

BOQ FOR INTERIOR RENOVATION WORKS OF GUEST HOUSE AND HOLIDAY HOME IN SHAKTI SIKHA APARTMENT, SIGRA, VARANASI

Note :

1. Total number of flats is 14 located in 5th (6 flats), 6th (4 flats) & 7th floor (4 flats) of the Shakti Sikha Apartment
2. Rate quoted will be inclusive of lifting of materials to the upper floors by manual means
3. Rate of all items is inclusive of cost of scaffolding / ladder / temporary staging etc. which may be required for proper execution of the works
4. Sample of materials must be approved by Bank's Engineer before put to use
5. Bank may demand to produce GST invoice of any materials purchased by vendor
6. The work may have to be done both in day and night shifts and no additional charge will be paid for doing work in night
7. Cost of water and electricity has to be borne by the vendor

Sl.No.	Description	Unit	Quantity	Rate	Amount
ACRYLIC EMULSION PAINT					
1	Preparing previously painted surface by scraping, rubbing with sand paper, applying two coats of Birla white putty wherever required, to level the surface to ensure smooth surface, suitable to apply paint and then applying 2 or more coats of Acrylic Emulsion Paint of approved colour and shade of with low VOC content over a coat of approved primer complete as per manufacturers' specifications and as directed by Bank's Engineer on internal walls/ceiling including necessary scaffolding etc.complete.Make:- Asian /Dulux / Berger/ICI /Nerolac / Indigo .	Sqm	3883		
ENAMEL PAINT					
2	Providing and applying at all heights Premium enamel or approved equivalent grade gloss/ satin paint to all type of steel wood surface like doors / windows / frame, shutters, railing, grills, gates etc. in two or more coat of approved brand and shade including a priming coat as per manufacturers' specifications, after necessary preparation of surface by scraping, sand paper rubbing, applying putty, including necessary scaffolding etc.complete as directed by the Engineer-in-charge.Paint: Make:- Asian /Dulux Berger/ICI /Nerolac / Indigo .	Sqm	673		
3	Applying silicon & acrylic emulsion based water thinnable sealer of approved brand and manufacture on wet or patchy portion of plastered surfaces minimum two coat to give an even , smooth and homogeneous finish after application of the paint as directed and specified. Make : Nippon,Asian, Nerolac, Berger or equivalent	Sqm	240		
5	Filling the gap in between aluminium frame & adjacent RCC/ Brick/ Stone work by providing weather silicon sealant over backer rod of approved quality as per direction of Engineer-in-charge complete.	Rmt	364		
BRICK MASONARY					
6	Half Brick Masonry with F.P.S. bricks of class designation 75 in superstructure above plinth level up to floor III level. Cement mortar 1:3 (1 cement : 3 coarse sand). Item to include providing and placing in position 2 Nos. 6 mm dia. M.S. bars at every third course of half brick masonry (with F.P.S. bricks) etc. all complete as per directions of Bank's Engineer.	Sqm	30		
CEMENT PLASTER					
7	Providing and applying in position average 12mm to15mm thick smooth finish cement Plaster in cement mortar 1:5 on internal walls, using fine or Coarse sand and adding polypropylene fibre of approved quality in desired quantity per bag of cement as per manufacturers specifications complete. Rate includes providing chicken mesh to all joints of RCC members with Brick walls in all positions in proper line, level & plumb at all levels and heights with necessary scaffolding, cleaning of surfaces, raking out joints, roughening of surfaces ,curing etc complete as directed and specified. Rate includes making Flush/raised/sunk or moulded bands of any width, recesses, making grooves etc. complete as per Architectural drawings/ direction of Bank's Engineer and no extra payment shall be considered for the same.	Sqm	354		
FALSE CEILING					
8	Providing and fixing false ceiling at all height including providing and fixing of frame work made of galvanized M.S. sections as per IS : 277 and consisting of angle cleats of size 25 mm wide x 1.6 mm thick with flanges of 27 mm and 37mm, at 1200 mm centre to centre, one flange fixed to the ceiling with dash fastener 12.5 mm dia x 50mm long with 6mm dia bolts, other flange of cleat fixed to the angle hangers of 25x10x0.50 mm of required length with nuts & bolts of required size and other end of angle hanger fixed with intermediate G.I. channels 45x15x0.9 mm running at the spacing of 1200 mm centre to centre, to which the ceiling section 0.5 mm thick bottom wedge of 80 mm with tapered flanges of 26 mm each having lips of 10.5 mm, at 450 mm centre to centre, shall be fixed in a direction perpendicular to G.I. intermediate channel with connecting clips made out of 2.64 mm dia x 230 mm long G.I. wire at every junction, including fixing perimeter channels 0.5 mm thick 27 mm high having flanges of 20 mm and 30 mm long Fixing of gypsum board to ceiling section and perimeter channel with the help of dry wall screws of size 3.5 x 25mm at 230 mm c/c, including jointing and finishing to a flush finish of tapered and square edges of the board with recommended jointing compound , jointing tapes , finishing with jointing compound in 3 layers covering upto 150 mm on both sides of joint and two coats of primer suitable for board, all as per manufacturer's specification and also including the cost of making openings for light fittings, grills, diffusers, cutouts made with frame of perimeter channels suitably fixed, all complete as per drawings, specification and direction of Engineer in charge including cost of painting the false ceiling with two coats of acrylic emulsion paint over a coat of putty 12.5 mm thick tapered edge gypsum moisture resistant board.(Gyproc / Boral /India gypsum)	Sqm	360		
