

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
	<b>Note for Contractors: Contractor is responsible for visiting the site before pricing all items, to see existing function, structure and to understand the required work. (the site is an existing building and is an important historic structure. Special considerations should be taken in terms of renovation and conservation methods.</b>				
-1	<b>Demolishing Work</b>				
	<p><b>Preamble</b></p> <p>The contractor should be aware that the proposed work will be carried out for an existing functioning building and that the renovation activities should not interrupt other ongoing daily activities.. The Contractor is held responsible on the following:</p> <ol style="list-style-type: none"> <li>Removing the demolished material out of the site to an approved dump location within a maximum of three days.</li> <li>The dismantled material (including doors, mechanical fixtures) is the sole property of the client and should be stored as per engineer's instructions</li> <li>The contractor shall coordinate his daily activities and the work schedule throughout the renovation period with the client and the supervising engineer.</li> <li>The contractor shall protect and safeguard the existing facilities, mechanical fixtures, and building finishes, including paint, floor tiles, existing fixtures, doors and structural elements.</li> <li>Contractor is responsible on any damage in the site during the period of construction..</li> <li>The contractor shall take all necessary measures to protect and minimize environmental hazards including pollution, noise, dust, etc.</li> </ol>				
1.01	<p><b>Demolishing</b></p> <p>Demolish</p> <ol style="list-style-type: none"> <li>the existing internal block or concrete partitions and floor tiles in the proposed service area bathrooms</li> <li>Broken tiles and parquet in the cafeteria in the ground floor</li> <li>Tiles under the elevator,</li> <li>Removal of stone tiles at the reception room,</li> <li>Dismantling all existing electrical and mechanical fixtures; all as approved by the Engineer.</li> <li>Modification of the first floor bathrooms (proposed service area)that includes the removal of three wooden doors and sanitary fixtures</li> <li>Removal of glass door in the ground floor,</li> <li>Removal of all material caused by elevator ceiling opening</li> <li>Removing of broken tiles in different locations as directed by the engineer.</li> </ol> <p>Price includes waste disposal as directed by the engineer to the nearest waste bins.</p>	LS	1		
	<b>Total Carried to Summery</b>				
-2	<b>Cleaning WORK</b>				
	<p>Carefully and using appropriate tools Clean dust in the following locations</p> <ol style="list-style-type: none"> <li>Around the site</li> <li>Mosaic area</li> <li>Small openings,</li> <li>roof and kitchen,</li> </ol>				

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2.01	<p>5. The exposed surfaces of all mechanical and electrical equipment. The Contractor should take all safety precautions of temporarily moving items such as furniture or general areas accessories while conducting this work. Contractor is responsible for any damage that may occur to the existing structure, material or fixtures in the site while conducting his work.</p> <p>6. Dry brush salt to clean stone walls, plaster walls and ceilings where specified and as directed by the engineer (without using water).</p> <p>7. Clean and treat plants growing on walls manually using appropriate methods and apply special material to permanently remove the plants as specified and directed by the engineer</p> <p>Price includes waste disposal as directed by the engineer to the nearest waste bins.</p>	LS	1		
	<b>Total Carried to Summery</b>				
-3	<b>EXCAVATION AND BACKFILLING</b>				
3.01	<p><b><u>Elevator (pit)</u></b></p> <p>Removing tiles and excavate under elevator pit location (at the ground floor) 110cm depth. This item includes all needed excavation to complete electric connection as directed by the engineer.</p> <p>All necessary engineering tests should be carried out prior of excavation to insure the safety of the building -</p>	M <sup>3</sup>	6		
3.02	<p><b><u>Elevator ceiling opening</u></b></p> <p>Cutting (160CM*160CM) opening in the ceiling of the cafeteria including all necessary work, tools to support the existing ceiling before cutting of the opening to prepare the space for the elevator.</p> <p>-Works includes: Finishes, supporting, tilling, Plastering and painting and repairing the false ceiling around the elevator</p>	LS	1		
3.03	<p><b><u>Filling</u></b></p> <p>Filling in layers behind ramps (fine aggregate filling) to make up levels and where needed as per drawings and as directed by the engineer.</p>	M <sup>3</sup>	12		
	<b>Total Carried to Summery</b>				
-4	<b>Concrete Work</b>				
	<p>Rates of Concrete Works shall include:</p> <ol style="list-style-type: none"> <li>1. Supplying, Casting, vibrating and curing as per specifications.</li> <li>2. Approved additives and admixtures.</li> <li>3. Adjustment for structural elements levels.</li> <li>4. Supplying and erecting of steel reinforcement of any grade, size and length as per details. Price includes supplying cutting, bending, fixing, providing tying wires, spacers and testing when required. The contractor should prepare bar bending schedules prior implementation.</li> <li>5. All works should be according to specifications, drawings and engineer's instructions.</li> </ol>				
4.01	<p><b><u>Elevator Pit (Solid Slab):</u></b></p> <p>Supply and cast reinforced concrete B(350) Kg/cm<sup>2</sup> 30 cm solid slab for the elevator shaft. The reinforcement should be of two layers steel mesh of 5Ø14/m in each direction as per drawings and engineer's instructions. The price includes 5 cm thick polythene sheets below concrete slab and where needed. Also includes (5*5) cm of mortar fillet corners for the elevator slab.</p> <p>See detail 3-C/A11</p>	M <sup>3</sup>	2		

