

ROOF WORKS - 1-57 Blackstone House	Cost Breakdown	
Work Elements/sections		
1. Remove Existing & Preperation	£	162,313
2. Edge Protection Sytem & Access	£	133,695
3. Provisional sums, Contingencies, Risks & Daywork, Demolitions Alterations & Hazardous Materials	£	38,210
4. Local & Statutory Authority Fees & Works	£	6,000
5. Allowance for labour & material supply issues @ 15% of works value and inflation @ 30% of works value	£	153,097
6. Design	£	6,581
7. Preliminaries	£	102,513
8. OHP	£	39,156
Works Sub total	£	641,565
Contingency @ 10%	£	64,211
WCC Costs @ 8.2%	£	57,888
Total Project Costs	£	763,664

Breakdown Notes:

- 1) When producing a budget summary for every project WCC will break down the costs into sections, the sections you see noted above are a reflection of that relating to AE105.
- 2) Design cost of the project means all costs to prepare project plans, project specifications, and carry our tender exercises.
- 3) Preliminaries in a construction contract, or 'prelims', is typically taken to mean the section in the bills of quantities which groups together items which are necessary for the contractor to complete the works.
- 4) Contingency sum is the sum of money allowed in the project budget for expenditure on aspects of the project that were unforeseen or unforeseeable at the time of preparing documents.
- 5) Overheads & Profit (ohp) includes but not limited to activity costs such as pre-planning, feasibility, operating cost, risk analysis. In construction, overhead includes both direct costs, which are tied to specific jobs, and indirect costs, which include operational costs required to run a project.
- 6) WCC Cost, WCC staff time and expenditure from inception to completion of the project.
- 7) At this early-stage figures are budgetary only and whilst the project scope is being reviewed figures can change. The budget will become more accurate as the project progresses and moves through the design stage and to section 20. It should be noted that even at section 20 stage the cost are still estimated until the works are complete and the final account agreed.