9	Renewing glass panes, with putty and nails wherever necessary including racking out the old putty . Float /Ground glass panes of nominal thickness 5 mm. (Saint Gobain / Modiguard / Indo Asahi). Rate is inclusive of cost of scaffolding .	Sqm	210		
Vitrified Tile Flooring					
10	Providing & laying in-position Vitrified tiles of approved make and colour on floor and skirting uniformly in line, level and in approved design, including laying avg. 20 to 25 mm thick bed of cement mortar 1:6 (1 cement : 6 coarse sand) and filling the joints with epoxy based joint filling compound of matching shade, curing the joints etc complete. Rates to include providing & fixing 100 mm high skirting flushed with finished surface of wall in line and level and 6 mm wide groove to be made in wall at the junction of skirting and finished surface of wall etc. complete matching to flooring as per direction of Engineer In-Charge.Double Charged Nano Polish Gloss / Matt finished Vitrified tiles. Size of Tile 600 x 1200 mm Make: (Kajaria, Somany, Simpolo, Johnson, RAK)	Sqm	227		
GRANITE WORK					
11	Providing & Fixing in position 18mm thick ± 2mm tolerance, machine cut, Mirror finish Pre-polished Granite slabs in cladding laid in perfect line and level as per approved design and pattern on rough finished 1:4 cement mortar backing plaster of average thickness 20 mm. Granite to be fixed to walls using approved tile adhesive of Roff/Bal Endura/Fevimate and all free edges should be pre chamfered before fixing and filling the joints with epoxy based joint filling compound of matching shade, curing, rubbing/grinding/polishing the joints etc. complete as directed by the Bank. Rate includes cost of cement mortar 1:4 backing plaster with waterproofing compound, chamfering of tiles at corners and execution of work at all heights and locations including cutting, wastage , labour , scaffolding etc. complete as directed and specified. (Basic Rate: Rs. 1,800/- per Sqm)	Sqm	50		
12	Dismantling tile/stone slab work in floors and roofs laid in cement mortar for thickness of tiles above 25 mm and up to 40 mm including stacking material within 50 metres lead and disposal of unserviceable material out side from campus at Municipal disposal yard or as directed by Bank official.	Sqm	270		
ALUMINIUM WINDOW :Providing and fixing Powder coated aluminium (minimum thickness of powder coating 50 micron) work for doors, windows, ventilators and partitions with extruded built up standard tubular sections/ appropriate Z sections and other sections of approved make conforming to IS: 733 and IS: 1285, fixing with dash fasteners of required dia and size, including necessary filling up the gaps at junctions, i.e. at top, bottom and sides with required EPDM rubber/ neoprene gasket etc. Aluminium sections shall be smooth, rust free,straight, mitred and jointed mechanically wherever required including cleat angle, Aluminium snap beading for glazing / paneling, C.P. brass / stainless steel screws, all complete including paneling, dash fasteners and Providing and fixing glazing in aluminium door, window, ventilator shutters and partitions etc. with EPDM rubber / neoprene gasket etc. complete as per the architectural drawings and the directions of engineer-in-charge ,with float glass panes of 4.0 mm thickness as per architectural drawings and the directions of Engineer-in-charge.					
13		Sqm	86		
14	Removal and refixing after modification of existing doors by providing and fixing 4mm BWP ply of approved make on both sides and finished with 1 mm laminate of approved make & shade/ pattern . All open edges of door shall be lipped with beach wood beading and all wood to be finished with melamine polish. Rate is including repairing or replacing door closer of approved make (Godrej/Dorma /Doorset), brass hinges, brush steel finish mortise lock and heavy door stopper and all other fittings and fixture etc. complete and as per design and approval of Engineer-in-charge.	Sqm	78		
15	Demolition of existing Brickwork,RC concrete Wall ,Flooring, Stone Works, Tiling, Aluminium Works, Doors,Windows, existing toilet wall tiles, flooring ,wooden storage and removing flooring materials, removing CI pipes, GI pipes, fittings & fixtures etc. and the like as per site requirement including disposal of debris(mulba) including disposal and clearing of building waste of all types for all lifts & leads outside municipal limits / as per municipality bye laws all complete.	Per flat	14		