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4.02	<b><u>Reinforced Concrete Walls:</u></b> Reinforced concrete walls: supply and reinforced concrete grade B350 for the walls of the elevator (20mm thickness) as shown in the drawings including reinforcement and all necessary support to complete the work according to the engineer instruction	M <sup>3</sup>	5		
	The contractor should submit shop drawings for the elevator solid slab and all structural loads prior casting for approval				
	<b>Total Carried to Summery</b>				
-5	<b>Masonry Work</b>				
5.01	<b><u>Block Works:</u></b> Supply and build (40*20*7) cm hollow concrete blocks having a compression strength of 35 kg/cm2 from an approved factory with accurate dimensions. To be built around the shower trays in the proposed shower rooms and for internal wall cladding for the bathroom and showers as per drawings (similar to the existing bathrooms in the ground floor).  See Detail (9)/A17, A18, A19.A20.	M <sup>2</sup>	70		
5.02	<b><u>Stone Work:</u></b> Supply and build 50 cm height <i>Assira</i> (first class) stone for ramps similar in quality, dressing and color of the existing stones as specified in the drawings and as directed by the engineer. This includes 2.5 cm mortar (1:6 cement to sand ratio), bedding on cement mortar, grouting, pointing, polishing of faces and all related work.  See detail (3)/A10 and detail (2)/A9.	M <sup>2</sup>	12		
5.02.01					
5.02.02	<b><u>Stone Tiles:</u></b> Supply and build <i>Assira</i> (first class) of size 60cm* 30 cm* 5cm for tile floor in the information center as specified in the drawings and as directed by the engineer. This includes 2.5 cm mortar (1:6 cement to sand ratio), bedding on cement mortar, grouting, pointing, polishing of face and all related work.	M <sup>2</sup>	70		
5.02.03	<b><u>Stone Walls:</u></b> Supply and build <i>Assira</i> (first class) stone for external walls, to close the openings between Shop (-3) and internal courtyard and where required as directed by the engineer. Rate includes B250 concrete backing, lifting, handling fair cutting, plumping angles, forming reveals and raking out joints for plastering, cleaning and pointing as well as any special stones as arches, sills and lintels.	M <sup>2</sup>	20		
5.02.04	<b><u>Window Copings</u></b> Supply <i>Assira</i> first class stone for window sills of thickness (3cm). Work includes cement and sand mortar bed, cutting, fittings, trimming, polishing, pointing and cleaning complete as specified in the maintenance assessment report and as directed by the engineer.	M <sup>2</sup>	10		
	<b><u>Pointing</u></b> Tuck-pointing cracks by removing damaged mortar from the stone wall joints to a depth not less than the joint width, this should be done using manual methods, if needed a hammer and chisel (no mechanical instruments should be used), special care should be given to avoid damage of stone edges.				

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5.02.05	<p>Pointing mortar is composed of (3: 1) ratio of aggregate and hydraulic lime mix. aggregate is composed of either brick dust or Pozzolano and should be well graded (passing through sieve no 10: which includes 100 bores/ inch). Mortar is applied using skewer (mortar should be internal between stones and should not cover any parts of the surface of the stone), mortar should be then surfaced by a wood brush and then softened by a soft brush or a soft scrubber.</p> <p>Three sample of 1*1 m should be provided to the engineer for approval prior starting the work.</p>	LS	1		
	<b>Total Carried to Summery</b>				
-6	<b>Steel Work</b>				
6.01	<p><b><u>Steel Handrails for Restaurant Stairs &amp; Room # 35(Maintenance work):</u></b> Fixing Steel Handrails in the first floor at the restaurant and at the first floor (window overseeing the information center). This includes all necessary accessories, screws and fittings to complete the work. The contractor should take all measures to preserve the existing balustrade and all required care to ensure safety of occupants while conducting the work.</p>	LS	1		
6.02	<p>Work includes modification of the existing steel handrails of the restaurant stair to increase the space between stairs and the proposed elevator</p>				
6.02	<p><b><u>Service Steel Stair:</u></b> Supply and install steel stair complete to the specified dimensions as per drawings and specifications in the information center, price includes all supporting structures, connecting to the existing surfaces, posts, steel plates, brackets, anchors, grinding, making good for jointing, painting, etc. See detail (8 )/A16 The work includes 3 cm thick (Zen) wood treads (72.5* 17 cm) and fixing hardwood on top of the handrails (Lacquer painted Hard wood (Zen) (100*60 mm) as indicated in the drawings and directed by the engineer. This includes all fittings, fixings, accessories, painting to complete the work. See detail (8-C)/A16</p>	LS	1		
	<b>Total Carried to Summery</b>				
-7	<b>Handrail Work</b>				
7.01	<p><b><u>Handrails (fixed to the ground)</u></b> Supply and fix steel handrails as specified in the drawings. Rate includes all accessories, supporting brackets, fasteners, oil painting consisting of three coats in addition to primer coat, Samples should be approved before installation. See detail (4)/A12  - For handrails fixed to the external stairs as specified in the drawings.  See detail (1)/A08</p>	MR	16		
7.02	<p>For handrails directly fixed on walls (reinforced concrete walls or stone walls) as specified in the drawings. See detail (0)/A07</p>	MR	13		

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7.04	<p><b><u>Handicapped Grab Bar</u></b></p> <p>Supply and fix bathroom safety stainless steel grab bars for handicapped bathroom in the hotel, room (27) (first floor) as specified in the drawings or similar to the existing handrail in the handicapped bathrooms (ground floor).</p> <p>See detail (11)/A22</p>	No	3		
	<b>Total Carried to Summery</b>				
-8	<b>Plaster Work</b>				
	<p>The price includes all necessary angles, beads and expanded heavy duty galvanized metal wire mesh, strips at joints of different backgrounds edges, angles, ceiling and plastering around all electrical and mechanical installations and where required. Contractor is required to protect existing finishing (tiles, stones, walls) by covering it. Therefore, contractor is responsible for any damage or dirt occurs in the site as a result of his work.</p> <p>Three sample of paint 1*1 m should be provided for approval</p>				
8.01	<p><b><u>Internal Plaster: Cement for (New Structure- Block Walls)</u></b></p> <p>Supply and apply 20mm thick smooth-finishing ready mixed plastering in three coats, a bond coat 1:1, base coat 1:4, and finish coat 1:5 as specified. Work includes all necessary angles beads and wire mesh.</p> <p>Before starting the work, contractor shall take into considerations the site conditions such as existing surfaces that are in good condition or structural elements that are scheduled for plastering.</p> <p>This item includes finishing around sockets, removal and closing electric sockets in the proposed collective toilets and the two collective shower rooms (rooms 31, 32, 33, 34).</p>	M <sup>2</sup>	50		
8.02	<p><b><u>Lime Plasters for (Old Structure):</u></b></p> <p>Supply and apply lime plaster for hotel rooms in black areas and for stone walls in the multipurpose room, shops and offices space(0,1,2,3,4,5,6,7,10,11,12,13)after removal of the old plaster and pointing them as well as plastering other locations as needed or requested by the engineer.</p> <p>When applying lime plaster on stone walls it should be applied on clean surfaces, cracks should be filled and cracked mortar should be removed and re-pointed as specified in the pointing section (item 5.02.04). For the plaster: the first coat of plaster is 8—20 mm thick with ratio of 6:2:1/2 (sand: non-hydraulic lime: brick aggregate), second coat 8-20 mm thick with ratio 9:2.5:1/4 (sand: non-hydraulic lime: brick aggregate with 4 kg animal hair for each ton of the mix. Third coat thickness should be 3-5 mm in ratio 4:2:1/4 (fine sand: non-hydraulic lime: fine brick aggregate). When applying the first and second coats, plaster should be kept rough and if after dried the texture is smooth it should be sharpened using special metal tools. The last coat is done by 1:1 (sand to non-hydraulic lime) ratio. It is required to wait around 6 days or more after each coat before starting the next one. Contractor should prepare 3 samples (size 1*1 m) for the lime plaster for approving one sample.. The Sand of the mix should comply with norm standards and should be either (fine well graded desert sand, washed by rain water) or use fine well graded coast sand which should be cleaned two time few days before application.</p>	M <sup>2</sup>	390		
	<b>Total Carried to Summery</b>				

