials laid on top (e/m); self-tapping threaded fixings to existing steel substrata; installation in accordance with manufacturers instruction; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-20000 P03, 31001 P03 and Consulting Engineers Drawing No.G9404-WRD-XX-XX-SP-S-00001 Civil and Structural Specification			
Replacement decking shall be provided to the various locations in full sheets only (no cutting / provision of part sheets) including self-tapping threaded fixings to existing steel strata			
To existing structural supports			
over 300mm. wide; roof A (10% allowed as Consulting Engineers Report)	209	m2	
over 300mm. wide; roof B (10% allowed as Consulting Engineers Report)	33	m2	
over 300mm. wide; roof C (10% allowed as Consulting Engineers Report)	35	m2	
WORKS TO SUSPENDED CEILINGS			
Removal and later replacement of existing 600 x 600mm. or 600 x 1200mm. suspended ceiling tiles and / or grid to facilitate structural steelworks			
To existing ceiling level / grid level			
600 x 600mm. or 600 x 1200mm. suspended ceiling tiles and /or grid	1	Item	
ALTERATIONS TO EXISTING SUSPENDED CEILINGS [35]			
SUSPENDED CEILING SYSTEM WITH SUPPORTING METALWORK			

(Cont) ALTERATIONS TO EXISTING SUSPENDED CEILINGS [35]				
Alterations to existing rooflight shaft opening / lining; all to detail as Architects Drawing No.P23-011-T-402 [detail 9] & Specification				
<u>To roof A</u>				
A	re-trim existing suspended ceiling opening to match existing suspended ceiling grid; 1200 x 1200mm. plan size; in 5 no. separate locations	24	m	
B	in-fill new suspended ceiling grid and tiles to match existing; 1200 x 1200mm. plan size; in 5 no. separate locations	5	no	
ALTERATIONS TO EXISTING ROOF COMPLETIONS [37]				
Take up and remove existing 75 x 75mm. reinforced concrete rooflight kerb to existing metal decking; provide any necessary temporary supports; making good structure disturbed; leave ready to receive new kerb / supports (e/m); all to detail as Architects Drawing No.P23-011-T-402 [detail 9] & Specification				
<u>To existing flat roofs</u>				
C	remove rooflight kerb; roof A	174	m	
D	remove rooflight kerb; roof B	67	m	
E	remove rooflight kerb; CRL to be closed up; roof A	28	m	
F	remove AOV kerb; roof A	73	m	
G	remove EF kerb; roof A	84	m	
H	remove EF kerb; roof B	11	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/25	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING ROOF COMPLETIONS [37]			
Take up and remove existing Zeta channel trimmers forming rooflight kerb to existing metal decking; provide any necessary temporary supports; making good structure disturbed; leave ready to receive new kerb / supports (e/m); all to detail as Architects Drawing No.P23-011-T-402 [detail 05,06] & Specification <u>To existing flat roofs</u>			
A	remove rooflight kerb; roof A	174	m
B	remove rooflight kerb; roof B	67	m
C	remove rooflight kerb; CRL to be closed up; roof A	28	m
D	remove rooflight kerb; CRL to be closed up; roof D	6	m
E	remove AOV kerb; roof A	73	m
F	remove EF kerb; roof A	84	m
G	remove EF kerb; roof B	11	m
Trim existing openings in 150mm. ZETA channels; fixed between and connecting to existing roof structure members; all to detail as Architects Drawing No.P23-011-T-402 [detail 9] & Specification and Consulting Engineers 'Structural Condition Overview' : 4.0 Repair Notes and Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-2000 rev.P01 & Civil and Structural Specification <u>To existing flat roofs; closing up rooflight openings</u>			
H	1500 x 1400mm. former rooflight opening; roof A	5	no
<u>To existing flat roofs; rooflight openings</u>			
J	remove rooflight kerb; roof A	174	m
K	remove rooflight kerb; roof B	67	m
L	remove rooflight kerb; CRL to be closed up; roof A	28	m
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/26	To Collection €
			NIL

(Cont) ALTERATIONS TO EXISTING ROOF COMPLETIONS [37]				
(Cont) Trim existing openings in 150mm. ZETA channels; fixed between and connecting to existing roof structure members; all to detail as Architects Drawing...				
(Cont) To existing flat roofs; rooflight openings				
A	remove AOV kerb; roof A	73	m	
B	remove EF kerb; roof A	84	m	
C	remove EF kerb; roof B	11	m	
In-fill existing openings; metal decking to match existing including connecting and fixing to existing metal decking roofing; all to detail as Architects Drawing No.P23-011-T-402 [detail 9] & Specification and Consulting Engineers 'Structural Condition Overview' : 4.0 Repair Notes and Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-2000 rev.P01 & Civil and Structural Specification				
Replacement decking shall be provided to the various locations in full sheets only (no cutting / provision of part sheets) including self-tapping threaded fixings to existing steel strata				
D	1500 x 1400mm. former rooflight opening; roof A	5	no	
In-fill existing openings in 22mm. marine grade plywood at existing / new metal decking roofing; all to detail as Architects Drawing No.P23-011-T-402 [detail 06] & Specification				
E	1500 x 1400mm. former rooflight opening; roof A	5	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
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ALTERATIONS TO EXISTING EXTERNAL WALL FINISHES [41]				
Hack off and remove part existing external render / plinth; provide any necessary temporary supports; making good structure disturbed; leave ready to receive new wall and roof finishes (e/m); all to detail as Architects Drawing No.P23-011-T-402 [detail 07+08] & Specification				
<u>To flat roof abutment walls</u>				
A	over 300mm. wide	21	m2	
B	extra; saw-cutting to edge of external render removal	42	m	
<u>To external walls</u>				
C	over 300mm. wide; in eight (8) separate locations	167	m2	
D	extra; saw-cutting to edge of external render removal	79	m	
Sundries				
<u>Saw-cutting, raking out joints in existing rendered blockwork wall to receive roofing parapet upstands (e/m)</u>				
<u>To flat roof abutment walls</u>				
E	50mm. deep chase; horizontal; abutment walls; roof A-C	20	m	
F	50mm. deep chase; horizontal; abutment walls; roof B-C	21	m	
IN-SITU FINISHES				
<u>Plaster; sand coat cement and sand (1:3); two float coats cement, lime, sand (1:1:6); wood float to a napp finish; render to a total thickness of 25mm.; all in accordance with BS.5262; all to detail as Architects Drawing No.P23-011-T-402 [detail 3+4] & Specification</u>				
<u>20mm. work; to walls; to existing concrete or blockwork base</u>				
G	> 150mm. high	6	m2	

(Cont) ALTERATIONS TO EXISTING EXTERNAL WALL FINISHES [41]				
(Cont) IN-SITU FINISHES				
(Cont) Plaster; sand coat cement and sand (1:3); two float coats cement, lime, sand (1:1:6); wood float to a napp finish; render to a total thickness of 25mm.; all in...				
(Cont) 20mm. work; to walls; to existing concrete or blockwork base				
A	extra; forming bellcast over plinth; horizontal	21	m	
B	extra; galvanized metal strip; fixed to existing blockwork; horizontal	21	m	
20mm. work; to walls; to existing concrete or blockwork base				
C	over 300mm. wide; in eight (8) separate locations	167	m2	
D	extra; forming bellcast over plinth; horizontal; in eight (8) separate locations	44	m	
E	extra; galvanized metal strip; fixed to existing blockwork; horizontal; in eight (8) separate locations	44	m	
PVC Stop beads by SAS Probead or RenderPlas or equivalent; installation with plaster dabs; working 19mm. plaster one side				
F	to bellcast over upstand plinth; horizontal; Roof C	21	m	
G	to bellcast over upstand plinth; horizontal; in eight (8) separate locations	80	m	
ALTERATIONS TO EXISTING INTERNAL WALL FINISHES [42]				
Wash clean part existing painted walls internally; making good finishes disturbed; leave ready to receive new wall paint finishes (e/m); all to detail as Architects Drawings & Specification				
<u>To existing fair-faced blockwork walls</u>				
H	over 300mm. wide	559	m2	
<u>To existing in-situ plasterwork</u>				
J	over 300mm. wide	175	m2	

