

## ANNEXURE A

**ASSET DESCRIPTION:** 5 th floor Transnet park

**ASSET LOCATION:** Modderdam road

**CITY / TOWN:** Bellville

**WORK DESCRIPTION:** Maintenance to 5th floor room 505 -508.

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**TENDER NO:** BLE/52002

**ASSET NO:** 02WEE02C

**ITEM NO. SPECIFICATIONS PER ITEM.**

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### CEILINGS

- 42 Work description: Paint ceiling complete with 2 coat super acrylic PVA.  
Paint work to ceilings shall include the cover strips,plugging of holes cornices and the priming of nail heads or screws with universal undercoat for new ceiling sections. Apply two coats acrylic PVA. All surfaces not being painted, such as brickwork, sills, floors, joinery work and the like must be covered up and protected against spotting before any painting is commenced with. No sweeping or dusting shall be done while painting is in progress or while paint is still wet.

### WALLS INTERIOR

- 64 Work description: Paint walls smooth plaster 1 coat UNIVERSAL UNDERCOAT.  
All paint work shall be done according to the specifications of the manufacturer. Over coating shall be done as specified by the manufacturer. All surfaces not being painted, such as brickwork, sills, floors, joinery work and the like must be covered up and protected against spotting before any painting is commenced with. No sweeping or dusting shall be done while painting is in progress or while paint is still wet. All items that are more cost effective to remove from wall and to re-fix must be removed to avoid cutting in against items, such as notice boards, towel rails and other such items.
- 65 Work description: Paint smooth plaster walls 2 coats silk paint.  
All paint work shall be done to the specification of the manufacturer. Over coating shall be done as specified by the manufacturer. All surfaces not being painted, such as brickwork, sills, floors, joinery work and the like must be covered up and protected against spotting before any painting is commenced with. No sweeping or dusting shall be done while painting is in progress or while paint is still wet. All items that are more cost effective to remove from wall and to re-fix must be removed to avoid cutting in against items, such as notice boards, towel rails and other such items.
- 122 Work description: Install panelling on existing wall with cleats
- 123 Work description: Install dry-wall partition  
Supply and install Rhino drywall system Number one 63.5mm Drywall steel stud, Non load bearing 12,5mm Rhino wallboard, one layer each side, fix to steel stud with 25mm Dry-wall screws. All joints finished with Rhino joint tape and Rhino glide. Joint shall be neat and shall be flush with board. All work shall be done according to the manufacture specifications.

### WINDOWS INTERIOR

- 177 Work description: Fit Venetion blinds as per specifications.

### DOORS/SECURITY GATES

- 259 Work description: Fix Aluminuim covers to doors same as existing

**Respondent's signature:** \_\_\_\_\_ **Date:** \_\_\_\_/\_\_\_\_/\_\_\_\_

## ITEM NO. SPECIFICATIONS PER ITEM.

- 262 Work description: Replace 4 lever mortise lock with handles  
Mortise locks and mortise lock furniture shall comply with (SABS 4) and shall have SABS mark on each lock. Each lock shall have two keys and lock shall not have interchangeable keys.
- 263 Work description: Fit 4 lever mortise lock with handles to new door  
Mortise locks and mortise lock furniture shall comply with (SABS 4) and shall have SABS mark on each lock. Each lock shall have three keys and lock shall not have interchangeable keys. Lock and handles must fit precise and shall be straight and parallel to door. Locks and handles shall be fixed with the right type of screw for the type of lock.
- 276 Work description: Replace sapele print flush panel door  
Cutting, chiselling, drilling and fitting the door to the hinges. Sapele veneer hollow core door shall have solid timber edge with no joints. The veneer and edge strips shall be of the same species and as far as possible of matching colour. The clearance on top and on sides shall be 3mm. The clearance at the bottom shall be 6mm. Any door that is too wide or tall to fit the door frame shall be reduced in size by removing material equally from each edge — removing material from one edge only to obtain a fit is unacceptable. Any door that is too wide or tall to fit the door frame shall be reduced in size by removing material equally from each edge — removing material from one edge only to obtain a fit is unacceptable. Any door that is too wide or tall to fit the door frame shall be reduced in size by removing material equally from each edge — removing material from one edge only to obtain a fit is unacceptable. The door shall be fixed with no 8 x 40mm wood screws. The hinges shall be recess and the recess shall be square to the edge, The door shall open and close easy without any hinge bound.
- 277 Work description: Fit sapele veneer flush panel door.  
Remove panels to doors for new offices  
Cutting, chiselling, drilling and fitting the door to the hinges. Sapele veneer hollow core door shall have solid timber edge with no joints. The veneer and edge strips shall be of the same species and as far as possible of matching colour. The clearance on top and on sides shall be 3mm. The clearance at the bottom shall be 6mm. Any door that is too wide or tall to fit the door frame shall be reduced in size by removing material equally, from each edge — removing material from one edge only to obtain a fit, is unacceptable. . The door shall be fixed with no 8 x 40mm wood screws. The hinges shall 100mm Aluminuim secured with the appropriate rivets and shall be square to the edge. The door shall open and close easy, without any hinge bound.
- 288 Work description: Varnish door complete, 2 coats.  
Previously varnished doors: Remove handles, wash thoroughly with a suitable detergent to remove all dirt and rinse with clean water. Remove defective varnish and repair all holes and defective places with a suitable wood filler. Sand complete door and wipe off all sanding dust with a damp cloth. Allow to dry and apply two coats of varnish on varnished doors. Re-fit door handles  
New doors to be varnished: Remove lock and door handles, Fill all defective places with suitable wood filer, sand smooth and wipe sanding dust off with damp cloth. Allow to dry and apply. Apply three coats varnish on doors. Allow varnish to dry between coats. Re-fit lock and handles.

## FLOORS

- 356 Work description: Remove floor carpets  
Remove existing carpets completely and clean sub floor.

Respondent's signature: \_\_\_\_\_ Date: \_\_\_\_/\_\_\_\_/\_\_\_\_

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- 359 Work description: Lay floor carpets Berber point  
The laying of textile floor covering shall be in accordance with SABS 0186. The laying of carpets shall include all preparatory work to screed surfaces, priming and adhesives in accordance with the relevant manufacturer's instructions. Where skirting and quadrants are fixed the quadrants must be removed and the carpets laid against skirting, the quadrants must be re-fixed at their original place with new 32mm panel pins where no skirting or quadrants are fixed the carpets must be laid against the wall. After the carpets had been laid there must be no air bubbles and the cutting at doorframes must be neat. Where necessary doors must be cut at the bottom to have a clearance of 6mm. Glue marks on carpet tiles shall not be cleaned, tiles shall be replace.
- 395 Work description: Paint skirting 3 coats  
Previously painted/varnished skirting: Wash thoroughly with a suitable detergent to remove all dirt and polish. Rinse with clean water. Remove defective paint/varnish and repair all holes and defective places with a suitable wood filler. Sand completely and wipe off all sanding dust with a damp cloth. Allow to dry, apply one coat universal undercoat, 2 coats Dulux pearlo on painted skirting. New skirting may only be varnished, except, if painted skirting were partly replaced and have to be painted to match rest of skirting. Fill all countersunk nail holes and other defective places in wood with a suitable wood filler to match wood colour. Sand skirting to leave smooth surface. Use damp cloth to clean skirting from dust. Apply 3 coats varnish. Allow drying time as per specification.

"PREVIEW COPY"

Respondent's signature: \_\_\_\_\_ Date: \_\_\_\_/\_\_\_\_/\_\_\_\_