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-9	<b>Tiling and Flooring Work</b>				
	The contractor shall take into consideration the inclusion and allowing for the costs or expenses of all requirements stipulated in the preambles, drawings and technical specification of the tender and following engineer instructions. Unit rate shall include all design patterns and cutting, plastering, cement sand filling below floor tiles and grouting.  (It is recommended to remove the old stones in the new collective bathrooms before tiling).				
9.01	<b>Marble Sills:</b>  Supply and install 3cm thick local marble Assira (grade A) free from defect for door sills, threshold and where needed. Rate includes: removal of broken door sills, cleaning of surfaces, cement mortar bedding, grouting, polishing of face and seen edges and all accessories needed to complete the work. Sample and work to be approved and directed by the engineer.	M <sup>2</sup>	2		
9.02	<b>Floor tiles</b>				
9.02.01	<b>60*60 cm Ceramic Tiles</b> Supply and fix (60cm*60cm) Porcelain floor tiles, grade A, (Laura – Mimas) Spanish made or equivalent in the cafeteria (ground floor) according to engineer directions. Including skirting for the cafeteria and where needed and directed by the engineer. Work includes any necessary screed or spacers, grouting and any material required to complete the work. (Samples of Tiles should be the same or similar (in color and shape) to the existing tiles and should be approved by the engineer before installation.	M <sup>2</sup>	30		
9.02.03	<b>45*45cm Ceramic Tiles</b> For the broken tiles in the specified locations (similar in color and type of the existing tiles) as directed by the supervising engineer. Work includes any necessary screed or spacers, grouting and any material required to complete the work.(Samples of Tiles to be approved by the engineer before installation)	M <sup>2</sup>	5		
9.02.04	<b>20*20cm Ceramic Tiles</b>  Supply and fix colored non-glazed ceramic floor tiles, Grade A (Laura – Mimas) Spanish made or equivalent, size 20*20*0.60 cm for floors in the new collective bathrooms and shower rooms (first floor) <b>detail (9)/A17</b> , and in the proposed service area in the first floor <b>detail (10)/A21</b> . Work includes any necessary screed or spacers, grouting and any material required to complete the work.  -The existing tiles should be removed before tiling. However if difficulty or possible damage is expected from the removal <i>sultani</i> tiles in rooms # (31 & 34) it should be avoided.  -Samples of Tiles to be approved by the engineer before installation.	M <sup>2</sup>	48		
9.03	<b>Wall Tiles</b>				
9.03.01	<b>20*30cm Ceramic Tiles:</b> Supply and fix color non-glazed ceramic wall tiles, Grade A (Laura – Mimas) Spanish made or equivalent , size 20*30*0.60cm  For the walls in the new collective bathrooms and showers (rooms 31, 32, 33, 34). Rate includes cleaning and grouting of the tiles using special pre-mixed grouting. (Samples of tiles, grouting and colors should be provided to the engineer for approval before starting the work).	M <sup>2</sup>	80		

Item	Description	Unit	Qty.	Unit Price	Total Price
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9.03.02	Ditto but for cafeteria wall in the cafeteria kitchen area (ground floor) between the wall mounted cabinets and floor cabinets.  See detail (5- E)/A14	M <sup>2</sup>	4		
9.03.03	<b><u>Granite Cabinet Top for the Cafeteria Kitchen Cabinets:</u></b>  supply and install high quality natural granite 30mm of selected color and finish in the Cafeteria kitchen (ground floor) size (W60*L340cm). Work includes installing wate stop, grouting and skirting, fixings, fittings and all accessories needed to complete the works specified in the drawings.  See detail (5-A)/A13&(5_B)/A13	M2	2.5		
9.03.04	<b><u>Local Marble Kitchen Cabinet Partitions:</u></b> Supply and install high quality local marble ( Assira) cabinet partitions and flooring (30 mm thick) in the cafeteria cabinets in the ground floor. Work includes all fixings, fittings, grouting and accessories needed to complete the work as directed by the engineer and as specified in the drawings.  See detail (5-A)/A13&(5-B)/A13	M <sup>2</sup>	7		
	<b>Total Carried to Summery</b>				
-10	<b>Water Proofing and Insulation</b>				
10.01	<b><u>Water proofing of Wet Areas</u></b> Two coats of Latex Bituminous Emulsion from an approved company applied on 5cm cement –sand screed on the floors of bathrooms, including corner fillets, also another coat after pipes installation applied at the joints and where required and cover with (30)mm cement sand screed as a protective layer on top before tiling as specified in the drawings.	M <sup>2</sup>	40		
10.02	<b><u>Bitumen roofing membrane:</u></b> Supply and apply 5mm modified bituminous waterproofing membrane sheet, polyester(Pazcar) type or equivalent including fittings, accessories, welding and overlapping on the roof of the collective bathrooms and showers and on the roof of hotel rooms.  Price includes bituminous base primer, silver painting along joints flashing at the end of the rolls with aluminum profile galvanized metal clips ,mastic, sealant horizontally and vertically (35)cm.	M <sup>2</sup>	100		
10.03	<b><u>Cementiuos Polymer:</u></b>  Supply and apply cementious Polymer slurry in two coats directly to the existing lime slap for the surface roof of small vaults of the hotel rooms and near tank connections. The second coat shall be applied as soon as the first coat has reached touch dry state. (The slurry provides an elastomeric protective waterproof coating). In areas that are subjected to moderate and heavy loads /hydrostatic pressure a minimum of 2mm thickness coating is recommended with screed above.  Slurry is breathable and allows transmission of water vapor from interior building. For best results moisten the surface before coating	M <sup>2</sup>	250		
	<b>Total Carried to Summery</b>				

