

Remediation Works**At 20 Te Arawa Street, Orakei**Date: **6/07/2022****SCOPE OF WORK**

| 200 | Scaffolding | Type | Amount | Comments |
|------------|--|-------------|---------------|-----------------|
| 201 | Provide scaffolding, including planks and ladders to the height required to provided access to effect the safe execution of the work items within this scope of works including all provisional sum items. | L/S | | |
| 400 | Cladding Removal | | | |
| 401 | Remove all fittings and fixtures attached to the building. Allow for the removal and disposal of all downpipes, gutters and brackets | L/S | | |
| 402 | Remove & dispose of uv corroded heat pump pipe works and trunking located in the north elevation & replace with new trunking and pipes | P/S | | |
| 403 | Remove & reinstate heat pump -condenser unit for painting & sub floor repair | P/S | | |
| | | | | |
| 500 | External wall reinstatement | | | |
| 501 | Repair cracks in brick veneer | P/S | | |
| | | | | |
| 600 | External Windows and Doors | | | |
| 601 | Ease and adjust external windows as required. | P/S | | |
| 602 | Remove rusted head flashings & replace with new powder coated Aluminium flashings. | P/S | | |
| 603 | Remove & replace damaged window sashes and damaged window glasses. | P/S | | |
| 604 | Allow the supply and installation of new internal timber window sills, reveals, and architraves to windows and doors. | P/S | | |
| 605 | Replace rusted /corroded window hardware including hinges, stays and latchets with similar hardware | P/S | | |
| 606 | Remove and replace window putty | P/S | | |
| 607 | Replace window seal to all window sashes | P/S | | |

| | Description | Type | | Comments |
|-------------|--|------|--|----------|
| 609 | Thoroughly prepare all exterior faces and exposed edges of the property's exterior doors, including all joinery, for a new paint finish in accordance with the paint manufacturers specification. Apply a three coats of semi gloss acrylic as specified and in accordance with the paint manufacturers recommendations. Paint is to be sourced from Resene. | L/S | | |
| 700 | Wall Cladding | | | |
| 702 | Water blast exterior surfaces of the property prior to painting | L/S | | |
| 703 | Thoroughly prepare all exterior faces and exposed edges of the property's exterior cladding, soffits, and facia and barge boards, for a new paint finish in accordance with the paint manufacturers specification. Apply a three coats of semi gloss acrylic as specified and in accordance with the paint manufacturers recommendations. Paint is to be sourced from Resene. | L/S | | |
| 704 | Allow the supply and installation of new Marley PVC gutters and PVC downpipes with new associated brackets and supports. Allow the installation of gutters to all four elevations to connect to the existing outside storm water pipe | L/S | | |
| 705 | Replace rusted window head flashings | | | |
| 706 | Remove and replace damaged soffit, barge and fascia boards | P/S | | |
| 707 | Cut back existing metal soffit ventilation pipes, so they can be flushed with soffit level and be applied with rust treatment. Install a white Manrose external tube grille over the existing metal soffit ventilation pipe. | P/S | | |
| 707A | Exterior hose tap -rust treat & paint | L/S | | |
| 800 | Subfloor Wall and Foundations | | | |
| 801 | Remove any existing vapour barriers installed in the subfloor. Supply and install new 250 micron polythene vapour barrier over the ground within the subfloor spaces in accordance with NZS 4246, taping joints with hold downs. Install 45x20mm timber battens to hold the polythene against the sub floor perimeter wall. | L/S | | |
| 802 | Supply and install a 4x4m square area of Masons HT Green 300 micron extra thick, super hi-strength Vapour barrier to the subfloor area on the south elevation entry directly accessible from the subfloor door. | L/S | | |
| 803 | Install subfloor perimeter concrete base walls. Square cut spalling areas, clean and rust proof steel using Sika 910 primer, then scabble faces and apply Sikadur 32 a two pot epoxy to bond. Then refill the cut with Sika 212 structural mortar and replace any rusted reinforcement with new. Approximate location as is per attached marked up drawing. | P/S | | |
| 804 | Allow the upgrade of the timber bearer to pile connections and joist to bearer/foundation wall connections where required as per NZS 3604. | P/S | | |
| 805 | Thoroughly prepare all exterior faces and exposed edges of the property's exterior subfloor wall cladding and entrance way stair and lobby for a new paint finish in accordance with the paint manufacturers specification. Apply a three coats of semi gloss acrylic as specified and in accordance with the paint manufacturers recommendations. Paint is to be sourced from Resene. | L/S | | |
| 806 | Tidy up the existing sub floor insulation including installing new insulation match to the existing | P/S | | |
| 1000 | Roof | | | |
| 1001 | Wash down concrete tiles with Resene Moss & Mould Killer to remove lichen growth. | L/S | | |
| 1002 | Wire brush, and wash all corroded roof elements including soil vent pipes. Apply Resene GP Metal Primer prior to application of primer and paint. Apply three coats of semi gloss acrylic as specified and in accordance with the paint manufacturers recommendations. Paint is to be sourced from Resene. | L/S | | |
| 1003 | Replace damaged roof tiles (close match to the existing) | P/S | | |
| | | | | |

| | Description | Type | Amount | Comments |
|---------------|--|------|--------|----------|
| 1100 | Building Services | | | |
| 1101 | Remove and reinstate plumbing pipes and fixtures as required or as directed by client | P/S | | |
| 1102 | Allow to inspect and make necessary repairs to electrical fittings, wiring and other electrical elements in the property | P/S | | |
| 1500 | Internal Kitchen | | | |
| 1501 | Supply and install new kitchen extract fan through exterior wall | L/S | | |
| | | | | |
| | Description | Type | Amount | Comments |
| 1800 | External Works | | | |
| 1802 | Repair /Replace grates over gully traps where required due to damage or dilapidation. | L/S | | |
| | Description | Type | Amount | Comments |
| 1803 | Remove & reinstall toby box & secure earthing cable. | P/S | | |
| | | | | |
| TOTAL: | | | 0.00 | |