(Cont) ALTERATIONS TO EXISTING INTERNAL WALL FINISHES [42]				
PAINTING AND DECORATING:NEW YORK INTERNALLY				
Filling as necessary; clean and dust surface; apply one (1) Colourtrend Eggshell primer and two (2) coats Colourtrend Eggshell; spray or roller applied; plaster finish; internal				
To existing fair-faced blockwork walls				
A	over 300mm. wide	559	m2	
To existing in-situ plasterwork				
B	over 300mm. wide	175	m2	
ALTERATIONS TO EXISTING FLOOR FINISHES [43]				
Take up and remove part existing vinyl flooring including adhesive and sw skirtings; leave ready to receive new floor finishes(e/m); remove debris materials to licensed top as before described; all to detail as Architects Drawings & Specification				
To existing floors				
C	over 300mm. wide; corridor & classroom	162	m2	
D	extra; cutting to vinyl flooring	32	m	
E	extra; remove part existing sw skirtings	49	m	
WOODWORK				
Skirtings; 150 x 25mm. red deal; 10 x 10mm. chamfered top-1; fixing with screws at 600mm. centres; plugging to blockwork; include all mitres, stop-ends, etc.; decorate to cleaning, knotting and stopping, grain filling; one (1) coat primer prior to fixing, one (1) undercoat and two (2) finishing coat oil gloss finish				
To blockwork walls				
F	skirtings 150 x 25mm.; chamfer-1; L00	49	m	
G	extra; mitred junctions to existing / new skirtings	16	m	

(Cont) WOODWORK				
FLEXIBLE SHEET FINISHINGS - VINYL				
Vinyl sheet flooring; 'Forbo Marmoleum Solid' or equivalent; Dry Environment R.09 slip rating; 2.5mm. thick vinyl flooring; selected colour; hot welded seams; laying with approved adhesive; installation in accordance with manufactures instructions; protect for the duration of contract; all to detail as Architects Drawings & Specification				
To L00 existing slab				
A	over 300mm. wide; L00	162	m2	
B	extra; liquid DPM sealant to eliminate drying out time to part slabs	162	m2	
C	extra; Larsen Lartex NA or equivalent floor levelling compound; laid on existing or new concrete	162	m2	
ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF A,B AND C [52]				
EXISTING RAINWATER INSTALLATION : INTERNALLY : SURVEY & CONDITION REPORT				
Carry out a Survey and compile a Condition Report of the existing internal rainwater system throughout the building; provide copy to the Employers Representative / Architect / Consulting Engineer				
Internally				
D	generally	1	no	
ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY				
uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres; pipework and supports self coloured black; installation in accordance with manufacturers instructions; all to Architects Drawing No.P23-011-T-101,102,103 & Specification				
Internally; Roof A				
E	450mm. long vertical drop; 100mm. diameter	7	no	

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF A,B AND C [52] (Cont) ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Internally; Roof A				
A	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 450mm. long to 100mm. diameter pipework	7	no	
B	extra; 90 degree bend; 100mm. diameter	7	no	
C	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; to 100mm. diameter 90 degree bend	7	no	
D	2500mm. long horizontal length; 100mm. diameter	7	no	
E	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 2500mm. long to 100mm. diameter pipework	7	no	
F	extra; 41 x 41mm. adjustable slotted pipe support brackets (every 2.5m. length) to existing pipe including soffit support channel, hanger support, M10 threaded bar and nuts and pipe brackets; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	21	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/32	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF A,B AND C [52] (Cont) ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Internally; Roof A				
A	extra; connect to existing branch; cut part existing 100mm. downpipe-2 and install new connection junctions fully sealed to receive existing vertical and new horizontal 100mm. diameter pipework; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	7	no	
Internally; Roof B				
B	450mm. long vertical drop; 100mm. diameter	1	no	
C	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 450mm. long to 100mm. diameter pipework	1	no	
D	extra; 90 degree bend; 100mm. diameter	1	no	
E	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; to 100mm. diameter 90 degree bend	1	no	
F	2500mm. long horizontal length; 100mm. diameter	1	no	
G	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 2500mm. long to 100mm. diameter pipework	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/33	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF A,B AND C [52] (Cont) ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Internally; Roof B				
A	extra; 41 x 41mm. adjustable slotted pipe support brackets (every 2.5m. length) to existing pipe including soffit support channel, hanger support, M10 threaded bar and nuts and pipe brackets; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	3	no	
B	extra; connect to existing branch; cut part existing 100mm. downpipe-2 and install new connection junctions fully sealed to receive existing vertical and new horizontal 100mm. diameter pipework; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	1	no	
Externally; Roof A				
C	100mm. diameter rainwater outlet	7	no	
D	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets	7	no	
E	cutting / coring 110mm. diameter opening in existing light gauge galvanized sheet steel roof decking with trapezoidal troughs at 152mm. centres; make good structure and leave ready to receive 100mm. diameter pvc pipe drop (e/m)	7	no	
Externally; Roof B				
F	100mm. diameter rainwater outlet	1	no	
G	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/34	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF A,B AND C [52] (Cont) ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Externally; Roof B				
A	cutting / coring 110mm. diameter opening in existing light gauge galvanized sheet steel roof decking with trapezoidal troughs at 152mm. centres; make good structure and leave ready to receive 100mm. diameter pvc pipe drop (e/m)	1	no	
RAINWATER INSTALLATION REPLACEMENT : INTERNALLY uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres; pipework and supports self coloured black; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P01, 50010 P1 & Civil and Structural Specification and Architects Drawing No.P23-011-T-101,102,401,402,403,404,405,406,407,408,409,410 & Specification Internally				
B	3500-4000mm. high; roof A	24	no	
C	extra; connect to existing RW0 upstand	24	no	
D	extra; carefully take from store and reinstall existing MDF pipe surround; make good finishes disturbed; touch-up painting as required	24	no	
E	3500-4000mm. high; roof B	4	no	
F	extra; connect to existing RW0 upstand	4	no	
G	extra; carefully take from store and reinstall existing MDF pipe surround; make good finishes disturbed; touch-up painting as required	4	no	
H	5500-6000mm. high; roof C	4	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/35	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF A,B AND C [52] (Cont) RAINWATER INSTALLATION REPLACEMENT : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Internally				
A	extra; connect to existing RW0 upstand	4	no	
B	extra; carefully take from store and reinstall existing MDF pipe surround; make good finishes disturbed; touch-up painting as required	4	no	
PIPE LAGGING TO EXISTING RAINWATER SYSTEM Pipe Lagging to existing internal rainwater pipework; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-404 and Specification To existing rainwater pipework				
C	to existing 156mm. diameter outlet including associated fittings; horizontal and vertical; roofs A-B-C	110	m	
D	extra; 41 x 41mm. adjustable slotted pipe support brackets (every 2.5m. length) to existing pipe including soffit support channel, hanger support, M10 threaded bar and nuts and pipe brackets; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	81	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		18/36		
September 2026				

ALTERATIONS TO EXISTING MECHANICAL INSTALLATION [51]				
Take down and remove existing mechanical installation fittings, fixtures & accessories ; disconnect services & waste; seal inlets and outlets; make good floor and wall finishes to match existing				
<u>To existing building / siteworks</u>				
A	see Mechanical Installation as per Appendix A to the Pricing Document		Note	
B	Main Contractor Overheads and Profits		%	
C	General Attendances	1	Item	
D	Special Attendances	1	Item	
Take down and remove existing gas pipe including bends, fittings, fixtures & accessories; disconnect gas pipe-2 no.; seal inlets and outlets				
<u>To existing building</u>				
E	existing gas pipe; to external fascia cladding	57	m	
F	existing gas pipe; to flat roof & parapets; 2 no. locations	40	m	
ALTERATIONS TO EXISTING ELECTRICAL INSTALLATION [61]				
Take down and remove existing electrical installation fittings, fixtures & accessories ; disconnect services & waste; seal inlets and outlets; make good floor and wall finishes to match existing				
<u>To existing building / siteworks</u>				
G	see Electrical Installation as per Appendix B to the Pricing Document		Note	
H	Main Contractor Overheads and Profits		%	
J	General Attendances	1	Item	
K	Special Attendances	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/37	To Collection €	NIL

<u>(Cont) ALTERATIONS TO EXISTING ELECTRICAL INSTALLATION [61]</u>				
Carefully take down and remove existing external light fittings fixed to existing external cladding; disconnect cable wiring, etc.; seal openings as necessary; make good wall background finishes to match existing; store fittings on site for later reuse				
<u>To existing building:external</u>				
A	350mm. diameter external lights fixed to high level external cladding	18	no	
Take down and remove existing external compressors including fixing bracket fixed to existing external cladding; disconnect cable wiring, etc.; seal openings as necessary; make good wall background finishes to match existing; store fittings on site for later reuse				
<u>To existing building:external</u>				
B	900 x 750mm. units fixed to high level external cladding	1	no	
Take down and remove existing external PA speaker including supporting post fixed to existing external cladding; disconnect cable wiring, etc.; seal openings as necessary; make good wall background finishes to match existing; store fittings on site for later reuse				
<u>To existing building:external</u>				
C	3000mm. high post fixed to high level external cladding	1	no	
<u>ALTERATIONS TO EXISTING ELECTRICAL INSTALLATION [61] LIGHTENING CONDUCTOR</u>				
Take up and remove existing external Lightning Conductor system; disconnect wiring, etc.; seal openings as necessary; make good wall background finishes disturbed to match existing				
<u>To existing building:external</u>				
D	to parapet; roof A+	22	m	
E	extra; to external walls; vertical	4	m	