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-11	<b>Toilet Partitions</b>				
11.01	<b><u>Compact- laminated board:</u></b> Supply and install solid grade compact- laminated boards (water-proof and high impact resistant) for partitions and doors of new collective bathrooms and showers rooms. As specified in the drawings. Color to be approved and specified by the engineer.  See Detail 9-A, 9-B , 9-C , 9-D/A18	MR	30		
	<b>Total Carried to Summery</b>				
-12	<b>Suspended Ceiling Work</b>				
12.02	<b><u>False Ceiling(Maintenance work):</u></b> Remove stained (water damaged) false ceiling tiles from the multipurpose room and the restaurant areas where specified and as directed by the engineer, Sample for color and type to be approved by the engineer (color and type similar to the existing)	M <sup>2</sup>	30		
	<b>Total Carried to Summery</b>				
-13	<b>Aluminum Work</b>				
	All works must be according to drawings, specifications and engineer's instructions. Rates shall include : 1. Where needed; submitting samples for approval of material, accessories, color and fixation method.  2. Hardware, ironmongery and accessories should be made of aluminum				
13.01	<b><u>Aluminum Calibration (Maintenance work):</u></b>  -Check all aluminum windows and doors; calibrate the ones that need calibration. Work includes applying appropriate filler to fix rubber and stoppers, between glass and aluminum frame, supply and fit frames where necessary, supply and fix fittings and accessories as needed and as directed by the supervising engineer.  - Supply and fix (80) door stoppers for all aluminum doors in the ground floor and where needed in the site as directed by the engineer.  -Supply and fix aluminum door bottom sealing rubber (20 doors) at all exterior aluminum doors as directed by the engineer.	LS	1		
13.02	<b><u>Door Handles(Maintenance work):</u></b> Supply and fix aluminum door handles (Wally) type or equivalent in the ground floor as specified in the maintenance assessment reports and as per existing type with necessary screws and other accessories as needed and as directed by the engineer.	No	3		
13.03	<b><u>Aluminum Frame:</u></b> Supply and install aluminum box to cover and protect the screen on the roof at the Eastern side of the site as indicated in the maintenance report.	LS	1		
13.04	<b><u>Signs for People with Special Needs</u></b> Supply and install signage boards to direct access around the site for people with special needs in specified locations and in the sizes and colors specified in the drawings and as directed by the engineer.  See detail (11)/A22	No	8		
	<b>Total Carried to Summery</b>				



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-14	<b>Wooden Doors</b>				
14.01	<b>Door Cylinder(Maintenance work):</b>  1. Supply and install door cylinders type Wally (original) or equivalent to replace broken door cylinders (3 numbers). Work includes all tools, material and accessories required to complete the work.  2. This item includes fixing wooden window in the restaurant bathroom (ground floor). This includes filling behind the frame securing, fixing and painting it as directed and approved by the engineer.  3. This item also includes inspection of doors paint, surfaces and function of all doors in the site and accordingly (calibrate doors, and or paint where required) as directed and approved by the engineer.	L.S	1		
14.02	<b>Wooden Door</b>  Supply and install (210*80 cm) wooden door, 45 mm thick, with hard frame Zen veneer 5mm thick, single leave with hardwood grill, waterproof (0.6 mm) kick plate at both sides for WC at the ground floor, including frames and sub-frames, ironmongery, cylinder min length 6.5cm of top quality (Wally type) or equivalent, handles, door stoppers, edge protection rubber strip along the whole height of the door all according to drawings and specifications.  See detail (7)/A15	No	1		
14.03	Ditto but for single leave door size (210*90cm) at first floor.  See detail (6)/A15	No	2		
14.04	<b>Wooden Protection(Mashrabia)</b>  Supply and install wooden protection of (250*300cm)for window in the first floor(room 45) made of well treated wood (sweed) 8cm for outer frames , 4cm for inner frames,8mm thickness of wood. The work includes all necessary fixing, fittings, accessories, painting of surfaces, including putty, primer, as specified in the drawings and as directed and approved by the engineer.  See detail (13)/A24	L.S	1		
	<b>Total Carried to Summery</b>				
-15	<b>Painting Work</b>				
	1- All the painting material should be approved by the engineer. 2- The surfaces must be dry and clean before painting. 3- All painting work should provide the required coverage. 4- All painting work must be according to specification and as directed by the engineer.  5-Smoothen surfaces of existing plastering before starting the work.  6- All painting material should be antibacterial and fungicide type.  7- Contractor is responsible for covering existing tiles, walls, fixtures around the work area and to clean any remains after finishing the work.				

