



KINGREN

Groundworks Ltd

23 Charles Gardens
Bournemouth
Dorset
BH10 5EH

Thank you for asking us to quote for your new project. Please find our pricing breakdown below.

PROJECT REFERENCE	20
PROJECT NAME	2B Fitzharris Avenue / 26 Linwood Road
QUOTE REFERENCE	KGL353
DATE	04/11/2021
CLIENT	Southlea Developments Ltd
ADDRESS	Studio 5, The Greenhouse, Mannings Heath Road, Poole, BH12 4NQ, GB
PREPARED BY	Jason Murphy

Site Clear & Temporary Haul Road

Item	QTY	UNIT	TOTAL
1 Site strip To strip site 400m2 up to 100mm from existing levels and cart away inert spoil only (if required).	56 M3	£35.00	£1,960.00
2 Temporary Haul Road To supply and fit up to 150mm of 6F5 hardcore over existing ground to form temporary haul Road.	150 M2	£16.00	£2,400.00
			£4,360.00

Reduce Dig 450

We have allowed inert material only.

Item	QTY	UNIT	TOTAL
1 Reduce dig To reduce dig 230m2 of oversite up to 450mm below existing levels and cart away inert arisings.	145 M3	£29.00	£4,205.00
			£4,205.00

Foundations

All foundations based on drawings 21336-GAP-2A-00-DR-S-1010, 1011, 0010 and 19-188-01, 02, 12

Item				
1	Setting Out To set out Foundations and below ground blockwork following pour	3 Visit	£400.00	£1,200.00
2	450mm Strip Foundations To excavate strip foundations up to 1000mm deep and 450mm wide. To fill with 300mm of GEN 3 concrete and cart away surplus inert arising's.	41 Lm	£75.00	£3,075.00
3	600mm Strip Foundations To excavate strip foundations up to 1000mm deep and 600mm wide. To fill with 300mm of GEN 3 concrete and cart away surplus arising's.	79 Lm	£110.00	£8,690.00
4	Extra Over Concrete To supply and fit extra over concrete, spoil away and labour if deeper excavations are required.			
5	Cavity Fill 125/450 To supply and fit GEN1 concrete to cavities 125mm wide and 450mm deep.	79 Lm	£18.00	£1,422.00
6	Block and Beam Floor To supply and fit concrete block and beam floor as manufacturers design. (To Follow)	1	£0.00	£0.00
7	Below floor Foul water drain To supply and fit 110mm PVCu drainage on a bed and surround of 10mm pea shingle, concert surround to joints and bends, collar an cap.	49 Lm	£62.00	£3,038.00
8	Bellow floor ducting water To supply and fit 100mm blue twin wall water duct from building face to internal position.	9 Lm	£18.00	£162.00
9	Bellow floor ducting Electric To supply and fit 100mm twin wall duct from external face to internal postion	9 Lm	£18.00	£162.00
				£17,749.00

Drainage and Services

All drainage based on drawings C1659-P-100-REVP May 2021

Item				
1	Surface water drain 110 To supply and fit 110mm PVCu drainage and fittings up to 1.2m deep on a bed and surround of 10mm pea shingle. To backfill with arising's and cart away surplus spoil.	85 Lm	£62.00	£5,270.00
2	Surface water inspection chamber 300 To supply and fit PVCu 300mm diameter inspection chambers, risers and lid up to 600mm deep.	2 Each	£320.00	£640.00
3	Surface water inspection chambers 450 To supply and fit PVCu 450mm diameter inspection chamber, risers and lid up to 1.2m deep.	5 Each	£415.00	£2,075.00
4	Silt Trap To supply and fit a PVCu 450mm diameter silt trap and lid up to 1m deep.	1 Each	£365.00	£365.00
5	Attenuation To supply and fit R modular water storage units wrapped in a no porous Geotextile membrane wrap including vent size 5m x 1m x .04m Provisional sum	1 Each	£2,500.00	£2,500.00
6	Foul water drain 110 external To supply and fit 110mm PVCu drainage and fittings up to 1.2m deep on a bed and surround of 10mm pea shingle. To backfill with arising's and cart away surplus spoil.	33 Lm	£62.00	£2,046.00
7	Foul water inspection chamber 300 To supply and fit PVCu 300mm diameter inspection chambers, risers and lid up to 600mm deep.	1 Each	£320.00	£320.00
8	Foul water inspection chambers 450 external To supply and fit PVCu 450mm diameter inspection chamber, risers and lid up to 1.2m deep.	5 Each	£415.00	£2,075.00
9	Water Main Service Trench To excavate a 600mm wide 750mm deep trench for new water service. To install a as dug sand bed, water main sand and warning tape and backfill with excavated arising's.	25 Lm	£45.00	£1,125.00
10	Barrier Water main 25mm To supply and fit 25mm barrier water main to each plot. Please note water will be inserted into underfloor duct prior to floor construction and left on site for future use.	75 Lm	£15.50	£1,162.50
11	Electric Service To excavate a 300mm x 500mm trench for new electric cable installed by others. To supply a sand bed and cover including warning tape and backfill with excavated arising's	45 Lm	£20.00	£900.00
12	Gas Service To excavate a 300mm x 500mm trench for new gas pipe installed by others. To supply a sand bed and cover including warning tape and backfill with excavated arising's	50 Lm	£20.00	£1,000.00
13	Telecoms Service To excavate a 300mm x 500mm trench for new telecoms ducting. To install ducting supplied by you. To supply a sand bed and cover including warning tape and backfill with excavated arising's	50 Lm	£21.00	£1,050.00
				£20,528.50

External Works

External works for budget purposes only we will update the rates within 2 monhts of install.

Item				
1	Permeable paving Budget Budget to supply and fit 60mm standard permeable paving on a porous free draing bed.	130 M2	£92.00	£11,960.00
2	Concrete Path Edgings To supply and fit 915mm x 150mm x 50mm concrete edgings on a bed and surround of concrete	95 Lm	£27.00	£2,565.00
3	Paving slabs To supply and fit 450mm x450mm textured paving slabs on a mortar bed on 100mm of compacted type 1	50 M2	£80.00	£4,000.00
4	Top soil To supply and fit 150mm of screened soil to garden and planting areas	40 M3	£58.00	£2,320.00
5	External Wall foundations To be confirmed.	25 Lm	£65.00	£1,625.00
				£22,470.00

Payment Terms - Standard Valuation

Subtotal £69,312.50

No VAT £0.00

TOTAL £69,312.50

This quotation is valid for 30 days from the above date.

This quotation is based on the information provided by you, should there be any changes and variations we will be happy to provide an updated quotation.

Please confirm in writing if you accept the quotation and attached terms and conditions.

Tel: 07818433201 – 07782149426 Email: info@kingrenltd.com Web: www.kingrenltd.com
Company no: 4651219 Vat no: 811834249

ACCEPTED ESTIMATE TERMS AND CONDITIONS

OUR TERMS

1. THESE TERMS

1.1 What these terms cover. These are the terms and conditions on which we supply Work to you.

1.2 Why you should read them. Please read these terms carefully before you accept our Estimate. These terms tell you who we are, how we will carry out the Work for you, how you and we may change or end the contract, what to do if there is a problem and other important information. If you think that there is a mistake in these terms, please contact us to discuss.

1.3 Defined terms. In these terms the following words have the following meanings:

Estimate the estimate for the Work which we have provided to you.

Work the work set out in the Estimate.

1.4 "Writing" includes emails. When we use the words "writing" or "written" in these terms, this includes emails.

2. OUR CONTRACT WITH YOU

2.1 How we will accept your order. You must notify us if you want us to carry out the Work based on our Estimate. Our acceptance of your order will take place when we tell you that we are able to provide you with the Work on the basis of our Estimate, at which point a contract will come into existence between you and us.

2.2 If we cannot accept your order. If we are unable to accept your order, we will inform you of this and will not charge you for the Work. This might be because we have taken on other work since providing you with the Estimate.

3. CARRYING OUT THE WORK

3.1 Our responsibilities. We will do the following:

- (a) Carry out the Work set out in our Estimate with reasonable care and skill.
- (b) Use materials which are of satisfactory quality and suitable for their intended purpose. The materials will be new unless otherwise agreed in writing with you.
- (c) Start and finish the Work within the period set out in the Estimate, or any extension to that period.

3.2 When we will carry out the Work. The start date and estimated duration of the Work is as set out in the Estimate. These may be varied in accordance with clauses 3.6, 3.8, 4.6 and 10.3.

3.3 Using facilities at the premises. Our Estimate is based on the assumption that we can use electricity, water and toilet facilities at the premises. If that is not the case, then the price for the Work will need to be altered accordingly.

3.4 We are not responsible for delays outside our control. If our performance of the Work is affected by an event outside our control, then we will contact you as soon as possible to let you know and we will take steps to minimise the effect of the delay. Provided we do this we will not be liable for delays caused by the event but if there is a risk of substantial delay you may contact us to end the contract and receive a refund for any Work you have paid for but not received.

3.5 If you do not allow us access to provide Work. If you have asked us to provide the Work to you at your property and you do not allow us access to your property as arranged (and you do not have a good reason for this) we may charge you additional costs incurred by us as a result. If, despite our reasonable efforts, we are unable to contact you or re-arrange access to your property.

3.6 What will happen if you do not provide required information to us. We may need certain information from you so that we can provide the Work to you. We will contact you to ask for this information. If you do not, within a reasonable time of us asking for it, provide us with this information, or you provide us with incomplete or incorrect information, we may either end the contract or make an additional charge of a reasonable sum to compensate us for any extra work that is required as a result. We will not be responsible for carrying out the work late or not providing any part of them if this is caused by you not giving us the information, we need within a reasonable time of us asking for it.

3.7 We may suspend the Work if you do not pay. If you do not pay us for the Work when you are supposed to then we may suspend carrying out the Work.

4. WHAT YOU MUST DO

You must:

4.1 Provide us with access to the premises during normal working hours, or such other hours as may be set out in the Estimate.

4.2 Keep the working areas clear of obstructions to allow us to carry out the Work unimpeded.

4.3 Allow us to carry out the Work in the order which we decided most appropriate.

4.4 Take notice of all warnings which we give you about any health and safety or environmental risks, and any measures we are taking to minimise them.

4.5 Extend the period for carrying out the Work by a fair and reasonable period if we must spend extra time on the Work because of:

(a) changes you have requested; or

(b) reasons outside our control (including because of poor weather conditions or delay caused by you).

5. YOUR RIGHT TO MAKE CHANGES

If you wish to make a change to the Work, please contact us. We will let you know if the change is possible. If it is possible, we will let you know about any changes to the price of the Work, its timing or anything else which would be necessary as a result of your requested change and ask you to confirm whether you wish to go ahead with the change.

6. IF THERE IS A PROBLEM WITH THE WORK

6.1 How to tell us about problems. If you have any questions or complaints about the Work, please contact us. You can contact us using the details set out in our letterhead.

- You can ask us to repeat or fix a service if it's not carried out with reasonable care and skill or get some money back if we can't fix it.

- If you haven't agreed a price beforehand, what you're asked to pay must be reasonable.

- If you haven't agreed a time beforehand, it must be carried out within a reasonable time.

7. PRICE

7.1 Where to find the price for the Work. The price of the Work will be the price set out in our Estimate.

7.2 Unexpected problems. The price includes our costs of dealing with any unexpected problems which we could have discovered by carrying out a careful visual inspection of the premises before the price was agreed. Such a careful inspection would be visual only, and non-destructive. If we discover an unexpected problem which we could not have discovered by a careful visual inspection before the price was agreed, then we will discuss this with you. Any change to the Work will be treated as a change to the Work in accordance with clause 9.4.

7.3 Delay. We can claim any reasonable costs arising from the working period being extended because of any delay caused by you.

7.4 Changes to the Work. If you change the Work, then the price will be increased or reduced depending on the changes made.

8. PAYMENT

8.1 When you must pay. We will invoice you for the amount due:

- (a) (if the Estimate does not state you are paying by instalments) when all of the Work is finished; or
- (b) (if the Estimate states you are to pay by instalments) when each stage of the Work is finished,

and you must pay the invoice no later than 14 days after receiving it.

8.2 All materials and goods remain the property of **KINGREN GROUNDWORKS LIMITED** until invoices have been paid in full.

8.3 We can charge interest if you pay late. If you do not make any payment to us by the due date (see clause 8.1) we may charge interest to you on the overdue amount at the rate of 5% a year above the base lending rate of National Westminster Bank plc from time to time. This interest shall accrue daily from the due date until the date of actual payment of the overdue amount, whether before or after judgment. You must pay us interest together with any overdue amount.

8.4 We can suspend the Work if you are late with payment. If you do not make any payment to us by the due date (see clause 8.1) we may stop carrying out the Work until the outstanding amount is paid in full. The period for carrying out the Work will be extended by the period of the suspension, together with an additional 14 days to allow us reasonable time to resume carrying out the Work. We can claim any reasonable costs arising from the working period being extended because of our exercising our rights under this clause. As well as suspending the Work we can also charge you interest on your overdue payments (see clause 8.2).

8.5 What to do if you think an invoice is wrong. If you think an invoice is wrong, please contact us promptly to let us know.

9. OUR RESPONSIBILITY FOR LOSS OR DAMAGE SUFFERED BY YOU

9.1 When we are liable for damage to your property. If we are providing Work in your property, we will make good any damage to your property caused by us while doing so. However, we are not responsible for the cost of repairing any pre-existing faults or damage to your property that we discover while carrying out the work.