(Cont) ALTERATIONS TO EXISTING ELECTRICAL INSTALLATION [61] LIGHTENING CONDUCTOR (Cont) Take up and remove existing external Lightning Conductor system; disconnect wiring, etc.; seal openings as necessary; make good wall background finishes... (Cont) To existing building:external			
A	to parapet; roof A	203	m
B	extra; to external walls; vertical	26	m
C	to parapet; roof A courtyard	29	m
D	extra; to external walls; vertical	8	m
E	to parapet; roof A/B	36	m
F	extra; to external walls; vertical	8	m
G	to parapet; roof A/C	15	m
H	extra; to external walls; vertical	3	m
J	to parapet; roof B	14	m
K	extra; to external walls; vertical	4	m
L	to parapet; roof B/E	14	m
M	extra; to external walls; vertical	1	m
N	to parapet; roof C	87	m
P	extra; to external walls; vertical	9	m
<u>ASBESTOS REFURBISHMENT SURVEY REPORT</u> Examine and complete all actions recommended by 'Asbestos Refurbishment Survey Report', by OHSS Safety Consultants <u>To existing building</u>			
Q	generally; areas A-B-C	1	no
R	remove all identified asbestos materials from site to an appropriate approved site which has a current Specialist Waste Licence or Specialist Waste Permit for the Disposal of Asbestos in accordance with the 'Waste Management Act 1996' and comply with all current EPA regulations and current legislation	1	no

<u>PROTECT EXISTING STRUCTURE, COMPLETIONS, FINISHES, SERVICES & FITTINGS</u>				
Provide for protecting existing during the course of the works				
A	building structure; areas A-B-C	1	Item	
B	building completions; areas A-B-C	1	Item	
C	building finishes; areas A-B-C	1	Item	
D	building services; areas A-B-C	1	Item	
E	building fittings; areas A-B-C	1	Item	
F	incoming services & utilities; areas A-B-C	1	Item	
<u>LOOSE FURNITURE, FIXTURES, FITTINGS & EQUIPMENT</u>				
Provide for temporary removal and storage of all loose furniture, fixtures, fittings and equipment where impacted by the contract works				
G	generally; areas A-B-C	1	Item	
Provide for relocation of all loose furniture, fixtures, fittings and equipment upon completion of the contract works				
H	generally; areas A-B-C	1	Item	
<u>VOLUME A2 WORKS REQUIREMENTS : General Requirements</u>				
J	The following is a 'Schedule of Miscellaneous Works' contained within Volume A2 P23-011 Roofing Upgrade Works and Specification		note	
A. Services from plant obstructing extending new cladding				
K	allow for careful demounting of existing 200 mm galvanized tube from junction at wall into collector machine; carefully set aside and protected during works. (Ensure that this is not required during school hours.)	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/40	To Collection €	NIL

(Cont) VOLUME A2 WORKS REQUIREMENTS : General Requirements					
(Cont) A. Services from plant obstructing extending new cladding					
A	adjusted pipe and refit once new cladding is fitted; this will include three new 90° bends, and new straight tube of same design as existing full length circa 3 m.; this is to include all fixing brackets are complete ; allow for providing of neoprene gasket seal at junction of tube and wall	1	no		
B	Allow for recommissioning of unit and confirmation that all is working correctly	1	no		
B. Pads required for roof mounted compressors					
C	allow for all existing compressor units which are being carefully demounted and then remounted and recommissioned	1	no		
D	allow for additional new vibro mats large strip c.1000 X 500 or similar in addition to existing pads under all existing compressor units	1	no		
C. Pipe to be redirected over higher parapet - extended to outlet					
E	during the works allow for the careful demounting of the existing rainwater downpipe noted above externally; allow for coring new hole c125mm diameter in external wall to interior approximately 300 mm higher over existing outlet point	1	no		
F	internally allow for opening of existing pipe box, redirecting existing downpipe with 2X90° bends and 100 mm pipe total c 800mm in external grade black pvc pipe from existing location through new wall core to exterior	1	no		
G	allow for new pipe run from consisting of 3X 90° bends and 100 mm external grade black PVC pipe length circa 1.5 m to bring water back onto lower roof in similar route to existing; allow for a sturdy fixings that each turn to hold pipe in place	1	no		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/41	To Collection €	NIL	

(Cont) VOLUME A2 WORKS REQUIREMENTS : General Requirements				
(Cont) C. Pipe to be redirected over higher parapet - extended to outlet				
A	allow for construction of 0.7 mm pressed metal box section approximately 120 X1 20+ fixing plates circa 50 mm along the entire length of pipe from outlet in wall to outlet on lower roof complete; the purpose of this metal box is to protect the pipe	1	no	
B	allow for repair of internal box within the building and making good to match existing including decoration	1	no	
C	allow for making good of wall where core is made, sealing of opening with flexible neoprene seal securely fixed to wall and to pipe	1	no	
D	allow for commissioning and testing of pipework to ensure that there are no leaks	1	no	
D. SVP encroaching on new cladding - to be moved				
E	during roof works, allow for careful demounting of existing soil vent pipe. Internally allow for access, demounting of sufficient number of existing ceiling tiles to facilitate the work and reinstatement on completion	1	no	
F	allow for coring of new hole setback circa 300 mm in existing metal deck to facilitate relocating the soil vent pipe; allow for repair of existing hole in roof cladding to match existing	1	no	
G	allow for replacement of existing pipe to include 2 number 90° angles and new vertical pipe with event, similar to existing 100 mm diameter connecting back into existing soil vent pipe internally	1	no	
H	detailing of roof material to adjusted the soil vent pipe as specified elsewhere for soil vent pipe	1	no	
J	allow for commissioning and testing of soil vent pipe to allow that there is no leaks internally at joints	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		18/42	To Collection €	NIL

B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	18/43	To Collection €	NIL
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COLLECTION				
Page No. 18/1				NIL
Page No. 18/2				NIL
Page No. 18/3				NIL
Page No. 18/4				NIL
Page No. 18/5				NIL
Page No. 18/6				NIL
Page No. 18/7				NIL
Page No. 18/8				NIL
Page No. 18/9				NIL
Page No. 18/10				NIL
Page No. 18/11				NIL
Page No. 18/12				NIL
Page No. 18/13				NIL
Page No. 18/14				NIL
Page No. 18/15				NIL
Page No. 18/16				NIL
Page No. 18/17				NIL
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Page No. 18/19				NIL
Page No. 18/20				NIL
Page No. 18/21				NIL
Page No. 18/22				NIL
Page No. 18/23				NIL
Page No. 18/24				NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				
18/44				

COLLECTION Page No. 18/25 Page No. 18/26 Page No. 18/27 Page No. 18/28 Page No. 18/29 Page No. 18/30 Page No. 18/31 Page No. 18/32 Page No. 18/33 Page No. 18/34 Page No. 18/35 Page No. 18/36 Page No. 18/37 Page No. 18/38 Page No. 18/39 Page No. 18/40 Page No. 18/41 Page No. 18/42 Page No. 18/43 ELEMENT NO.[-0] ALTERATIONS TO EXISTING BUILDING : A-B-C-MISCELLANEOUS Carried to Summary				NIL NIL
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026	18/45			

ALTERATIONS TO EXISTING BUILDING : D-E-F

ISSUE FOR TENDER

ELEMENT NO.[-0] ALTERATIONS TO EXISTING BUILDING : D-E-F			
<u>DRAWINGS</u>			
A	The contractor is referred to the locational drawings (see Volume A) which accompany the Pricing Document (Volume C)	1	Item
<u>TESTING</u>			
B	Testing materials as required by the specification for this element including all necessary testing equipment, moulds, delivery and collection charges, testing fees and charges	1	Item
<u>SAMPLES</u>			
C	Provide samples of finished work for approval by the Employers Representative, Architect or Consulting Engineer(s)	1	Item
<u>ELEMENT DRAWINGS</u>			
D	The contractor is referred to all tender documentation included in Volume A	1	Item
<u>INFORMATION AND GENERAL ITEMS</u>			
Drawings of Existing Building			
E	Drawings of the existing building are available for the general information only of the contractor. Such drawings are not represented as being 'as-built' or 'as is' drawings and the contractor is cautioned that these drawings may not reflect the actual construction encountered on site	1	Item
F	The Contractor should refer to services drawings for locations of existing electrical, mechanical, telephone, water and drainage services. Such drawings are not represented as being 'as-built' or 'as is' drawings and the contractor is cautioned that these drawings may not reflect the actual construction encountered on site	1	Item
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/1	To Collection €
			NIL

(Cont) INFORMATION AND GENERAL ITEMS				
(Cont) Drawings of Existing Building				
A	The contractor should immediately upon taking possession of the site carry out a survey of all existing underground services ; on completion the contractor should provide three copies of survey drawings and any additional documentation to Consulting Engineers	1	Item	
B	The contractor should immediately upon taking possession of the site carry out a survey of all existing structures, site and surrounding area; on completion the contractor should provide three copies of survey drawings and any additional documentation to Employers Representative	1	Item	
Specifications				
C	The Contractor should refer to the general specifications and in particular to Bluett and O'Donoghue Architects, Demolition Specification and Will Rudd Davidson Consulting Engineers Demolition Specification	1	Item	
NOTES				
The following works will be in the existing building and contractors should allow for all double handling of plant, scaffolding, tools and materials, as required. Contractor should also allow for additional insurance requirements and additional labour costs, which should be reflected in the rates for this section				
D	Contractors should carefully examine the site, Architectural, Structural and Services Drawings & Specifications provided and satisfy himself fully of the type, nature and quantity of the work involved.	1	Item	
E	Contractors must submit to the Consulting Engineer temporary works, general arrangement drawings and design calculations in respect of any temporary supports of adjoining buildings in full accordance with their specification	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/2	To Collection €	NIL

(Cont) NOTES				
(Cont) The following works will be in the existing building and contractors should allow for all double handling of plant, scaffolding, tools and materials...				
A	Demolition work is to be most carefully executed in accordance with the Specification and the Contractor shall take all necessary precautions to safeguard workmen., employees, neighbouring residents etc., and to prevent damage to the existing properties, including all services, access routes and the like upon which the existing buildings are dependent. The Contractors attention is drawn to the fact that neighbouring buildings may continue to be occupied and/or used throughout the demolition and building works and all necessary precautions must be taken to ensure that there is no disruption caused to neighbours	1	Item	
B	The Contractor shall provide all necessary barrows, hoardings, scaffolding, dust screens, chutes and the like and keep all debris well watered to prevent dust. All debris shall be removed as quickly as possible and the existing areas adjacent to the work shall be kept clean and tidy at all times. The Contractor shall acquaint himself fully with the nature, and extent in connection with the work to be carried out.	1	Item	
C	The Contractor shall ensure that the demolition site is adequately secured against trespass during and outside normal working hours	1	Item	
D	The Contractor, before submitting his/her tender, is deemed to have visited the site and ascertained the nature and extent of the demolitions and the conditions under which the work will have to be executed	1	Item	
E	The Contractor is deemed to acquaint himself/herself with the existing building construction for demolition purposes. Any additional costs are deemed to be included in the rates	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/3	To Collection €	NIL

(Cont) NOTES				
(Cont) The following works will be in the existing building and contractors should allow for all double handling of plant, scaffolding, tools and materials...				
A	The programming and sequencing of the demolition works is at the discretion of the Contractor. Safety is paramount and the Contractor must ensure that all surrounding residents and neighbouring buildings are protected from the construction works at all times. No demolition works are to commence until the site boundary has been adequately set up and secured	1	Item	
B	Demolitions work shall be carried out in accordance with BS.2187 and the British Standard Code of Practice No.6167:1982 (a copy of which may be inspected at the office of the Client Engineer). Notwithstanding the provisions of the Code of Practice the works shall be carried out in accordance with all Statutory or Local Authority requirements, including those of the Dangerous Buildings Section of the relevant Local Authority	1	Item	
C	The Contractors shall provide and maintain, during the execution of all the works, all the necessary shoring, strutting, needling and other supports, and shall take all other precautions or adopt such other expedient as may be necessary to preserve the stability of the buildings, whether new or existing, the subject of this contract, and all of the other property including that of adjoining owners that may in any way be endangered or affected by the works required to be executed under this Contract. The Contractor shall protect all the same against damage and/or settlement, and no part of these protective measures shall be taken down or removed until all risk of damage and/or settlement is past. All work involving risk of damage and/or settlement to the building is to be executed by the Contractor in such portions as will minimize risk as far as possible. The layout of any permanent shoring shall be constructed with the least possible interference	1	Item	

EXISTING SITE SERVICES and REPORTS				
A	The Contractors should prior to commencement of demolition works arrange with appropriate authorities for the location and marking of the position of mains services and as required, the disconnection of all services and removal of all fittings and equipment, such as switch boards, telegraph poles, etc.	1	Item	
B	The Contractor must supply a power generator on site for the duration of the contract, to prevent possible disruption in times of main power failure	1	Item	
C	The Contractors attention is drawn to the fact that there are existing storm and foul sewer services and electrical, gas and communication services on the site. Removing redundant services have not been measured and the contractor shall include for all costs associated with moving redundant services met during excavations	1	Item	
D	The Contractor is responsible for working around, protecting, maintaining and relocating as necessary the existing electrical, telephone, water and drainage services identified on survey drawings, tender documents, or those services encountered by the contractor during the works, not previously identified on the site plans	1	Item	
Contractors Method Statement				
<u>The Contractor is to submit a comprehensive detailed method statement for the Employers Representative [ER] / Architects / Consulting Engineers approval. The method statement is to include for :-</u>				
E	(a) Providing for procurement of license including all associated fees, provide and fix adequate hoarding to all site boundaries as instructed by the ER / Architect.	1	Item	
F	(b) Monitoring of noise and vibration levels (contractor to liaise with ER / Architect / Consulting Engineer for all monitoring, to ensure compliance with levels set out in Planning Permission Conditions).	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € 19/5 NIL

(Cont) EXISTING SITE SERVICES and REPORTS (Cont) Contractors Method Statement (Cont) The Contractor is to submit a comprehensive detailed method statement for the Employers Representative [ER] / Architects / Consulting Engineers...				
A	(c) Photographic and structural survey prior to beginning and appropriate stages of the works as requested by the Design Team.	1	Item	
B	(d) Establishing an objective clear record of conditions and circumstances that exist prior to construction, including noise levels and vibration levels of the receiving environment.	1	Item	
C	(e) Contractors proposed sequencing and methodology for the demolition work proper.	1	Item	
D	(f) Contractors proposed method of removal of any toxic or hazardous materials found during the demolition works.	1	Item	
E	(g) Contractors identification and location of any services above and below ground.	1	Item	
F	(h) Contractors identification and location of any features of historical, archaeological or geological importance.	1	Item	
G	(i) Any other items included in this section of the Pricing Document and/or which the contractors expertise ought reasonably be expected to identify.	1	Item	
H	(j) Contractors proposed method of retaining all boundary walls unless indicated otherwise, trees, hard standings etc. as indicated on Architects Drawings during the demolition works.	1	Item	
J	(k) Contractors proposed method of providing all attendances required by Archaeologist and/or Conservation Architect.	1	Item	

(Cont) EXISTING SITE SERVICES and REPORTS				
Preparation of Method Statement and all coordination associated therewith.				
<u>Contractors Method Statement and Pricing</u>				
A	The contractor shall take account of the requirements of his / her method statement when pricing the measured work items described throughout this section and shall include the cost of any such requirements in his/her unit rate or item pricing.	1	Item	
Noise Controls & Monitoring				
B	Provide for monitoring and recording noise levels throughout the entire duration of the works; contractor to appoint a recognized qualified sound consultant for all monitoring and reporting; conform with Bluettt and O'Donoghue Architects Drawings & Specification and Will Rudd Davidson Consulting Engineers Drawings & Specification and contractors proposed method statement; include for establishing and recording normal background levels three (3) weeks prior to commencement of the works	1	Item	
C	The Contractor is comply with levels set out in Planning Permission Conditions to avoid giving grounds for complaints from adjoining owners or Local Authority Enforcement Officer(s) on the score of excessive vibration and / or noise caused by the use of compressors or demolition equipment. If such complaints arise, the Architect may instruct the Contractor to alter work practices as necessary or to carry out work, which is giving rise to such complaints at night time or over the weekend without extra cost to the Employer	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/7	To Collection €	NIL

(Cont) EXISTING SITE SERVICES and REPORTS				
Dust Controls & Monitoring				
A	Provide for monitoring and recording dust levels throughout the entire duration of the works; contractor to appoint a recognized qualified consultant for all monitoring and reporting; conform with Bluett and O'Donoghue Architects Drawings & Specification and Will Rudd Davidson Consulting Engineers Drawings & Specification and contractors proposed method statement; include for establishing and recording normal background levels three (3) weeks prior to commencement of the works	1	Item	
B	The Contractor is comply with levels set out in legalization referenced in Architect Specification and Planning Permission Conditions to avoid giving grounds for complaints from adjoining owners or Local Authority Enforcement Officer(s) on the score of excessive vibration and / or noise caused by the use of compressors or demolition equipment. If such complaints arise, the Employers Representative / Architect may instruct the Contractor to alter work practices as necessary or to carry out work, which is giving rise to such complaints at night time or over the weekend without extra cost to the Employer	1	Item	
Vibration Controls & Monitoring				
C	Provide for monitoring and recording vibration levels throughout the entire duration of the works; contractor to appoint a recognized sound consultant for all monitoring and reporting; conform with Bluett and O'Donoghue Architects Drawings & Specification and Will Rudd Davidson Consulting Engineers Drawings & Specification and contractors proposed method statement; include for establishing and recording normal background levels three (3) weeks prior to commencement of the works	1	Item	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/8	To Collection €	NIL

(Cont) EXISTING SITE SERVICES and REPORTS				
(Cont) Vibration Controls & Monitoring				
A	The Contractor is comply with levels set out in Planning Permission Conditions to avoid giving grounds for complaints from adjoining owners or Local Authority Enforcement Officer(s) on the score of excessive vibration and / or noise caused by the use of compressors or demolition equipment. If such complaints arise, the Architect may instruct the Contractor to alter work practices as necessary or to carry out work, which is giving rise to such complaints at night time or over the weekend without extra cost to the Employer	1	Item	
DEMOLITIONS & REMOVALS [-0]				
WASTE MANAGEMENT				
B	Remove all demolitions, removals and excavated material from site to an appropriate approved site which has a current Waste Licence or Waste Permit in accordance with the 'Waste Management Act 1996' and comply with all current EPA regulations and current legislation; roofs A-B-C	1	Item	
C	Provide verification of compliance and quantity disposed to Employers Representative / Architect / Consulting Engineer(s)	1	Item	
REMOVALS : SUSPENDED CEILINGS [35]				
Take down and remove existing suspended ceiling tiles and retain existing associated grid system; making good structure disturbed; leave ready to receive new suspended ceiling system tiles (e/m); all to detail as Architects Document No.P23-011 Ceiling Tiles - Rooflight Interface - Outlets SW Pipes and Insulation and Specification				
<u>To L00</u>				
D	over 300mm. wide; 600 x 600mm. tiles; area D	2	m2	
E	over 300mm. wide; 1200 x 600mm. tiles; area D	41	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/9	To Collection €	NIL

(Cont) REMOVALS : SUSPENDED CEILINGS [35] (Cont) Take down and remove existing suspended ceiling tiles and retain existing associated grid system; making good structure disturbed; leave ready to receive... (Cont) To L00				
A	over 300mm. wide; 600 x 600mm. tiles; area E	17	m2	
B	over 300mm. wide; 1200 x 600mm. tiles; area E	85	m2	
C	over 300mm. wide; 600 x 600mm. tiles; area F	16	m2	
D	over 300mm. wide; 1200 x 600mm. tiles; area F	187	m2	
REMOVALS : ROOF COMPLETIONS [37] Carefully demount, take up and remove existing rooflights including upstands supports and trims; carefully store on site for later re-use; removal of rooflight kerb e/m; all to detail as Architects Drawing No.P23-011-T-101, 402 [detail 05] & Specification, Rooflights & Architects Document Roof Ventilators Specification and Specification To L01				
E	1400 x 1400mm. plan size; roof E	17	no	
F	extra; remove existing rooflight shaft lining to ceiling level	82	m2	
G	1400 x 1400mm. plan size; roof F	4	no	
H	extra; remove existing rooflight shaft linings to ceiling level	19	m2	
J	1400 x 1400mm. plan size; CRL to be closed up; roof D	1	no	
K	extra; remove existing rooflight shaft linings to ceiling level	5	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/10	To Collection €	NIL

(Cont) REMOVALS : ROOF COMPLETIONS [37]

Take up and remove existing ventilators AOV including de-mounting, disconnect and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification

To L01

A 1600 x 1600mm. plan size; roof E 5 no

B 1600 x 1600mm. plan size; roof F 1 no

Take up and remove existing ventilators EF including de-mounting, disconnect and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification

To L01

C 500 x 500mm. plan size; roof E 8 no

D 500 x 500mm. plan size; roof F 2 no

Take up and remove existing ventilators SVP including de-mounting and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification

To L01

E 150mm. diameter; roof D 1 no

F 150mm. diameter; roof E 2 no

Take up and remove existing ventilators HV1 including de-mounting, disconnect and decommissioning; carefully store on site for later re-use; all to detail as Architects Drawing No.23-011-T-101,406 Architects Document No.P23-011 Rooflights & Roof Ventilators and Specification

To L01

G 1500 x 300mm. plan size; HV-02; roof F 1 no

REMOVALS : WALL FINISHES EXTERNALLY [41]				
Take down and remove existing external wall cladding finishes including trimmers, etc. and all associated railings, brackets and fixings; provide any necessary temporary supports; making good structure disturbed; leave existing external concrete wall ready to receive new wall finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,201,202,203,402,403,404-405,406,407,408,409,410 & Specification				
<u>To existing external walls</u>				
A	over 300mm. wide; roof F (part)	33	m2	
Take down and remove existing external wall guarding including galvanized frame security barrier, profiled metal sheeting and fixings; provide any necessary temporary supports; making good structure disturbed; leave existing external concrete wall ready to receive new wall finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,404 [detail 03] & Specification				
<u>To existing external walls</u>				
B	7294 x 1500mm. high; roof E	1	no	
REMOVALS : ROOF FINISHES [47]				
Wash clean existing flat roof pvc membrane to remove debris, dirt, biological growth, loose material and contaminants; slice / slit the existing membrane in a controlled manner to relieve membrane tension, prevent bridging and assist in the release of any trapped moisture or vapour pressure within the retained build-up; provide any necessary temporary supports; making good structure disturbed; leave existing roof membrane ready to receive new roof finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,201,202,203,402,403,404-405,406,407,408,409,410 & Specification and Architects Document No.P23-011 Roof finishes and outlets and Specification				
<u>To existing warm roof system</u>				
C	over 300mm. wide; roof D	240	m2	

(Cont) REMOVALS : ROOF FINISHES [47] (Cont) Wash clean existing flat roof pvc membrane to remove debris, dirt, biological growth, loose material and contaminants; slice / slit the existing membrane in a... (Cont) To existing warm roof system				
A	extra; remove existing RW outlet; leave existing 150mm. diameter upstand pipe ready to receive new RW outlet	4	no	
B	over 300mm. wide; roof E	879	m2	
C	extra; remove existing RW outlet; leave existing 150mm. diameter upstand pipe ready to receive new RW outlet	9	no	
D	over 300mm. wide; roof F	1186	m2	
E	extra; remove existing RW outlet; leave existing 150mm. diameter upstand pipe ready to receive new RW outlet	12	no	
REPAIRS : ROOF FINISHES [47] Cutting to isolated areas of existing roof membrane to expose existing roof insulation where ponding occurs; cutting and remove exposed areas of roof insulation as before described; cutting and install new roof TR27/Tr47 PIR insulation to eliminate ponding; close over roof membrane apply welded seams; leave ready to receive new layer of roof membrane (e/m); exact locations of repairs to be agreed on site with Architect as opening up is undertaken; all to detail as Architects Document No.P23-011 Roof finishes and outlets and Specification To existing warm roof system				
F	over 300mm. wide; roof D (7% allowed)	17	m2	
G	over 300mm. wide; roof E (7% allowed)	62	m2	
H	over 300mm. wide; roof F (7% allowed)	83	m2	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		19/13		
September 2026				

(Cont) REPAIRS : ROOF FINISHES [47]				
Take up and remove existing flat roof finishes prefabricated profiles, PVC laminated metal trims; provide any necessary temporary supports; making good structure disturbed; leave existing roof decking / external walls ready to receive new roof profiles, etc. (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,201,202,203,402,403,404-405,406,407,408,409,410 & Specification and Architects Document No.P23-011 Roof finishes and outlets and Specification				
<u>To existing flat roofs</u>				
A	parapet upstand skirtings; 275mm. girth, bends-5; Roof D	71	m	
B	parapet upstand skirtings; 275mm. girth, bends-5; Roof E	120	m	
C	parapet upstand skirtings; 275mm. girth, bends-5; Roof F	196	m	
D	parapet upstand skirtings; 275mm. girth, bends-5; Roof D-E	29	m	
E	parapet upstand skirtings; 275mm. girth, bends-5; Roof F-F+	14	m	
Take up and remove existing flat roof finishes pressed metal parapet cappings; making good structure disturbed; leave existing concrete external walls ready to receive new roof finishes (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,201,202,203,402,403,404-405,406,407,408,409,410 & Specification and Architects Document No.P23-011 Roof finishes and outlets and Specification				
<u>To existing metal decking / external wall junction</u>				
F	parapet cappings; 500mm. girth, bends-2; Roof D	71	m	
G	parapet cappings; 500mm. girth, bends-2; Roof E	120	m	
H	parapet cappings; 500mm. girth, bends-2; Roof F	196	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/14	To Collection €	NIL

(Cont) REPAIRS : ROOF FINISHES [47] (Cont) Take up and remove existing flat roof finishes pressed metal parapet cappings; making good structure disturbed; leave existing concrete external walls ready... (Cont) To existing metal decking / external wall junction				
A	parapet cappings; 500mm. girth, bends-2; Roof D-E	29	m	
B	parapet cappings; 500mm. girth, bends-2; Roof F-F+	14	m	
Take up and remove existing guardrails to flat roof; making good structure disturbed; leave ready to receive new roof guardrails (e/m); all to detail as Architects Drawing No.P23-011-T-101, 102,402, 403, 404 & Specification and Architects Document No.P23-011 Roof finishes and outlets and Specification To existing parapets				
C	parapet guardrail; Roof E	7.50	m	
REMOVALS : DRAINAGE & REFUSE DISPOSAL [52] Take down and remove existing internal 156mm. RW downpipe; provide any necessary temporary supports; making good structure disturbed; leave existing upstand ready to receive new outlet (e/m); all to detail as Architects Drawing No.P23-011-T-101,102,201,202,203,402,403,404-405,406,407,408,409,410 & Specification Internally				
D	3500-4000mm. high; roof D	4	no	
E	extra; carefully remove existing MDF pipe surround and store on site for later reuse	4	no	
F	3500-4000mm. high; roof E	4	no	
G	extra; carefully remove existing MDF pipe surround and store on site for later reuse	4	no	
H	3500-4000mm. high; roof F	12	no	
J	extra; carefully remove existing MDF pipe surround and store on site for later reuse	12	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/15	To Collection €	NIL

ALTERATIONS TO EXISTING EXTERNAL WALLS [21]				
CONCRETE PATCH REPAIRS				
Clean and prepare existing damaged areas of concrete; patch repair in enhanced grout; Fosroc Renderoc or equivalent; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers 'Structural Condition Overview' : 4.0 Repair Notes & Civil and Structural Specification				
<u>To existing concrete frame</u>				
A	100 x 100 x 50mm. patch repairs; in 10 no. separate locations; area D-E-F	10	no	
GUARDING				
Guarding barrier frame; frame comprising 100 x 100 x 8mm. galvanized RHS member and 10mm. thick base plate 250 x 250mm. including fixing to top of existing concrete wall in chemical anchor bolts (e/m); installation in accordance with manufacturers instructions; all to detail as Architects Drawing No.P23-011-T-404 [detail 03] & Specification				
<u>To parapet walls</u>				
B	7294 x 1500mm. high (1200mm. high exposed); roof E	1	no	
C	extra; M12 x 110 HILTI HIT-HY270 anchors embedded in top of existing concrete parapet walls	32	no	
D	extra; hat arrangement in 45 degree 70mm. length with 3mm. plate full profile; all to detail as Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-2000 rev.P01 & Specification	8	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/16	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING EXTERNAL WALLS				
[21]				
DRAINAGE & REFUSE DISPOSAL				
Form core opening in existing 360mm. thick external concrete wall; core formed at angle to facilitate new rainwater outlet (e/m); making good structure disturbed; leave existing concrete external walls ready to receive new rainwater outlet (e/m); all to detail as Architects Drawing No.P23-011-T-101, 102,402, 403, 404 [detail 02] & Specification				
A	120mm. diameter core	6	no	
Form core opening in existing 360mm. thick external concrete wall; core formed at angle to facilitate new rainwater outlet (e/m); making good structure disturbed; leave existing concrete external walls ready to receive new rainwater outlet (e/m); all to detail as Architects Drawing No.P23-011-T-101, 102,402, 403, 404 [detail 02] & Specification				
B	100mm. diameter	6	no	
ALTERATIONS TO EXISTING SUSPENDED CEILINGS				
[35]				
SUSPENDED CEILING SYSTEM WITH SUPPORTING METALWORK				
Alterations to existing rooflight shaft opening / lining; all to detail as Architects Drawing No.P23-011-T-402 [detail 06] & Specification				
To roof D				
C	re-trim existing suspended ceiling opening to match existing suspended ceiling grid; 1200 x 1200mm. plan size; in 1 no. separate location	5	m	
D	in-fill new suspended ceiling grid and tiles to match existing; 1200 x 1200mm. plan size; in 1 no. separate location	1	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/17	To Collection €	NIL

ALTERATIONS TO EXISTING ROOF COMPLETIONS [37]			
Take up and remove existing 75 x 75mm. reinforced concrete rooflight kerb to existing metal decking; provide any necessary temporary supports; making good structure disturbed; leave ready to receive new kerb / supports (e/m); all to detail as Architects Drawing No.P23-011-T-402 [detail 05,06] & Specification <u>To existing flat roofs</u>			
A	remove rooflight kerb; roof E	95	m
B	remove rooflight kerb; roof F	22	m
C	remove rooflight kerb; CRL to be closed up; roof D	6	m
D	remove AOV kerb; roof E	28	m
E	remove AOV kerb; roof F	6	m
F	remove EF kerb; roof E	45	m
G	remove EF kerb; roof F	11	m
Take up and remove existing Zeta channel trimmers forming rooflight kerb to existing metal decking; provide any necessary temporary supports; making good structure disturbed; leave ready to receive new kerb / supports (e/m); all to detail as Architects Drawing No.P23-011-T-402 [detail 05,06] & Specification <u>To existing flat roofs</u>			
H	remove rooflight kerb; roof E	95	m
J	remove rooflight kerb; roof F	22	m
K	remove rooflight kerb; CRL to be closed up; roof D	6	m
L	remove AOV kerb; roof E	28	m
M	remove AOV kerb; roof F	6	m
N	remove EF kerb; roof E	45	m
P	remove EF kerb; roof F	11	m

(Cont) ALTERATIONS TO EXISTING ROOF COMPLETIONS [37]					
Trim existing openings in 150mm. ZETA channels; fixed between and connecting to existing roof structure members; all to detail as Architects Drawing No.P23-011-T-402 [detail 9] & Specification and Consulting Engineers 'Structural Condition Overview' : 4.0 Repair Notes and Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-2000 rev.P01 & Civil and Structural Specification To existing flat roofs; closing up rooflight openings					
A	1500 x 1400mm. former rooflight opening; roof D	1	no		
To existing flat roofs; rooflight openings					
B	remove rooflight kerb; roof E	95	m		
C	remove rooflight kerb; roof F	22	m		
D	remove rooflight kerb; CRL to be closed up; roof D	6	m		
E	remove AOV kerb; roof E	28	m		
F	remove AOV kerb; roof F	6	m		
G	remove EF kerb; roof E	45	m		
H	remove EF kerb; roof F	11	m		
In-fill existing openings; metal decking to match existing including connecting and fixing to existing metal decking roofing; all to detail as Architects Drawing No.P23-011-T-402 [detail 05,06] & Specification and Consulting Engineers 'Structural Condition Overview' : 4.0 Repair Notes and Consulting Engineers Drawing No.G9404-WRD-ZZ-ZZ-DR-S-2000 rev.P01 & Civil and Structural Specification Replacement decking shall be provided to the various locations in full sheets only (no cutting / provision of part sheets) including self-tapping threaded fixings to existing steel strata					
J	1500 x 1400mm. former rooflight opening; roof D	1	no		
B.I.F.E Roof Upgrade Works				To Collection €	
Volume C Pricing Document				NIL	
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(Cont) ALTERATIONS TO EXISTING ROOF COMPLETIONS [37]				
(Cont) In-fill existing openings; metal decking to match existing including connecting and fixing to existing metal decking roofing; all to detail as...				
<u>In-fill existing openings in 22mm. marine grade plywood at existing / new metal decking roofing; all to detail as Architects Drawing No.P23-011-T-402 [detail 05,06] & Specification</u>				
A	1500 x 1400mm. former rooflight opening; roof D	1	no	
ALTERATIONS TO EXISTING EXTERNAL WALL FINISHES [41]				
Hack off and remove part existing external render / plinth; provide any necessary temporary supports; making good structure disturbed; leave ready to receive new wall and roof finishes (e/m); all to detail as Architects Drawing No.P23-011-T-402 [detail 07,08] & Specification				
<u>To external walls</u>				
B	over 300mm. wide; in eight (8) separate locations	137	m2	
C	extra; saw-cutting to edge of external render removal	65	m	
IN-SITU FINISHES				
<u>Plaster; sand coat cement and sand (1:3); two float coats cement, lime, sand (1:1:6); wood float to a napp finish; render to a total thickness of 25mm.; all in accordance with BS.5262; all to detail as Architects Drawing No.P23-011-T-402 [detail 3+4] & Specification</u>				
<u>20mm. work; to walls; to existing concrete or blockwork base</u>				
D	over 300mm. wide; in eight (8) separate locations	137	m2	
E	extra; forming bellcast over plinth; horizontal; in eight (8) separate locations	36	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/20	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING EXTERNAL WALL FINISHES [41]				
(Cont) IN-SITU FINISHES				
(Cont) Plaster; sand coat cement and sand (1:3); two float coats cement, lime, sand (1:1:6); wood float to a napp finish; render to a total thickness of 25mm.; all in...				
(Cont) 20mm. work; to walls; to existing concrete or blockwork base				
A	extra; galvanized metal strip; fixed to existing blockwork; horizontal; in eight (8) separate locations	36	m	
PVC Stop beads by SAS Probead or RenderPlas or equivalent; installation with plaster dabs; working 19mm. plaster one side				
B	to bellcast over upstand plinth; horizontal ; ; in eight (8) separate locations	36	m	
ALTERATIONS TO EXISTING INTERNAL WALL FINISHES [42]				
Wash clean part existing painted walls internally; making good finishes disturbed; leave ready to receive new wall paint finishes (e/m); all to detail as Architects Drawings & Specification				
To existing fair-faced blockwork walls				
C	over 300mm. wide	458	m2	
To existing in-situ plasterwork				
D	over 300mm. wide	143	m2	
PAINTING AND DECORATING: NEW YORK INTERNALLY				
Filling as necessary; clean and dust surface; apply one (1) Colourtrend Eggshell primer and two (2) coats Colourtrend Eggshell; spray or roller applied; plaster finish; internal				
To existing fair-faced blockwork walls				
E	over 300mm. wide	458	m2	
To existing in-situ plasterwork				
F	over 300mm. wide	143	m2	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/21	To Collection €	NIL

ALTERATIONS TO EXISTING FLOOR FINISHES [43]				
Take up and remove part existing vinyl flooring including adhesive and sw skirtings; leave ready to receive new floor finishes(e/m); remove debris materials to licensed top as before described; all to detail as Architects Drawings & Specification To existing floors				
A	over 300mm. wide; corridor & classroom	132	m2	
B	extra; cutting to vinyl flooring	27	m	
C	extra; remove part existing sw skirtings	40	m	
WOODWORK				
Skirtings; 150 x 25mm. red deal; 10 x 10mm. chamfered top-1; fixing with screws at 600mm. centres; plugging to blockwork; include all mitres, stop-ends, etc.; decorate to cleaning, knotting and stopping, grain filling; one (1) coat primer prior to fixing, one (1) undercoat and two (2) finishing coat oil gloss finish <u>To blockwork walls</u>				
D	skirtings 150 x 25mm.; chamfer-1; L00	40	m	
E	extra; mitred junctions to existing / new skirtings	13	m	
FLEXIBLE SHEET FINISHINGS - VINYL				
<u>Vinyl sheet flooring; 'Forbo Marmoleum Solid' or equivalent; Dry Environment R.09 slip rating; 2.5mm. thick vinyl flooring; selected colour; hot welded seams; laying with approved adhesive; installation in accordance with manufactures instructions; protect for the duration of contract; all to detail as Architects Drawings & Specification</u> <u>To L00 existing slab</u>				
F	over 300mm. wide; L00	132	m2	
G	extra; liquid DPM sealant to eliminate drying out time to part slabs	132	m2	

A	(Cont) WOODWORK (Cont) FLEXIBLE SHEET FINISHINGS - VINYL (Cont) Vinyl sheet flooring; 'Forbo Marmoleum Solid' or equivalent; Dry Environment R.09 slip rating; 2.5mm. thick vinyl flooring; selected colour; hot welded seams;... (Cont) To L00 existing slab extra; Larsen Lartex NA or equivalent floor levelling compound; laid on existing or new concrete	132	m2		
	ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF D,E AND F [52] NEW RAINWATER OUTLETS Rainwater outlet through existing parapet wall; forming new openings elsewhere measured ; proprietary threaded spigot adapter, coupling and fully sealed welded metal sleeve to outlining system; Harmer or equivalent; fire and air stopping; non-setting silicone mastic sealing; making good finishes; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-404 [detail 02] & Specification To parapet rainwater outlets				
B	110mm. diameter outlet including associated fittings; connected to two-way outlet; 750mm. long	6	no		
C	extra; surround lining in cold bridge lagging insulation minimum 50mm. thick	6	no		
D	extra; water block, fastener and scupper waterproofing; all installation in accordance with manufacturers instructions	6	no		
E	EXISTING RAINWATER INSTALLATION : INTERNALLY : SURVEY & CONDITION REPORT Carry out a Survey and compile a Condition Report of the existing internal rainwater system throughout the building; provide copy to the Employers Representative / Architect / Consulting Engineer Internally generally	1	no		

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF D,E AND F [52]				
ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY				
uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres; pipework and supports self coloured black; installation in accordance with manufacturers instructions; all to Architects Drawing No.P23-011-T-101,102,201,202,203,402,403,404-405,406,407,408,409,410 & Specification				
Internally; Roof E				
A	450mm. long vertical drop; 100mm. diameter	3	no	
B	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 450mm. long to 100mm. diameter pipework	3	no	
C	extra; 90 degree bend; 100mm. diameter	3	no	
D	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; to 100mm. diameter 90 degree bend	3	no	
E	2500mm. long horizontal length; 100mm. diameter	3	no	
F	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 2500mm. long to 100mm. diameter pipework	3	no	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/24	To Collection €	NIL

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF D,E AND F [52] (Cont) ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Internally; Roof E				
A	extra; 41 x 41mm. adjustable slotted pipe support brackets (every 2.5m. length) to existing pipe including soffit support channel, hanger support, M10 threaded bar and nuts and pipe brackets; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	9	no	
B	extra; connect to existing branch; cut part existing 100mm. downpipe-2 and install new connection junctions fully sealed to receive existing vertical and new horizontal 100mm. diameter pipework; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	3	no	
Internally; Roof F				
C	450mm. long vertical drop; 100mm. diameter	3	no	
D	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 450mm. long to 100mm. diameter pipework	3	no	
E	extra; 90 degree bend; 100mm. diameter	3	no	
F	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; to 100mm. diameter 90 degree bend	3	no	
G	2500mm. long horizontal length; 100mm. diameter	3	no	

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF D,E AND F [52] (Cont) ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Internally; Roof F				
A	extra; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; 2500mm. long to 100mm. diameter pipework	3	no	
B	extra; 41 x 41mm. adjustable slotted pipe support brackets (every 2.5m. length) to existing pipe including soffite support channel, hanger support, M10 threaded bar and nuts and pipe brackets; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	9	no	
C	extra; connect to existing branch; cut part existing 100mm. downpipe-2 and install new connection junctions fully sealed to receive existing vertical and new horizontal 100mm. diameter pipework; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	3	no	
Rainwater outlet; FDT Vario roof outlet including Rhenofol 'C' collar; dressing to 100mm. diameter rainwater outlet compatible with roof membrane including with push fit pipe coupling to PVC O-ring socketed pipe to BS.4514 and BS.EN.1329-1; all to detail as Architects Drawing No.P23-011-T-103, 401 [detail 4] & Specification & Architects Document No.P23-011 Roof Finishes & Outlets				
Externally; Roof E				
D	100mm. diameter rainwater outlet	3	no	
B.I.F.E Roof Upgrade Works		To Collection €		NIL
Volume C Pricing Document		19/26		
September 2026				

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF D,E AND F [52] (Cont) ADJUSTMENTS TO EXISTING RAINWATER INSTALLATION : INTERNALLY (Cont) Externally; Roof E				
A	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets	3	no	
B	cutting / coring 110mm. diameter opening in existing light gauge galvanized sheet steel roof decking with trapezoidal troughs at 152mm. centres; make good structure and leave ready to receive 100mm. diameter pvc pipe drop (e/m)	3	no	
Externally; Roof F				
C	100mm. diameter rainwater outlet	3	no	
D	extra; stiffening metal plate including rainwater outlet fixings to secure; all to detail as Architects Document No.P23-011 Roof Finishes & Outlets	3	no	
E	cutting / coring 110mm. diameter opening in existing light gauge galvanized sheet steel roof decking with trapezoidal troughs at 152mm. centres; make good structure and leave ready to receive 100mm. diameter pvc pipe drop (e/m)	3	no	
RAINWATER INSTALLATION REPLACEMENT : INTERNALLY <u>uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres; pipework and supports self coloured black; installation in accordance with manufacturers instructions; all to detail as Consulting Engineers Drawing No.G9404-WRD-EX-ZZ-RD-C-50001 P01, 50010 P1 & Civil and Structural Specification and Architects Drawing No.P23-011-T-101,102,201,202,203,402,403,404-405,406,407,408,409,410 & Specification</u> Internally				
F	3500-4000mm. high; roof D	4	no	
G	extra; connect to existing RW0 upstand	4	no	

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF D,E AND F [52] (Cont) RAINWATER INSTALLATION REPLACEMENT : INTERNALLY (Cont) uPVC rainwater downpipes and fittings by Wavin or equivalent; all in accordance with BS.4514; solvent, welded joints; standard supports at 600mm. centres;... (Cont) Internally				
A	extra; carefully take from store and reinstall existing MDF pipe surround; make good finishes disturbed; touch-up painting as required	4	no	
B	3500-4000mm. high; roof E	4	no	
C	extra; connect to existing RW0 upstand	4	no	
D	extra; carefully take from store and reinstall existing MDF pipe surround; make good finishes disturbed; touch-up painting as required	4	no	
E	3500-4000mm. high; roof F	12	no	
F	extra; connect to existing RW0 upstand	12	no	
G	extra; carefully take from store and reinstall existing MDF pipe surround; make good finishes disturbed; touch-up painting as required	12	no	
PIPE LAGGING TO EXISTING RAINWATER SYSTEM <u>Pipe Lagging to existing internal rainwater pipework; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent; thickness maintained at corners, bends and fixing locations to maintain superior acoustic performance; U-value at 0.039 W/mK; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-404 and Specification</u> To existing rainwater pipework				
H	to existing 156mm. diameter outlet including associated fittings; horizontal and vertical; areas D-E-F	90	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026				To Collection € NIL

(Cont) ALTERATIONS TO EXISTING DRAINAGE & REFUSE DISPOSAL : ROOF D,E AND F [52] (Cont) PIPE LAGGING TO EXISTING RAINWATER SYSTEM (Cont) Pipe Lagging to existing internal rainwater pipework; 25mm. foil faced rainwater pipe lagging by Rockwool Tube Wrap Techwrap 2 or equivalent;... (Cont) To existing rainwater pipework				
A	extra; 41 x 41mm. adjustable slotted pipe support brackets (every 2.5m. length) to existing pipe including soffit support channel, hanger support, M10 threaded bar and nuts and pipe brackets; installation in accordance with manufacturers instruction; all to Architects Drawing No.P23-011-T-103 & Specification	77	no	
ALTERATIONS TO EXISTING MECHANICAL INSTALLATION [51] Take down and remove existing mechanical installation fittings, fixtures & accessories ; disconnect services & waste; seal inlets and outlets; make good floor and wall finishes to match existing <u>To existing building / siteworks</u>				
B	see Mechanical Installation as per Appendix A to the Pricing Document		Note	
C	Main Contractor Overheads and Profits		%	
D	General Attendances	1	Item	
E	Special Attendances	1	Item	
Take down and remove existing gas pipe including bends, fittings, fixtures & accessories; disconnect gas pipe-2 no.; seal inlets and outlets <u>To existing building</u>				
F	existing gas pipe; to external fascia cladding	57	m	
G	existing gas pipe; to flat roof & parapets; 2 no. locations	40	m	
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/29	To Collection €	NIL

ALTERATIONS TO EXISTING ELECTRICAL INSTALLATION [61]					
Take down and remove existing electrical installation fittings, fixtures & accessories ; disconnect services & waste; seal inlets and outlets; make good floor and wall finishes to match existing					
<u>To existing building / siteworks</u>					
A	see Electrical Installation as per Appendix B to the Pricing Document		Note		
B	Main Contractor Overheads and Profits		%		
C	General Attendances	1	Item		
D	Special Attendances	1	Item		
Carefully take down and remove existing external light fittings fixed to existing external cladding; disconnect cable wiring, etc.; seal openings as necessary; make good wall background finishes to match existing; store fittings on site for later reuse					
<u>To existing building:external</u>					
E	350mm. diameter external lights fixed to high level external cladding	19	no		
Take down and remove existing external compressors including fixing bracket fixed to existing external cladding; disconnect cable wiring, etc.; seal openings as necessary; make good wall background finishes to match existing; store fittings on site for later reuse					
<u>To existing building:external</u>					
F	900 x 750mm. units fixed to high level external cladding	1	no		
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/30	To Collection €		NIL

(Cont) ALTERATIONS TO EXISTING ELECTRICAL INSTALLATION [61]			
Take down and remove existing external PA speaker including supporting post fixed to existing external cladding; disconnect cable wiring, etc.; seal openings as necessary; make good wall background finishes to match existing; store fittings on site for later reuse			
<u>To existing building:external</u>			
A	3000mm. high post fixed to high level external cladding	1	no
ALTERATIONS TO EXISTING ELECTRICAL INSTALLATION [61] LIGHTENING CONDUCTOR			
Take up and remove existing external Lightning Conductor system; disconnect wiring, etc.; seal openings as necessary; make good wall background finishes disturbed to match existing			
<u>To existing building:external</u>			
B	to parapet; roof D	21	m
C	extra; to external walls; vertical	8	m
D	to parapet; roof D/E	29	m
E	extra; to external walls; vertical	6	m
F	to parapet; roof E	86	m
G	extra; to external walls; vertical	29	m
H	to parapet; roof E courtyard	37	m
J	extra; to external walls; vertical	8	m
K	to parapet; roof F	136	m
L	extra; to external walls; vertical	19	m
M	to parapet; roof F courtyards	71	m
N	extra; to external walls; vertical	8	m
P	to parapet; roof F/A	22	m
Q	extra; to external walls; vertical	4	m
B.I.F.E Roof Upgrade Works Volume C Pricing Document September 2026		19/31	To Collection €
			NIL

<u>ASBESTOS REFURBISHMENT SURVEY REPORT</u>				
Examine and complete all actions recommended by 'Asbestos Refurbishment Survey Report', Project Number 31192 by OHSS Safety Consultants				
<u>To existing building</u>				
A	generally; areas D-E-F	1	no	
B	remove all identified asbestos materials from site to an appropriate approved site which has a current Specialist Waste Licence or Specialist Waste Permit for the Disposal of Asbestos in accordance with the 'Waste Management Act 1996' and comply with all current EPA regulations and current legislation	1	no	
<u>PROTECT EXISTING STRUCTURE, COMPLETIONS, FINISHES, SERVICES & FITTINGS</u>				
Provide for protecting existing during the course of the works				
C	building structure; areas D-E-F	1	Item	
D	building completions; areas D-E-F	1	Item	
E	building finishes; areas D-E-F	1	Item	
F	building services; areas D-E-F	1	Item	
G	building fittings; areas D-E-F	1	Item	
H	incoming services & utilities; areas D-E-F	1	Item	
<u>LOOSE FURNITURE, FIXTURES, FITTINGS & EQUIPMENT</u>				
Provide for temporary removal and storage of all loose furniture, fixtures, fittings and equipment where impacted by the contract works				
J	generally; areas D-E-F	1	Item	
Provide for relocation of all loose furniture, fixtures, fittings and equipment upon completion of the contract works				
K	generally; areas D-E-F	1	Item	
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COLLECTION				
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ELEMENT NO.[06] PRELIMINARIES	1/78			NIL
ELEMENT NO.[35] SUSPENDED CEILINGS : A-B-C	2/5			NIL
ELEMENT NO.[35] SUSPENDED CEILINGS : D-E-F	3/3			NIL
ELEMENT NO.[37] ROOF COMPLETIONS : A-B-C	4/19			NIL
ELEMENT NO.[37] ROOF COMPLETIONS : D-E-F	5/13			NIL
ELEMENT NO.[41] WALL FINISHES EXTERNALLY : A-B-C	6/15			NIL
ELEMENT NO.[41] WALL FINISHES EXTERNALLY : D-E-F	7/6			NIL
ELEMENT NO.[45] CEILING FINISHES : A-B-C	8/4			NIL
ELEMENT NO.[45] CEILING FINISHES : D-E-F	9/5			NIL
ELEMENT NO.[47] ROOF FINISHES : ROOF A-B-C	10/33			NIL
ELEMENT NO.[47] ROOF FINISHES : ROOF D-E-F	11/26			NIL
ELEMENT NO.[51] MECHANICAL INSTALLATION	12/6			NIL
ELEMENT NO.[52] DRAINAGE & REFUSE DISPOSAL : ROOF D-E-F	13/7			NIL
ELEMENT NO.[61] ELECTRICAL INSTALLATION	14/4			NIL
ELEMENT NO.[10] PREPARED SITE	15/10			NIL
ELEMENT NO.[40] ROADS PATHS PAVINGS	16/5			NIL
ELEMENT NO.[50] SITE SERVICES (PIPED & DUCTED) SW	17/13			NIL
ELEMENT NO.[-0] ALTERATIONS TO EXISTING BUILDING : A-B-C-MISCELLANEOUS	18/45			NIL
ELEMENT NO.[-0] ALTERATIONS TO EXISTING BUILDING : D-E-F	19/34			NIL
TOTAL AMOUNT TO TENDER AND SCHEDULE				NIL

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ISSUE FOR TENDER

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