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15.01	<b><u>Oil Paint</u></b> Supply and paint top quality local oil matt paint in 2 finishing coats on the new structure walls (blocks and concrete) up to 1.8 heights above finished floor level according to specification and engineer directions. Price includes two coats of putty	M <sup>2</sup>	80		
15.02	<b><u>Policed Paint</u></b> Supply and paint high quality local Policed paint for new structure ceilings, color as approved by the engineer.	M <sup>2</sup>	100		
15.03	<b><u>Lime Wash</u></b> Supply lime wash (over lime plaster) in the old structure: mix to be prepared using the presoaked lime 1:1 (lime: water) in summer or 1:2/3 (lime: water) in winter, for each 20 Liter add 50 MI (Linseed Oil) and 50 MI milk. Mix should be stirred quickly and frequently to ensure oil is melting in the mix. A premix of suitable ratios should be tested; (three samples 1*1 m <sup>2</sup> ) should be provided to the engineer and approval should be obtained before starting the work.	M <sup>2</sup>	400		
15.04	<b><u>Emulsion Supercryl (for New Structure):</u></b> Supply and paint two coats of top quality local made Supercryle paint to the internal walls Price includes smoothing the surface, filling rough locations with lime mortar	M <sup>2</sup>	100		
	<b>Total Carried to Summery</b>				
-16	<b>Finishing and Decoration</b>				
16.01	<b><u>Wooden Decorative Cover</u></b> for the proposed boiler space at the elevated rooms in the Western side of the information center hall.	LS	1		
16.02	<b><u>Hardwood for Handrails</u></b> Fixing hardwood on top of the handrails at the restaurant stairs and the handrails in the room overlooking the information center, (Lacquer painted Hard wood (Zen) (100*60 mm) as indicated in the drawings and directed by the engineer. The work includes all fittings, fixings, accessories, painting complete and all accessories necessary to complete the work. See detail (8- C)/A16	MR	23		
16.03	<b><u>Maintenance for Water Fountain</u></b> repair water supply and operate the fountain in the main court (ground floor).	LS	1		
16.04.01	<b><u>Tempered (sekurit ) Glass Boards</u></b> Supply and install tempered Glass boards with wooden frames around archeological area in the information center (L14m*h 80 cm) glass thickness 10mm, well finished at edges. Price includes all necessary accessories, hinges, wooden (Zen) bars 5cm*5mbetween glass boards to fix the glass boards according to engineer instruction. see detail 12/A23 Supplier should submit shop drawing of this element for approval before conducting the work.	M <sup>2</sup>	11		

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	<b><u>Glass Curtains for the Showers</u></b>  Supply Glass Curtains doors for the Showers of the hotel and two in the collective bathrooms by tempered ( <i>sekurite</i> ) frosted glass (4-6) mm thickness including all accessories and fittings to finish the work. Also replace existing glass in the upper part of hotel room's doors, hostel room's doors, collective bathrooms and showers by tempered ( <i>sekurite</i> ) not transparent glass (4-6) mm thickness. Sample of material should be approved by the engineer before fixing. Price includes all accessories and material needed to complete the work.	M <sup>2</sup>	65		
	<b>Total Carried to Summery</b>				
-17	<b>Mechanical Work</b>				
	<b>Preamble:</b> The BOQ shall be read in conjunction with mechanical drawings except where otherwise indicated. The unit price for all items shall include for supplying , installation and commissioning ,also shall include submittal of working drawings ,as built drawings (soft copy and hard copy) All civil and finishing works related to any item shall be included in the unit price. -The contractor must submit at least two samples for each item(equipment)  -The price includes excavation and cutting for all pipes laying works, bedding back filling and all works connected with pipe laying.				
17.01	<b>Mechanical (Maintenance work):</b>  -Conduct maintenance for the site as specified in the maintenance needs report that includes, but not limited to the following:  -Supply and install two bath shower heads complete with water supply PE pipes and high quality gear type mixers, as per Royal or equally approved as per Palestinian Standard Institution. -Supply, install and test three toilets flush as per existing system and type, all subject to Engineer's approval.  -Supply and fix good quality cushioned type shower seat in bathroom designated for handicapped at the disabled hostel room on the first floor.  - Recharge all fire extinguishers in and around the site	LS	1		
17.02	<b>Kitchen Sink:</b>  Supply and install stainless steel single bowl sink in the cafeteria kitchens at the ground floor size (400*600) mm from approved quality, Roca or equally approved, complete with chrome plated gear type mixer for kitchen sinks as per Royal or equally approved, supports, waste outlet, tail pieces, polypropylene P-trap, chrome plated 13mm flexible pipes, angle valves as per Nil or equally approved, and required parts for the water supply line as per drawings and specifications.  Price includes repairing any damage to the existing walls and floor tiles.	No	1		

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
17.03	<p><b><u>Water Drainage Pipe (Maintenance work):</u></b> Supply, install and test a rain and water drainage PVC pipe from Royal or equally approved type, as per</p> <p>(PSI) Palestinian Standard Institution including fittings, connection to drainage system, required sleeves and all necessary accessories.</p> <p>Work includes providing a protection layer to isolate bitumen membrane using spray foam sealer around water drain pipe and where needed as instructed by the Engineer.</p> <p>Price includes repairing any damage caused during work.</p>	MR	18		
17.04	<p><b><u>Mechanical Work for the New Collective Bathrooms and Showers</u></b> All Plumbing works include:</p> <p>1- All the plumbing units should be from the best quality and approved type, Royal or equally approved as per Palestinian Standard Institution.</p> <p>2-All required tests , pressure for water network, hydraulic test for sewage lines</p> <p>3- Insulation of all galvanized water pipes and sheathing with bitumen sheets and protect pipes located under tiles with cement mortar, in addition to the insulation materials and related cladding against heat loss for hot water pipes.</p> <p>4- All hot and cold water pipes for the points of fixtures to the nearest distribution board (collectors).</p> <p>5-All plumbing works (wash basin, scrub, sink, gully traps, etc...) include the connection to the nearest trap, whereas WC to the nearest vertical sewage stack in the respective floor.</p>				
17.04.01	<p><b><u>European Toilet:</u></b> Supply and fix (off white) Vitreous China Royal make or equally approved as per Palestinian Standard Institution, including integrated flush tank floor mounted toilet complete with all accessories and fittings such as chrome plated 13mm angle valve and side tap, waste pipes to nearest stack pipe, water tap, China plated paper holder, seat and hard cover, water hose with flusher and all other fittings as per drawings and specifications.</p>	NO	6		
17.04.02	<p><b><u>Wash Basin:</u></b> Supply and fix (off white) Vitreous China, made in Spain or turkey or equivalent as per Palestinian Standard Institution. Size (35*54cm) complete with aluminum cabinet (Saudi Section), counter, all water supply pipes, fittings, valves, drainage pipe to the nearest floor trap, connection to water distribution box, the price also includes gear type mixer Royal (made in Spain or turkey) or equally approved, mirror with aluminum frame (50cm*80cm), soap holder and any other necessary parts to complete the work as per specifications.</p>	NO	8		
17.4.03	<p><b><u>Floor Trap:</u></b> Supply and fix 4" PVC floor trap, Royal make or equally approved as per Palestinian Standard Institution, Price includes siphon to be fixed in reinforced concrete (15*15 cm) double chrome plated cover one grated and one-blind and all other fittings needed to complete the work.</p>	NO	7		