16	Providing and fixing C.P. brass angle valve of approved make for basin, WC and the like (15 mm nominal bore). (Jaguar (CON-CHR-053KN), Hindware, Karovit or equivalent)	Nos.	42		
17	Providing and fixing Health Faucet of approved make with 8 mm dia, 1 meter long flexible tube with wall hook of make Jaguar or approved equivalent with SS screws etc. all complete as per the directions of the Bank's Engineer. (Jaguar (ALD-CHR-577), Hindware, Karovit or equivalent)	Nos.	14		
18	Providing and fixing C.P. brass Towel Rail of approved make with hanger including cutting and making good the walls wherever required of make Jaguar etc. all complete as per the directions of the Architect/ Bank's Engineer. (Jaguar (AEC-CHR-1181), Hindware, Karovit or equivalent)	Nos.	14		
19	Providing and fixing Mirror with frosted border of approved make mounted with SS spacers etc. all complete as per the directions of Engineer-in-charge. (Jaguar (AKP-35795), Hindware, Karovit or equivalent)	Sqm	14		
20	Providing and fixing C.P. brass double coat hook of approved make with SS screws etc. all complete as per directions of Engineer-in-charge. (Cat. No. CAN 1161N) of Jaguar/Hindware, Karovit or equivalent)	Each	14		
21	Providing and fixing Soap dish holder of approved make complete as per direction of Banks Engineer (Jaguar-Cat No.AKP-35731P, Hindware, Karovit or equivalent)	Nos.	14		
22	Providing and fixing Toilet roll holder with stainless steel Flap of approved make complete as per direction of Banks Engineer (Jaguar- Cat No AKP-35753PS, Hindware, Karovit or equivalent)	Nos.	14		
23	Wardrobe :Providing, fabricating and fixing box type wardrobe of 2100mm to 2500mm height and 600mm deep with BWP grade 19mm Thk. plywood of approved make should be used for all the verticals, horizontals members, selves, doors and wall side supports. All the plywood surfaces like panels, selves, verticals, horizontals & support structures, drawers in & out side should be pasted with 1MM thick approved make & shade laminate. 6mm thick approved make BWP grade plywood shall be provided for wardrobe back side with 1.00 mm thick laminate of approved make & design. The wardrobe shutters/doors shall be provided with Stainless steel spring hinges (3 Nos. per shutter), 150mm long Stainless steel handles, tower bolts, magnetic catches and locks of approved make, shade and designs. Four drawer units (Minimum 200mm(H) x400mm (W) in 1000mm width shall be provided with set of steel slider channels, locks and 150mm long stainless handles of approved make and design. Stainless steel hollow hanger rods with necessary fixing armaments should be provided to facilitate cloth hangers. All the exposed edges of plywood's shall be provided with approved make matching colour edge binding. Approved make adhesive should be used. The entire unit should be fitted/bolted to wall with 75mm long GI screw/bolts on all the four corners of unit facing the wall side. Payment will made on the elevation area (L X H) measurements. MAKE: CENTURY/GREENPLY/ARCHID PLY.	Sqm	200		
24	DOORS : Providing and fixing panelled or panelled and /grilled shutters for doors of seasoned teak wood fixing with butt hinges of required size with necessary screws all complete as per design direction of Engineer. SS grill of approved desing has to be fixed on top Panel , back side shall be covered with galvanised wire mosquito net and bottom panel shall be of seasoned teak wood. The door shall be fitted with door closer of approved make, 3 nos of heavy brass hinges, brush steel mortise lock and heavy door stopper and all other fittings and fixture etc. complete and as per design and approval of Engineer. Size : 2100mmx900mm	Nos	7		
25	Mosquito mesh :Providing and fixing of window GI Mosquito Mesh with wooden fillet wherever necessary. The rate shall include cost of all material, labor, scaffolding, ladders charges, storing & safeguarding the material etc all complete. (The rate quoted should be inclusive of scaffolding at all heights if required , labour, materials etc all complete as directed)	Sqm	203		
26	Wall Panelling : Providing and fixing in position wall panelling with 12 mm thick Marine grade Ply (IS :710) finished with 1 mm thick laminate 'UGM' Frosty White/ Teak finished laminate as/ approval of approved make. All exposed surfaces, grooves and the like to be finished in melamine polish of matching laminate colour or as directed. (Green / Century/ Archid)	Sqm	131		
Total Amount excluding GST					