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
17.04.04	<b><u>Water collectors:</u></b> Supply and install copper collector for domestic water; 1"CoLL,(10 outlets); , Giacomini make or equivalent as per Palestinian Standard Institution. Price includes all fittings (vent, valves on main line and branches) and steel cupboard 2mm oven painted and all other fittings to complete the work. Work includes replacing damaged valves as specified in the maintenance report.	NO	4		
17.04.05	<b><u>UPVC Drainage Pipes:</u></b> Supply, install, test and commission 2" UPVC drainage and ventilation pipes, as per Royal make or equally approved, down to manholes with all required fittings including excavation, back filling, incasing with concrete and roof and vent caps, including connections as needed to complete the work.	MR	25		
17.04.06	<b><u>CPVC Pipes:</u></b> Supply and install 25mm CPVC pipes Hilal make for cold and hot water pipes from roof. Price includes all fittings needed to complete work.	MR	40		
17.04.07	<b><u>Floor-Clean-Out:</u></b> Supply and install 4" (clean out) for drainage network, Royal make or equivalent, in size and locations shown on the drawings and where necessary, including (15* 15) cm chrome plated screw-in type cover and all needed parts to complete the work.	NO	5		
17.04.08	<b><u>Shower Tray</u></b> Supply and fix (Off white) Vitreous China shower tray with aluminum-framed glass enclosure, Royal make or equally approved as per Palestinian Standard Institution. size (80×80cm) complete with shower head, diverter (gear type), hand spray, hose, bracket, and all accessories, waste outlet and required parts for the water supply line as shown on drawings and specifications.	NO	6		
17.04.09	<b><u>Water Tank:</u></b> Supply and install 1500 Liter plastic tank (white outer skin, black inner skin). Price includes well painted sturdy steel stands, float valves, fittings, isolation valves, vents, water light cover, lock, connecting to the main water pipe by galvanized steel ¾" and all necessary accessories to complete the work.	NO	2		
17.04.10	<b><u>Pressure Pumps</u></b> Supply and install electrical pressure pump for the new water tanks ,Price includes wiring CBs in the distribution board and all necessary accessories to complete the work as drawings and as directed by the engineer also including water proof cover	NO	2		

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
17.04.11	<p><b><u>Dumbwaiter (service lift)</u></b></p> <p>Supply, install, test and commission dumbwaiter lift as per Embarba/Spain, SKG or BKG/Germany, Hydra/Italy, or equally approved for kitchen/catering use. The work includes all wiring and connecting directly to a domestic power supply in the same way as any other electrical appliance, including all accessories and needed finishing work and material inside and outside the lift shaft to complete the work in a successful manner and to the satisfaction of the Engineer. The lift shall be supplied in accordance with European Norm EN 81-3 and according to the following requirements, features and specifications, all tested and commissioned to the satisfaction of the Engineer.</p> <p><b>Features:</b>  Capacity: 100 kg.  Speed: 0.3 m/s.  Loading pattern: single entry.  Number of stops: 2  Scaffolding size (98*75cm): according to existing concrete shaft dimensions  Travel distance: 4.0 m approximately.  Over Head: 3000mm or according to existing roof level.  Pit depth: 300mm or to manufacturer's requirements  Door height: 1000mm+/- 100mm.  Door width: compatible with the existing concrete shaft dimensions.  Car height: 1000mm+/- 100mm.  Car width: compatible to existing concrete shaft dimensions.  Car depth: compatible with the existing concrete shaft dimensions.</p> <p><b>Specifications:</b>  <u>Steel structure:</u> Galvanized scaffolding erected and supported by the existing concrete shaft and supplied by the lift manufacturer, including 50/50/5 T-shape guide rails.  <u>Shaft doors:</u> Bi-parting stainless steel door at a reasonable invert level from finish floor level.  <u>Machine room door:</u> Spring loaded single leaf door, hinged type, made of stainless-steel sheet.  <u>Car details:</u> <b>Structure;</b> enclosure suitable for catering use c/w two removable shelves and an increased number of tracks, all made of stainless steel sheets suitable for catering use. <b>Size;</b> maximum possible dimensions that can be fitted in existing concrete shaft. <b>Suspension;</b> 1:1 with steel rope, or according to manufacturer's standard.</p>	NO	1		

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
	<p><u>Machine details:</u> Compact type worm gear with cable wheels, including safety brake and hand wheel, all supplied in an integrated factory built machine enclosure.</p> <p><u>Control system:</u> Microprocessor control with call and send buttons and pre-fitted</p> <p>Electrical gadgets and wiring for easy plug-in connection on site.</p> <p><u>Counter weight:</u> Steel guiding frame and steel inserts</p> <p><u>Driving unit:</u> Worm gear with traction sheave capable of providing 90+/- 10 trips/hr.</p> <p>@ 0.3m/s powered by 380V/3PH/50Hz electric motor protected by thermal cut-outs and short circuit quick release.</p> <p><u>Power and Control Features:</u> Main and secondary power inlets for quick on-site connection; Main power for driving is 380V/3Ph/50Hz; Secondary power for lighting 220V/1ph/50HZ; Low current for control 24V/AC; 3-pole lockable main switch; Phase monitoring relay; Travel time control; Arrival gong and travel stop; Park operation; Diagnostic system; Position, fault and in-use indicators; Push buttons for Call, Send and Bell signals.</p>				
17.04.12	<p><b><u>Passenger Lift</u></b></p> <p>-Before removing or excavating; the contractor should take samples and consult construction laboratory accepted by Palestinian institute standard, to be sure that the site will be safe after excavation, well supported and no ruins under the elevator pit.</p> <p>-supply shop drawing for the elevator details before the approval</p> <p>The work shall include supplying and installing factory made hoist way steel structure made of profiles of 10cm X10cm X0.5cm where all steel frames such as beams, girders, purling, bracing members, jointing, steel plates, anchors and anchor bolts, and all other fittings shall be galvanized. The work shall include also welding, sand blasting, three coats of metal joints epoxy fillings, double cladding on three sides comprises of inner sheathing made of gauge 18 minimum GI sheet and composite aluminum (sandwich panel) outer skin. Rate includes all other required accessories and work as well as painting with three coats of paint where and if needed to complete the work in accordance with the Specifications and Engineer's satisfaction.</p> <p>Elevator specifications as follows:</p> <p><u>General</u></p> <ul style="list-style-type: none"> <li>- Use: passengers and wheel chair users</li> <li>- Capacity: 450 KG, 6 passengers</li> <li>- Speed: 1 M/S</li> <li>- Leveling accuracy +/- 3 MM</li> <li>- Motion control: Collective Selective, VVF closed loop</li> <li>- Car group: simplex</li> </ul> <p>Stops: 2opposite on angle 180</p>	LS	1		

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
	<p>Openings:2</p> <p>Floor destination: 0,1</p> <p>Travel Distance: 5 Meter</p> <ul style="list-style-type: none"> <li>- Shaft internal size: W 1400*D 1400 MM</li> <li>- Overhead: 3600 MM</li> <li>- PIT: 1100 MM</li> <li>- Machine room location: without machine room.</li> <li>- Machine drive; gearless VVF closed loop.</li> <li>- Safety gear: progressive</li> <li>- Roping/ piston: 2/1</li> <li>- Power supply: 380 V, 3-phase, 50 HZ</li> <li>- Lighting supply: 220 V, 1-phase, 50 HZ</li> </ul> <p>Elevator Car:</p> <p>Car design: brushed stainless steel and glass door</p> <ul style="list-style-type: none"> <li>- Entrances: 2</li> <li>- Car internal dimensions: W1000, D 1250, H2200 MM</li> <li>- Car door opening: W 800, H 2000 MM</li> <li>- Car door type: telescopic central opening</li> <li>- Car door finish: brushed stainless steel and glass</li> <li>- Car flooring: recessed for granite</li> <li>- Car ventilation: Standard silent fan</li> <li>- Side reflector: no mirror</li> <li>- Lighting: spot lighting</li> <li>- Ceiling: brushed stainless steel</li> </ul> <p><u>Car Operating Panel:</u></p> <ul style="list-style-type: none"> <li>- Full height in brushed stainless steel</li> <li>- 3 push buttons</li> <li>- Door open and door close buttons</li> <li>- Alarm button</li> <li>- Fan switch</li> <li>- Position indicator, 7 segments</li> <li>- Overload indicator and buzzer</li> <li>- Emergency car light and bell unit</li> <li>- Brill lettering</li> </ul> <p>Landing Door</p> <ul style="list-style-type: none"> <li>- Door type: telescopic opening</li> <li>- Door opening size: W 800, H 2000 MM</li> <li>- Door finish at ground floor: brushed stainless steel</li> <li>- Door at first floor: itched stainless steel and glass</li> <li>- Door sill: extruded hard aluminum</li> </ul> <p>Hall Signals</p> <ul style="list-style-type: none"> <li>- Hall call button: electromechanical</li> <li>- Hall position indicator: at all floors</li> <li>- Next departure arrows: at ground floor</li> </ul>				



Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
	<p>Maintenance Box</p> <ul style="list-style-type: none"> <li>- Atop of car and contains: 1) up and down buttons, 2) maintenance operation switch, 3) maintenance operation lamp, 4) and socket outlet.</li> </ul> <p>Safety features:</p> <ul style="list-style-type: none"> <li>- Phase failure relay</li> <li>- Phase sequence contractor</li> <li>- Thermal overload device</li> <li>- Voltage drop protector in controller</li> <li>- Prepared for earth leakage protection</li> <li>- Automatic landing process for operation during power outage</li> <li>- Compatible for stand-by power supply</li> </ul> <p>Other features:</p> <ul style="list-style-type: none"> <li>- Emergency rescue device</li> <li>- infra-red curtain door protection</li> <li>- door fire resistance 120 min</li> <li>- 180 trip/hour</li> <li>- stainless steel handrails</li> </ul>				
	<b>Total Carried to Summery</b>				

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
18	<b>Electrical Work</b>				
	<p><b>Preamble:</b></p> <p>The BOQ shall be read in conjunction with electrical drawings except where otherwise indicated.</p> <p>The unit price for all items shall include for supplying , installation and commissioning ,also shall include submittal of working drawings ,as built drawings (soft copy and hard copy)</p> <p>All civil and finishing works related to any item shall be included in the unit price.</p> <p>The contractor must submit at least two samples for each item(equipment)</p>				
18.01	<p><b>Electrical work (Maintenance):</b> Conduct site maintenance as specified in the maintenance assessment report which includes:</p> <p>Ensure electric supply to control room (-4) at the ground floor as directed by the engineer. Work includes supply, install reconnect and test power points including cables, and all needed accessories according to engineer's instruction.</p> <p>Work includes repairing any damage of walls and tiles resulted from electrical work maintenance</p> <p>Complete and test sockets where needed in the site as directed by the engineer. Work includes finishing around sockets.</p> <p>Correct refrigerator control board switch direction (off and on) and ensure correct indications of all its' buttons and functions.</p> <p>Supply, connect and test network data outlet. That includes all needed accessories required to complete the work.</p> <p>Complete electric panel MDB1 at the first floor by supplying installing and testing breakers and securing the board by filling all gaps.</p> <p>modify and prepare all electric connections of the main boards as required before installation of the electric meters as specified and directed by the engineer.</p> <p>Supply and fix 40 bulb lamps to replace damaged lamps around the site as specified and directed by the engineer.</p> <p>Supply, fix 15 halogen lamps in corridor areas as directed by the engineer.</p> <p>Remove, relocate, connect and test existing indicator lights in the courtyard from its current location (unsafe and unsecured) at the first floor to a new secure location as directed and approved by the engineer.</p> <p>Remove the two indicator lights as directed by the engineer and ensure proper connections to the nearest DB.</p> <p>In coordination with Municipality site management ensure that the emergency electric generator is charged (note: its municipality responsibility to charge the generator batteries on regular basis)</p> <p>-The new cables should be hidden and well protected</p>	LS	1		
18.02	<p>Supply, fix and test the following items as per drawings and specifications. This includes all necessary wires, switches, cables, socket outlet devices and all necessary accessories to complete the work.</p> <p>Work includes repairing any damage of walls and tiles</p> <p>-The new cables should be hidden and well protected</p>				

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
18.02.01	<b><u>HD CCTV Wireless Camera (Indoor/ Outdoor)</u></b> Supply and fix wireless cameras HD HIKVISION IR color camera or equivalent in the specified locations, 3.6 mm, image sensor size 1/3" DIS/700TVL,0,1Lux@F1.2. True day and night/ IP66/ SMART IR. IR distance: 30-40M/ DC 12V, 5W max. Compression motion JPEG and MPEG-4, video motion detection, audio detection, active tampering, alarm inputs/outputs 1/1, power over Ethernet, multi-level password, HTTPs encryption, IP address filtering, IEEE 802.1X. Work includes all accessories and fixings needed to complete connecting all CCTV cameras to the main DVR located at control room by wireless network, testing and ensuring function of the installed cameras.	NO	3		
18.02.02	<b><u>Photocell Activated Hand Dryer:</u></b> -2500 W- Stainless steel body type Vortice or equally approved type. This includes all necessary accessories and wiring, fixing and commission needed to complete the work.	NO	4		
18.02.03	<b><u>Bathroom Extractor Fan</u></b> Supply , install, test and commission wall mounted extract Fan for new collective bathrooms and shower rooms at the first floor to be tights installed completed with all necessary supports, sleeves, dampers, and all required electrical cables according to drawings and engineers approval. Capacity: (400 cfm), at Static pressure 50 Pascal. This work includes cutting glass in windows to fix the fans while maintaining the existing frames and ensuring proper function of the fan.	NO	4		
18.02.04	<b><u>LCD Projector</u></b> Supply, install and test (443*167*354.7mm) (W*H*D) full HD LCD projector (Benq type) or equivalent with zoom ratio 1:5:1 in the first floor to project on the information center screen as specified in the drawings. Work includes all electric wiring, data outlet, connecting, fixings, mount screws, fixing to ceiling and all needed accessories to complete installation.	NO	1		
18.02.05	<b><u>Lighting Fixtures</u></b> supply and install the following lighting fixtures made in Italy, including lamps wiring and accessories as specified and directed by the engineer including wiring and CBs in the DB where needed and as required.				
18.02.05.01	<b>(Type A)</b> 2*13W PL water resistant globe light for the collective bathrooms and showers in the first floor, including all needed accessories, lighting fixtures, connections to complete the work.	NO	16		
18.02.05.02	Ditto but for the main (northern entrance hall)	NO	2		
18.02.05.03	<b>(Type B)</b> 2*13W PL water resistant wall mounted lighting fixtures in the collective bathrooms and showers, including all needed accessories, lighting fixtures, connections to complete the work.	NO	8		
18.02.05.04	<b>(Type C)</b> 35 W wall mounted lighting fixture with direct/ IP65 indirect light with LENS made of die cast aluminum housing & tempered thermal shock & impact resistant Glass IP65 (augenti up & down). This includes all needed accessories, lighting fixtures, and connections to complete the work.	NO	7		
18.02.05.05	<b>(Type D)</b> 35 W floor mounted lighting fixtures recessed IP65 with direct/indirect light with lens made of die cast aluminum housing & tempered thermal shock& impact resistant glass IP65 (augenti up & down). This includes all needed accessories, lighting fixtures, and connections to complete the work.	NO	7		

Item	Description	Unit	Qty.	Unit Price	Total Price
				USD	USD
18.02.06	<b><u>Water Boiler</u></b> Supply and install water boiler (Turkey) type or equivalent with capacity of 80 Liters with thermometer above the elevated rooms in the information center as specified in the technical drawings. Work includes all needed accessories, connections, fixings and fittings to complete the work as indicated in the drawings and also additional CBs in the distribution board Work includes repairing any damage of walls and tiles caused by the contractor works	NO	2		
18.02.07	<b><u>Outlet Socket (Water Proof) for the Water Boilers</u></b> Supply, install connect and, test single socket outlet 20A, 220v, 2p+E, type BTICINO MATIX or equivalent, flush mounted, complete with PVC conduits, J.bboxes, wiring, and all necessary accessories.	NO	2		
18.02.08	<b><u>Outlet Socket (Water Proof)</u></b> Supply, install connect and, test single socket outlet 16A, 220v, 2p+E, type BTICINO MATIX or equivalent, flush mounted, complete with PVC conduits, J.bboxes, wiring, and all necessary accessories.	NO	12		
18.02.09	<b><u>MCB DP Isolator</u></b> Supply and fix double pole 240V, 32 amp rating isolator to be connected to existing MCB DB complete with connections, testing and commissioning etc. as required by the manufacturers for the elevator lighting. -Ditto but 4 poles, 400V for elevator as specified from by the manufacturer.	NO	1		
		NO	2		
18.02.10	<b><u>Water Proof Electrical Board(Maintenance work):</u></b> Dismantle, preserve existing electric boards from the proposed two collective toilets and the two collective shower rooms and supply and install (water proof) electrical boards as approved by the engineer.	NO	4		
	<b>Total Carried to Summery</b>				

Summery Sheet

Collective Division / Bill	Sub-Total USD
Division (01)Demolishing Work	
Division (02)Cleaning Work	
Division (03)Excavation and Backfilling	
Division (04)Concrete Work	
Division (05)Masonry Work	
Division (06)Steel Work	
Division (07)Handrail Work	
Division (08)Plaster Work	
Division (09)Tilling and Flooring Work	
Division (10)Water Proofing and Insulation	
Division (11)Toilet Partition	
Division (12)Suspended Ceiling Work	
Division (13)Aluminum Work	
Division (14)Wooden Door	
Division (15)Painting Work	
Division (16)Finishing and Decoration	
Division (17)Mechanical Work	
Division (18)Electrical Work	
Grand Total - Excluding Value Added Tax (VAT)	
Granted Discount(%) - IF ANY	
Granted Discount Amount	
Net Grand Total	
Net Grand Total in Words:	

Name & Address of the Contractor:
Authorized person/contractor staff Name :
Signature & Stamp :
Date: