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PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING COUNTY ASSEMBLY OFFICES

TENDER NO: CAN/T/12/2017/2018

CLOSING DATE: 30TH APRIL 2018 AT 11.00 A.M.

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SECTION I

INVITATION FOR TENDERS

Tender No: CAN/T/12/2017/2018

Tender Name: Proposed external refurbishment of the existing County Assembly Offices

Date: 16th April 2018

- (i) The County Assembly of Nakuru invites sealed tenders for the proposed external refurbishment of the existing County Assembly of Offices.
- (ii) Interested eligible candidates may obtain further information from and inspect the tender documents at County Assembly of Nakuru, P.O Box 907-20100 Nakuru in the procurement office during normal office working hours.
- (iii) A complete set of tender documents may be downloaded by interested candidates in the Assembly's website: www.assembly.nakuru.go.ke
- (iv) Prices quoted should be net inclusive of all taxes, and delivery costs, must be in Kenya Shillings and shall remain valid for one hundred and twenty (120) days from the closing date of the tender.
- (v) Completed tender documents are to be enclosed in plain sealed envelopes, marked with the tender number and name be deposited in the Tender Box at County Assembly of Nakuru reception or be addressed to; **The Clerk, County Assembly of Nakuru, P.O Box 907-20100 Nakuru so as to be received on or before 30th April 2018 at 11.00 a.m.**
- (vi) Tenders will be opened immediately thereafter in the presence of the candidates representatives who choose to attend at the Assembly's committee room.

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INSTRUCTIONSTOTENDERERS.

1. **General/Eligibility/Qualifications/Joint venture/Cost of tendering**

- 1.1 The Employer as defined in the Appendix to Conditions of Contract invites tenders for Works Contract as described in the tender documents. The successful tenderer will be expected to complete the Works by the Intended Completion Date specified in the tender documents.
- 1.2 All tenderers shall provide the Qualification Information, a statement that the tenderer (including all members of a joint venture and subcontractors) is not associated, or has not been associated in the past, directly or indirectly, with the Consultant or any other entity that has prepared the design, specifications, and other documents for the project or being proposed as Project Manager for the Contract. A firm that has been engaged by the Employer to provide consulting services for the preparation or supervision of the Works, and any of its affiliates, shall not be eligible to tender.
- 1.3 All tenderers shall provide in the Form of Tender and Qualification Information, a preliminary description of the proposed work method and schedule, including drawings and charts, as necessary.
- 1.4 In the event that pre-qualification of potential tenderers has been undertaken, only tenders from pre-qualified tenderers will be considered for award of Contract. These qualified tenderers should submit with their tenders any information updating their original pre-qualification applications or, alternatively, confirm in their tenders that the originally submitted pre-qualification information remains essentially correct as of the date of tender submission.
- 1.5 Where no pre-qualification of potential tenderers has been done, all tenderers shall include the following information and documents with their tenders , unless otherwise stated:
 - (a) Copies of original documents defining the constitution or legal status, place of registration, and principal place of business; written power of attorney of the signatory of the tender to commit the tenderer:
 - (b) Total monetary value of construction work performed for each of the last five years:
 - (c) Experience in works of a similar nature and size for each of the last five years, and details of work under way or contractually committed; and names and addresses of clients who may be contacted for further information on these contracts;

- (d) Major items of construction equipment proposed to carry out the Contract and an undertaking that they will be available for the Contract.
- (e) Qualifications and experience of key site management and technical personnel proposed for the Contract and an undertaking that they shall be available for the Contract.
- (f) Reports on the financial standing of the tenderer, such as profit and loss statements and auditor's reports for the past five years;
- (g) Evidence of adequacy of working capital for this Contract (access to line(s) of credit and availability of other financial resources);
- (h) Authority to seek references from the tenderer's bankers;
- (i) Information regarding any litigation, current or during the last five years, in which the tenderer is involved, the parties concerned and disputed amount; and
- (j) Proposals for subcontracting components of the Works amounting to more than 10 percent of the Contract Price.

1.6 Tenders submitted by a joint venture of two or more firms as partners shall comply with the following requirements, unless otherwise stated:

- (a) the tender shall include all the information listed in clause 1.5 above for each joint venture partner;
- (b) the tender shall be signed so as to be legally binding on all partners;
- (c) all partners shall be jointly and severally liable for the execution of the Contract in accordance with the Contract terms;
- (d) one of the partners will be nominated as being in charge, authorised to incur liabilities, and receive instructions for and on behalf of all partners of the joint venture; and
- (e) The execution of the entire Contract, including payment, shall be done exclusively with the partner in charge.

1.7 To qualify for award of the Contract, tenderers shall meet the following minimum qualifying criteria;

- (a) annual volume of construction work of at least 2.5 times the estimated annual cash flow for the Contract;
 - (b) experience as main contractor in the construction of at least
 - (c) two works of a nature and complexity equivalent to the Works over the last 10 years (to comply with this requirement, works cited should be at least 70 percent complete);
 - (d) proposals for the timely acquisition (own, lease, hire, etc.) of the essential equipment listed as required for the Works;
 - (e) a Contract manager with at least five years' experience in works of an equivalent nature and volume, including no less than three years as Manager; and
 - (f) Liquid assets and/or credit facilities, net of other contractual commitments and exclusive of any advance payments which may be made under the Contract, of no less than 4 months of the estimated payment flow under this Contract.
- 1.8 The figures for each of the partners of a joint venture shall be added together to determine the tenderer's compliance with the minimum qualifying criteria of clause 1.7 (a) and (e); however, for a joint venture to qualify, each of its partners must meet at least 25 percent of minimum criteria 1.7 (a), (b) and (e) for an individual tenderer, and the partner in charge at least 40 percent of those minimum criteria. Failure to comply with this requirement will result in rejection of the joint venture's tender. Subcontractors' experience and resources will not be taken into account in determining the tenderer's compliance with the qualifying criteria, unless otherwise stated.
- 1.9 Each tenderer shall submit only one tender, either individually or as a partner in a joint venture. A tenderer who submits or participates in more than one tender (other than as a subcontractor or in cases of alternatives that have been permitted or requested) will cause all the proposals with the tenderer's participation to be disqualified.
- 1.10 The tenderer shall bear all costs associated with the preparation and submission of his tender, and the Employer will in no case be responsible or liable for those costs.
- 1.11 The tenderer, at the tenderer's own responsibility and risk, is encouraged to visit and examine the Site of the Works and its surroundings, and obtain all information that may be necessary for preparing the tender and entering into a contract for construction of the Works. The costs of visiting the Site shall be at the tenderer's own expense.

- 1.12 The procuring entity's employees, committee members, board members and their relative (spouse and children) are not eligible to participate in the tender.
- 1.13 The price to be changed for the tender document shall not exceed Kshs.5,000/=
- 1.14 The procuring entity shall allow the tenderer to review the tender document free of charge before purchase.

2. Tender Documents

- 2.1 The complete set of tender documents comprises the documents listed below and any addenda issued in accordance with Clause 2.4.
 - (a) These Instructions to Tenderers
 - (b) Form of Tender and Qualification Information
 - (c) Conditions of Contract
 - (d) Appendix to Conditions of Contract
 - (e) Specifications
 - (f) Drawings
 - (g) Bills of Quantities
 - (h) Forms of Securities
- 2.2 The tenderer shall examine all Instructions, Forms to be filled and Specifications in the tender documents. Failure to furnish all information required by the tender documents, or submission of a tender not substantially responsive to the tendering documents in every respect will be at the tenderer's risk and may result in rejection of his tender.
- 2.3 A prospective tenderer making an inquiry relating to the tender documents may notify the Employer in writing or by cable, telex or facsimile at the address indicated in the letter of invitation to tender. The Employer will only respond to requests for clarification received earlier than seven days prior to the deadline for submission of tenders. Copies of the Employer's response will be forwarded to all persons issued with tendering documents, including a description of the inquiry, but without identifying its source.
- 2.4 Before the deadline for submission of tenders, the Employer may modify the tendering documents by issuing addenda. Any addendum thus issued shall be part of the tendering documents and shall be communicated in writing or by cable, telex or facsimile to all tenderers. Prospective tenderers shall acknowledge receipt of each addendum in writing to the Employer.

2.5 To give prospective tenderers reasonable time in which to take an addendum into account in preparing their tenders, the Employer shall extend, as necessary, the deadline for submission of tenders, in accordance with Clause 4.2 here below.

3. Preparation of Tenders

3.1 All documents relating to the tender and any correspondence shall be in English language.

3.2 The tender submitted by the tenderer shall comprise the following:

- (a) These Instructions to Tenderers, Form of Tender, Conditions of Contract, Appendix to Conditions of Contract and Specifications;
- (b) Tender Security;
- (c) Priced Bill of Quantities ;
- (d) Qualification Information Form and Documents;
- (e) Alternative offers where invited; and
- (f) Any other materials required to be completed and submitted by the tenderers.

3.3 The tenderer shall fill in rates and prices for all items of the Works described in the Bill of Quantities. Items for which no rate or price is entered by the tenderer will not be paid for when executed and shall be deemed covered by the other rates and prices in the Bill of Quantities. All duties, taxes, and other levies payable by the Contractor under the Contract, or for any other cause relevant to the Contract, as of 30 days prior to the deadline for submission of tenders, shall be included in the tender price submitted by the tenderer.

3.4 The rates and prices quoted by the tenderer shall only be subject to adjustment during the performance of the Contract if provided for in the Appendix to Conditions of Contract and provisions made in the Conditions of Contract.

3.5 The unit rates and prices shall be in Kenya Shillings.

3.6 Tenders shall remain valid for a period of sixty (60) days from the date of submission. However in exceptional circumstances, the Employer may request that the tenderers extend the period of validity for a

specified additional period. The request and the tenderers' responses shall be made in writing. A tenderer may refuse the request without forfeiting the Tender Security. A tenderer agreeing to the request will not be required or permitted to otherwise modify the tender, but will be required to extend the validity of Tender Security for the period of the extension, and in compliance with Clause 3.7 - 3.11 in all respects.

- 3.7 The tenderer shall furnish, as part of the tender, a Tender Security in the amount and form specified in the appendix to invitation to tenderers. This shall be in the amount not exceeding 2 percent of the tender price
- 3.8 The format of the Tender Security should be in accordance with the form of Tender Security included in Section G - Standard forms or any other form acceptable to the Employer . Tender Security shall be valid for 30 days beyond the validity of the tender.
- 3.9 Any tender not accompanied by an acceptable Tender Security shall be rejected. The Tender Security of a joint venture must define as "Tenderer" all joint venture partners and list them in the following manner: a joint venture consisting of".....", ".....", and ".....".
- 3.10 The Tender Securities of unsuccessful tenderers will be returned within 28 days of the end of the tender validity period specified in Clause 3.6.
- 3.11 The Tender Security of the successful tenderer will be discharged when the tenderer has signed the Contract Agreement and furnished the required Performance Security.
- 3.12 The Tender Security may be forfeited
 - (a) if the tenderer withdraws the tender after tender opening during the period of tender validity;
 - (b) if the tenderer does not accept the correction of the tender price, pursuant to Clause 5.7;
 - (c) in the case of a successful tenderer, if the tenderer fails within the specified time limit to
 - (i) sign the Agreement, or
 - (ii) Furnish the required Performance Security.
- 3.13 Tenderers shall submit offers that comply with the requirements of the tendering documents, including the basic technical design as

indicated in the Drawings and Specifications. Alternatives will not be considered, unless specifically allowed in the invitation to tender. If so allowed, tenderers wishing to offer technical alternatives to the requirements of the tendering documents must also submit a tender that complies with the requirements of the tendering documents, including the basic technical design as indicated in the Drawings and Specifications. In addition to submitting the basic tender, the tenderer shall provide all information necessary for a complete evaluation of the alternative, including design calculations, technical specifications, breakdown of prices, proposed construction methods and other relevant details. Only the technical alternatives, if any, of the lowest evaluated tender conforming to the basic technical requirements shall be considered.

3.14 The tenderer shall prepare one original of the documents comprising the tender documents as described in Clause 3.2 of these Instructions to Tenderers, bound with the volume containing the Form of Tender, and clearly marked "ORIGINAL". In addition, the tenderer shall submit copies of the tender, in the number specified in the invitation to tender, and clearly marked as "COPIES". In the event of discrepancy between them, the original shall prevail.

3.15 The original and all copies of the tender shall be typed or written in indelible ink and shall be signed by a person or persons duly authorised to sign on behalf of the tenderer, pursuant to Clause 1.5

(a) or 1.6 (b), as the case may be. All pages of the tender where alterations or additions have been made shall be initialed by the person or persons signing the tender.

3.16 Clarification of tenders shall be requested by the tenderer to be received by the procuring entity not later than 7 days prior to the deadline for submission of tenders.

3.17 The procuring entity shall reply to any clarifications sought by the tenderer within 3 days of receiving the request to enable the tenderer to make timely submission of its tender.

3.18 The tender security shall be in the amount of 0.5 – 2 per cent of the tender price.

Submission of Tenders

3.19 The tenderer shall seal the original and all copies of the tender in two inner envelopes and one outer envelope, duly marking the inner envelopes as "ORIGINAL" and "COPIES" as appropriate. The inner and outer envelopes shall:

(a) be addressed to the Employer at the address provided in the invitation to tender;

- (b) bear the name and identification number of the Contract as defined in the invitation to tender; and
 - (c) provide a warning not to open before the specified time and date for tender opening.
- 3.20 Tenders shall be delivered to the Employer at the address specified above not later than the time and date specified in the invitation to tender. However, the Employer may extend the deadline for submission of tenders by issuing an amendment in accordance with Sub-Clause 2.5 in which case all rights and obligations of the Employer and the tenderers previously subject to the original deadline will then be subject to the new deadline.
- 3.21 Any tender received after the deadline prescribed in clause 4.2 will be returned to the tenderer un-opened.
- 3.22 Tenderers may modify or withdraw their tenders by giving notice in writing before the deadline prescribed in clause 4.2. Each tenderer's modification or withdrawal notice shall be prepared, sealed, marked, and delivered in accordance with clause 3.13 and 4.1, with the outer and inner envelopes additionally marked "MODIFICATION" and "WITHDRAWAL", as appropriate. No tender may be modified after the deadline for submission of tenders.
- 3.23 Withdrawal of a tender between the deadline for submission of tenders and the expiration of the period of tender validity specified in the invitation to tender or as extended pursuant to Clause 3.6 may result in the forfeiture of the Tender Security pursuant to Clause 3.11.
- 3.24 Tenderers may only offer discounts to, or otherwise modify the prices of their tenders by submitting tender modifications in accordance with Clause 4.4 or be included in the original tender submission.

4. Tender Opening and Evaluation

- 4.1 The tenders will be opened by the Employer, including modifications made pursuant to Clause 4.4, in the presence of the tenderers' representatives who choose to attend at the time and in the place specified in the invitation to tender. Envelopes marked "WITHDRAWAL" shall be opened and read out first. Tenderers' and Employer's representatives who are present during the opening shall sign a register evidencing their attendance.
- 4.2 The tenderers' names, the tender prices, the total amount of each tender and of any alternative tender (if alternatives have been requested or permitted), any discounts, tender modifications and

- withdrawals, the presence or absence of Tender Security, and such other details as may be considered appropriate, will be announced by the Employer at the opening. Minutes of the tender opening, including the information disclosed to those present will be prepared by the Employer.
- 4.3 Information relating to the examination, clarification, evaluation, and comparison of tenders and recommendations for the award of Contract shall not be disclosed to tenderers or any other persons not officially concerned with such process until the award to the successful tenderer has been announced. Any effort by a tenderer to influence the Employer's officials, processing of tenders or award decisions may result in the rejection of his tender.
- 4.4 To assist in the examination, evaluation, and comparison of tenders, the Employer at his discretion, may ask any tenderer for clarification of the tender, including breakdowns of unit rates. The request for clarification and the response shall be in writing or by cable, telex or facsimile but no change in the price or substance of the tender shall be sought, offered, or permitted except as required to confirm the correction of arithmetic errors discovered in the evaluation of the tenders in accordance with Clause 5.7.
- 4.5 Prior to the detailed evaluation of tenders, the Employer will determine whether each tender (a) meets the eligibility criteria defined in Clause 1.7;(b) has been properly signed; (c) is accompanied by the required securities; and (d) is substantially responsive to the requirements of the tendering documents. A substantially responsive tender is one which conforms to all the terms, conditions and specifications of the tendering documents, without material deviation or reservation. A material deviation or reservation is one (a) which affects in any substantial way the scope, quality, or performance of the works; (b) which limits in any substantial way, inconsistent with the tendering documents, the Employer's rights or the tenderer's obligations under the Contract; or (c) whose rectification would affect unfairly the competitive position of other tenderers presenting substantially responsive tenders.
- 4.6 If a tender is not substantially responsive, it will be rejected, and may not subsequently be made responsive by correction or withdrawal of the nonconforming deviation or reservation.
- 4.7 Tenders determined to be substantially responsive will be checked for any arithmetic errors. Errors will be corrected as follows:
- (a) where there is a discrepancy between the amount in figures and the amount in words, the amount in words will prevail; and

- (b) Where there is a discrepancy between the unit rate and the line item total resulting from multiplying the unit rate by the quantity, the unit rate as quoted will prevail, unless in the opinion of the Employer, there is an obvious typographical error, in which case the adjustment will be made to the entry containing that error.
 - (c) In the event of a discrepancy between the tender amount as stated in the Form of Tender and the corrected tender figure in the main summary of the Bill of Quantities, the amount as stated in the Form of Tender shall prevail.
 - (d) The Error Correction Factor shall be computed by expressing the difference between the tender amount and the corrected tender sum as a percentage of the corrected Builder's Work (i.e. Corrected tender sum less P.C. and Provisional Sums)
 - (e) The Error Correction Factor shall be applied to all Builder's Work (as a rebate or addition as the case may be) for the purposes of valuations for Interim Certificates and valuation of variations.
 - (f) The amount stated in the tender will be adjusted in accordance with the above procedure for the correction of errors and, with concurrence of the tenderer, shall be considered as binding upon the tenderer. If the tenderer does not accept the corrected amount, the tender may be rejected and the Tender Security may be forfeited in accordance with clause 3.11.
- 4.8 The Employer will evaluate and compare only the tenders determined to be substantially responsive in accordance with Clause 5.5.
- 4.9 In evaluating the tenders, the Employer will determine for each tender the evaluated tender price by adjusting the tender price as follows:
- (a) making any correction for errors pursuant to clause 5.7;
 - (b) Excluding provisional sums and the provision, if any, for contingencies in the Bill of Quantities, but including Dayworks where priced competitively.
 - (c) making an appropriate adjustment for any other acceptable variations, deviations, or alternative offers submitted in accordance with clause 3.12; and
 - (d) making appropriate adjustments to reflect discounts or other price modifications offered in accordance with clause 4.6

- 4.10 The Employer reserves the right to accept or reject any variation, deviation, or alternative offer. Variations, deviations, and alternative offers and other factors which are in excess of the requirements of the tender documents or otherwise result in unsolicited benefits for the Employer will not be taken into account in tender evaluation.
- 4.11 The tenderer shall not influence the Employer on any matter relating to his tender from the time of the tender opening to the time the Contract is awarded. Any effort by the Tenderer to influence the Employer or his employees in his decision on tender evaluation, tender comparison or Contract award may result in the rejection of the tender.
- 4.12 Firms incorporated in Kenya where indigenous Kenyans own 51% or more of the share capital shall be allowed a 10% preferential bias provided that they do not sub-contract work valued at more than 50% of the Contract Price excluding Provisional Sums to a Non-indigenous sub-contractor.

5. Award of Contract

- 5.1 Subject to Clause 6.2, the award of the Contract will be made to the tenderer whose tender has been determined to be substantially responsive to the tendering documents and who has offered the lowest evaluated tender price, provided that such tenderer has been determined to be (a) eligible in accordance with the provision of Clauses 1.2, and (b) qualified in accordance with the provisions of clause 1.7 and 1.8.
- 5.2 Notwithstanding clause 6.1 above, the Employer reserves the right to accept or reject any tender, and to cancel the tendering process and reject all tenders, at any time prior to the award of Contract, without thereby incurring any liability to the affected tenderer or tenderers or any obligation to inform the affected tenderer or tenderers of the grounds for the action.
- 5.3 The tenderer whose tender has been accepted will be notified of the award prior to expiration of the tender validity period in writing or by cable, telex or facsimile. This notification (hereinafter and in all Contract documents called the "Letter of Acceptance") will state the sum (hereinafter and in all Contract documents called the "Contract Price") that the Employer will pay the Contractor in consideration of the execution, completion, and maintenance of the Works by the Contractor as prescribed by the Contract. At the same time the other tenderers shall be informed that their tenders have not been successful.

The contract shall be formed on the parties signing the contract.

- 5.4 The Agreement will incorporate all agreements between the Employer and the successful tenderer. Within 14 days of receipt the successful tenderer will sign the Agreement and return it to the Employer.
- 5.5 Within 21 days after receipt of the Letter of Acceptance, the successful tenderer shall deliver to the Employer a Performance Security in the amount stipulated in the Appendix to Conditions of Contract and in the form stipulated in the Tender documents. The Performance Security shall be in the amount and specified form
- 5.6 Failure of the successful tenderer to comply with the requirements of clause 6.5 shall constitute sufficient grounds for cancellation of the award and forfeiture of the Tender Security.
- 5.7 Upon the furnishing by the successful tenderer of the Performance Security, the Employer will promptly notify the other tenderers that their tenders have been unsuccessful.
- 5.8 Preference where allowed in the evaluation of tenders shall not be allowed for contracts not exceeding one year (12 months)
- 5.9 The tender evaluation committee shall evaluate the tender within 30 days of the validity period from the date of opening the tender.
- 5.10 The parties to the contract shall have it signed within 30 days from the date of notification of contract award unless there is an administrative review request.
- 5.11 Contract price variations shall not be allowed for contracts not exceeding one year (12 months)
- 5.12 Where contract price variation is allowed, the valuation shall not exceed 15% of the original contract price.
- 5.13 Price variation request shall be processed by the procuring entity within 30 days of receiving the request.
- 5.14 The procuring entity may at any time terminate procurement proceedings before contract award and shall not be liable to any person for the termination.
- 5.15 The procuring entity shall give prompt notice of the termination to the tenderers and on request give its reasons for termination within 14 days of receiving the request from any tenderer.
- 5.16 A tenderer who gives false information in the tender document about its qualification or who refuses to enter into a contract after notification of contract award shall be considered for debarment from participating in future

public procurement.

6. Corrupt and Fraudulent practices

- 6.1** The procuring entity requires that tenderers observe the highest standards of ethics during procurement process and execution of contracts. A tenderer shall sign a declaration that he has not and will not be involved in corrupt and fraudulent **practices**.

SECTION III

CONDITIONS OF CONTRACT

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CONDITIONS OF CONTRACT

1. Definitions

1.1 In this Contract, except where context otherwise requires, the following terms shall be interpreted as indicated;

“Bill of Quantities” means the priced and completed Bill of Quantities forming part of the tender.

“Compensation Events” are those defined in Clause 24 hereunder.

“The Completion Date” means the date of completion of the Works as certified by the Project Manager, in accordance with Clause 31.

“The Contract” means the agreement entered into between the Employer and the Contractor as recorded in the Agreement Form and signed by the parties including all attachments and appendices thereto and all documents incorporated by reference therein to execute, complete, and maintain the Works,

“The Contractor” refers to the person or corporate body whose tender to carry out the Works has been accepted by the Employer.

“The Contractor’s Tender” is the completed tendering document submitted by the Contractor to the Employer.

“The Contract Price” is the price stated in the Letter of Acceptance and thereafter as adjusted in accordance with the provisions of the Contract.

“Days” are calendar days; “Months” are calendar months.

“A Defect” is any part of the Works not completed in accordance with the Contract.

“The Defects Liability Certificate” is the certificate issued by Project Manager upon correction of defects by the Contractor.

“The Defects Liability Period” is the period named in the Contract Data and calculated from the Completion Date.

“Drawings” include calculations and other information provided or approved by the Project Manager for the execution of the Contract.

“Dayworks” are Work inputs subject to payment on a time basis for labour and the associated materials and plant.

“Employer”, or the “Procuring entity” as defined in the Public Procurement Regulations (i.e. Central or Local Government administration, Universities, Public Institutions and Corporations, etc.) is the party who employs the Contractor to carry out the Works.

“Equipment” is the Contractor’s machinery and vehicles brought temporarily to the Site for the execution of the Works.

“The Intended Completion Date” is the date on which it is intended that the Contractor shall complete the Works. The Intended Completion Date may be revised only by the Project Manager by issuing an extension of time or an acceleration order.

“Materials” are all supplies, including consumables, used by the Contractor for incorporation in the Works.

“Plant” is any integral part of the Works that shall have a mechanical, electrical, chemical, or biological function.

“Project Manager” is the person named in the Appendix to Conditions of Contract (or any other competent person appointed by the Employer and notified to the Contractor, to act in replacement of the Project Manager) who is responsible for supervising the execution of the Works and administering the Contract and shall be an “Architect” or a “Quantity Surveyor” registered under the Architects and Quantity Surveyors Act Cap 525 or an “Engineer” registered under Engineers Registration Act Cap 530.

“Site” is the area defined as such in the Appendix to Condition of Contract.

“Site Investigation Reports” are those reports that may be included in the tendering documents which are factual and interpretative about the surface and subsurface conditions at the Site.

“Specifications” means the Specifications of the Works included in the Contract and any modification or addition made or approved by the Project Manager.

“Start Date” is the latest date when the Contractor shall commence execution of the Works. It does not necessarily coincide with the Site possession date(s).

“A Subcontractor” is a person or corporate body who has a Contract with the Contractor to carry out a part of the Work in the Contract, which includes Work on the Site.

“Temporary works” are works designed, constructed, installed, and removed by the Contractor which are needed for construction or installation of the Works.

“A Variation” is an instruction given by the Project Manager which varies the Works.

“The Works” are what the Contract requires the Contractor to construct, install, and turnover to the Employer, as defined in the Appendix to Conditions of Contract.

2. Interpretation

2.1 In interpreting these Conditions of Contract, singular also means plural, male also means female or neuter, and the other way around. Headings have no significance. Words have their normal meaning in English Language unless specifically defined. The Project Manager will provide instructions clarifying queries about these Conditions of Contract.

2.2 If sectional completion is specified in the Appendix to Conditions of Contract, reference in the Conditions of Contract to the Works, the Completion Date and the Intended Completion Date apply to any section of the Works (other than references to the Intended Completion Date for the whole of the Works).

2.3 The following documents shall constitute the Contract documents and shall be interpreted in the following order of priority;

- (1) Agreement,
- (2) Letter of Acceptance,
- (3) Contractor’s Tender,
- (4) Appendix to Conditions of Contract,
- (5) Conditions of Contract,
- (6) Specifications,
- (7) Drawings,
- (8) Bill of Quantities,
- (9) Any other documents listed in the Appendix to Conditions of Contract as forming part of the Contract.

Immediately after the execution of the Contract, the Project Manager

shall furnish both the Employer and the Contractor with two copies each of all the Contract documents. Further, as and when necessary the Project Manager shall furnish the Contractor [always with a copy to the Employer] with three [3] copies of such further drawings or details or descriptive schedules as are reasonably necessary either to explain or amplify the Contract drawings or to enable the Contractor to carry out and complete the Works in accordance with these Conditions.

3. Language and Law

3.1 Language of the Contract and the law governing the Contract shall be English language and the Laws of Kenya respectively unless otherwise stated.

4 Project Manager's Decisions

4.1 Except where otherwise specifically stated, the Project Manager will decide contractual matters between the Employer and the Contractor in the role representing the Employer.

5 Delegation

5.1 The Project Manager may delegate any of his duties and responsibilities to others after notifying the Contractor.

6 Communications

6.1 Communication between parties shall be effective only when in writing. A notice shall be effective only when it is delivered.

7 Subcontracting

7.1 The Contractor may subcontract with the approval of the Project Manager, but may not assign the Contract without the approval of the Employer in writing. Subcontracting shall not alter the Contractor's obligations.

8 Other Contractors

8.1 The Contractor shall cooperate and share the Site with other contractors, public authorities, utilities etc. as listed in the Appendix to Conditions of Contract and also with the Employer, as per the directions of the Project Manager. The Contractor shall also provide facilities and services for them. The Employer may modify the said List of Other Contractors etc., and shall notify the Contractor of any such modification.

9 Personnel

- 9.1 The Contractor shall employ the key personnel named in the Qualification Information, to carry out the functions stated in the said Information or other personnel approved by the Project Manager. The Project Manager will approve any proposed replacement of key personnel only if their relevant qualifications and abilities are substantially equal to or better than those of the personnel listed in the Qualification Information. If the Project Manager asks the Contractor to remove a person who is a member of the Contractor's staff or work force, stating the reasons, the Contractor shall ensure that the person leaves the Site within seven days and has no further connection with the Work in the Contract.

10 Works

- 10.1 The Contractor shall construct and install the Works in accordance with the Specifications and Drawings. The Works may commence on the Start Date and shall be carried out in accordance with the Program submitted by the Contractor, as updated with the approval of the Project Manager, and complete them by the Intended Completion Date.

11 Safety and Temporary Works

- 11.1 The Contractor shall be responsible for the design of temporary works. However before erecting the same, he shall submit his designs including specifications and drawings to the Project Manager and to any other relevant third parties for their approval. No erection of temporary works shall be done until such approvals are obtained.

- 11.2 The Project Manager's approval shall not alter the Contractor's responsibility for design of the Temporary works and all drawings prepared by the Contractor for the execution of the temporary or permanent Works, shall be subject to prior approval by the Project Manager before they can be used.

- 11.3 The Contractor shall be responsible for the safety of all activities on the Site.

12. Discoveries

- 12.1 Anything of historical or other interest or of significant value unexpectedly discovered on Site shall be the property of the Employer. The Contractor shall notify the Project Manager of such discoveries and carry out the Project Manager's instructions for dealing with them.

13. Work Program

- 13.1 Within the time stated in the Appendix to Conditions of Contract, the Contractor shall submit to the Project Manager for approval a program showing the general methods, arrangements, order, and timing for all the activities in the Works. An update of the program shall be a program showing the actual progress achieved on each activity and the effect of the progress achieved on the timing of the remaining Work, including any changes to the sequence of the activities.

The Contractor shall submit to the Project Manager for approval an updated program at intervals no longer than the period stated in the Appendix to Conditions of Contract. If the Contractor does not submit an updated program within this period, the Project Manager may withhold the amount stated in the said Appendix from the next payment certificate and continue to withhold this amount until the next payment after the date on which the overdue program has been submitted.

The Project Manager's approval of the program shall not alter the Contractor's obligations. The Contractor may revise the program and submit it to the Project Manager again at any time. A revised program shall show the effect of Variations and Compensation Events.

14. Possession of Site

- 14.1 The Employer shall give possession of all parts of the Site to the Contractor. If possession of a part is not given by the date stated in the Appendix to Conditions of Contract, the Employer will be deemed to have delayed the start of the relevant activities, and this will be a Compensation Event.

15. Access to Site

- 15.1 The Contractor shall allow the Project Manager and any other person authorised by the Project Manager, access to the Site and to any place where work in connection with the Contract is being carried out or is intended to be carried out.

16. Instructions

- 16.1 The Contractor shall carry out all instructions of the Project Manager which are in accordance with the Contract.

17. Extension or Acceleration of Completion Date

- 17.1 The Project Manager shall extend the Intended Completion Date if a Compensation Event occurs or a variation is issued which makes it impossible for completion to be achieved by the Intended Completion Date without the Contractor taking steps to accelerate the remaining Work, which would cause the Contractor to incur additional cost. The

Project Manager shall decide whether and by how much to extend the Intended Completion Date within 21 days of the Contractor asking the Project Manager in writing for a decision upon the effect of a Compensation Event or variation and submitting full supporting information. If the Contractor has failed to give early warning of a delay or has failed to cooperate in dealing with a delay, the delay caused by such failure shall not be considered in assessing the new (extended) Completion Date.

17.2 No bonus for early completion of the Works shall be paid to the Contractor by the Employer.

18. Management Meetings

18.1 A Contract management meeting shall be held monthly and attended by the Project Manager and the Contractor. Its business shall be to review the plans for the remaining Work and to deal with matters raised in accordance with the early warning procedure. The Project Manager shall record the minutes of management meetings and provide copies of the same to those attending the meeting and the Employer. The responsibility of the parties for actions to be taken shall be decided by the Project Manager either at the management meeting or after the management meeting and stated in writing to all who attended the meeting.

19. Early Warning

19.1 The Contractor shall warn the Project Manager at the earliest opportunity of specific likely future events or circumstances that may adversely affect the quality of the Work, increase the Contract Price or delay the execution of the Works. The Project Manager may require the Contractor to provide an estimate of the expected effect of the future event or circumstance on the Contract Price and Completion Date. The estimate shall be provided by the Contractor as soon as reasonably possible.

19.2 The Contractor shall cooperate with the Project Manager in making and considering proposals on how the effect of such an event or circumstance can be avoided or reduced by anyone involved in the Work and in carrying out any resulting instructions of the Project Manager.

20. Defects

20.1 The Project Manager shall inspect the Contractor's work and notify the Contractor of any defects that are found. Such inspection shall not affect the Contractor's responsibilities. The Project Manager may instruct the Contractor to search for a defect and to uncover and test

any Work that the Project Manager considers may have a defect. Should the defect be found, the cost of uncovering and making good shall be borne by the Contractor, However, if there is no defect found, the cost of uncovering and making good shall be treated as a variation and added to the Contract Price.

20.2 The Project Manager shall give notice to the Contractor of any defects before the end of the Defects Liability Period, which begins at Completion, and is defined in the Appendix to Conditions of Contract. The Defects Liability Period shall be extended for as long as defects remain to be corrected.

20.3 Every time notice of a defect is given, the Contractor shall correct the notified defect within the length of time specified by the Project Manager's notice. If the Contractor has not corrected a defect within the time specified in the Project Manager's notice, the Project Manager will assess the cost of having the defect corrected by other parties and such cost shall be treated as a variation and be deducted from the Contract Price.

21. Bills Of Quantities

21.1 The Bills of Quantities shall contain items for the construction, installation, testing and commissioning of the Work to be done by the Contractor. The Contractor will be paid for the quantity of the Work done at the rate in the Bills of Quantities for each item.

21.2 If the final quantity of the Work done differs from the quantity in the Bills of Quantities for the particular item by more than 25 percent and provided the change exceeds 1 percent of the Initial Contract price, the Project Manager shall adjust the rate to allow for the change.

21.3 If requested by the Project Manager, the Contractor shall provide the Project Manager with a detailed cost breakdown of any rate in the Bills of Quantities.

22. Variations

22.1 All variations shall be included in updated programs produced by the Contractor.

22.2 The Contractor shall provide the Project Manager with a quotation for carrying out the variations when requested to do so. The Project Manager shall assess the quotation, which shall be given within seven days of the request or within any longer period as may be stated by the Project Manager and before the Variation is ordered.

- 22.3 If the work in the variation corresponds with an item description in the Bills of Quantities and if in the opinion of the Project Manager, the quantity of work is not above the limit stated in Clause 21.2 or the timing of its execution does not cause the cost per unit of quantity to change, the rate in the Bills of Quantities shall be used to calculate the value of the variation. If the cost per unit of quantity changes, or if the nature or timing of the work in the variation does not correspond with items in the Bills of Quantities, the quotation by the Contractor shall be in the form of new rates for the relevant items of Work.
- 22.4 If the Contractor's quotation is unreasonable, the Project Manager may order the variation and make a change to the Contract price, which shall be based on the Project Manager's own forecast of the effects of the variation on the Contractor's costs.
- 22.5 If the Project Manager decides that the urgency of varying the Work would prevent a quotation being given and considered without delaying the Work, no quotation shall be given and the variation shall be treated as a Compensation Event.
- 22.6 The Contractor shall not be entitled to additional payment for costs that could have been avoided by giving early warning.
- 22.7 When the Program is updated, the Contractor shall provide the Project Manager with an updated cash flow forecast.

23. Payment Certificates, Currency of Payments and Advance Payments

- 23.1 The Contractor shall submit to the Project Manager monthly applications for payment giving sufficient details of the Work done and materials on Site and the amounts which the Contractor considers himself to be entitled to. The Project Manager shall check the monthly application and certify the amount to be paid to the Contractor within 14 days. The value of Work executed and payable shall be determined by the Project Manager.
- 23.2 The value of Work executed shall comprise the value of the quantities of the items in the Bills of Quantities completed, materials delivered on Site, variations and compensation events. Such materials shall become the property of the Employer once the Employer has paid the Contractor for their value. Thereafter, they shall not be removed from Site without the Project Manager's instructions except for use upon the Works.
- 23.3 Payments shall be adjusted for deductions for retention. The Employer shall pay the Contractor the amounts certified by the Project Manager within 30 days of the date of issue of each

certificate. If the Employer makes a late payment, the Contractor shall be paid simple interest on the late payment in the next payment. Interest shall be calculated on the basis of number of days delayed at a rate three percentage points above the Central Bank of Kenya's average rate for base lending prevailing as of the first day the payment becomes overdue.

- 23.4 If an amount certified is increased in a later certificate or as a result of an award by an Arbitrator, the Contractor shall be paid interest upon the delayed payment as set out in this clause. Interest shall be calculated from the date upon which the increased amount would have been certified in the absence of dispute.
- 23.5 Items of the Works for which no rate or price has been entered in will not be paid for by the Employer and shall be deemed covered by other rates and prices in the Contract.
- 23.6 The Contract Price shall be stated in Kenya Shillings. All payments to the Contractor shall be made in Kenya Shillings and foreign currency in the proportion indicated in the tender, or agreed prior to the execution of the Contract Agreement and indicated therein. The rate of exchange for the calculation of the amount of foreign currency payment shall be the rate of exchange indicated in the Appendix to Conditions of Contract. If the Contractor indicated foreign currencies for payment other than the currencies of the countries of origin of related goods and services the Employer reserves the right to pay the equivalent at the time of payment in the currencies of the countries of such goods and services. The Employer and the Project Manager shall be notified promptly by the Contractor of any changes in the expected foreign currency requirements of the Contractor during the execution of the Works as indicated in the Schedule of Foreign Currency Requirements and the foreign and local currency portions of the balance of the Contract Price shall then be amended by agreement between Employer and the Contractor in order to reflect appropriately such changes.
- 23.7 In the event that an advance payment is granted, the following shall apply:-
- a) On signature of the Contract, the Contractor shall at his request, and without furnishing proof of expenditure, be entitled to an advance of 10% (ten percent) of the original amount of the Contract. The advance shall not be subject to retention money.
 - b) No advance payment may be made before the Contractor has submitted proof of the establishment of deposit or a directly

liable guarantee satisfactory to the Employer in the amount of the advance payment. The guarantee shall be in the same currency as the advance.

- c) Reimbursement of the lump sum advance shall be made by deductions from the Interim payments and where applicable from the balance owing to the Contractor. Reimbursement shall begin when the amount of the sums due under the Contract reaches 20% of the original amount of the Contract. It shall have been completed by the time 80% of this amount is reached.

The amount to be repaid by way of successive deductions shall be calculated by means of the formula:

$$R = \frac{A(x^1 - x^{11})}{80 - 20}$$

Where:

R = the amount to be reimbursed
A = the amount of the advance which has been granted
 x^1 = the amount of proposed cumulative payments as a percentage of the original amount of the Contract. This figure will exceed 20% but not exceed 80%.

x^{11} = the amount of the previous cumulative payments as a percentage of the original amount of the Contract. This figure will be below 80% but not less than 20%.

- d) with each reimbursement the counterpart of the directly liable guarantee may be reduced accordingly.

24. Compensation Events

24.1 The following issues shall constitute Compensation Events:

- (a) The Employer does not give access to a part of the Site by the Site Possession Date stated in the Appendix to Conditions of Contract.
- (b) The Employer modifies the List of Other Contractors, etc., in a way that affects the Work of the Contractor under the Contract.
- (c) The Project Manager orders a delay or does not issue drawings, specifications or instructions required for execution of the Works on time.

- (d) The Project Manager instructs the Contractor to uncover or to carry out additional tests upon the Work, which is then found to have no defects.
- (e) The Project Manager unreasonably does not approve a subcontract to be let.
- (f) Ground conditions are substantially more adverse than could reasonably have been assumed before issuance of the Letter of Acceptance from the information issued to tenderers (including the Site investigation reports), from information available publicly and from a visual inspection of the Site.
- (g) The Project Manager gives an instruction for dealing with an unforeseen condition, caused by the Employer or additional work required for safety or other reasons.
- (h) Other contractors, public authorities, utilities, or the Employer does not work within the dates and other constraints stated in the Contract, and they cause delay or extra cost to the Contractor.
- (i) The effects on the Contractor of any of the Employer's risks.
- (j) The Project Manager unreasonably delays issuing a Certificate of Completion.
- (k) Other compensation events described in the Contract or determined by the Project Manager shall apply.

24.2 If a compensation event would cause additional cost or would prevent the Work being completed before the Intended Completion Date, the Contract Price shall be increased and/or the Intended Completion Date shall be extended. The Project Manager shall decide whether and by how much the Contract Price shall be increased and whether and by how much the Intended Completion Date shall be extended.

24.3 As soon as information demonstrating the effect of each compensation event upon the Contractor's forecast cost has been provided by the Contractor, it shall be assessed by the Project Manager, and the Contract Price shall be adjusted accordingly. If the Contractor's forecast is deemed unreasonable, the Project Manager shall adjust the Contract Price based on the Project Manager's own forecast. The Project Manager will assume that the Contractor will react competently and promptly to the event.

24.4 The Contractor shall not be entitled to compensation to the extent that the Employer's interests are adversely affected by the Contractor

not having given early warning or not having co-operated with the Project Manager.

24.5 Prices shall be adjusted for fluctuations in the cost of inputs only if provided for in the Appendix to Conditions of Contract.

24.6 The Contractor shall give written notice to the Project Manager of his intention to make a claim within thirty days after the event giving rise to the claim has first arisen. The claim shall be submitted within thirty days thereafter.

Provided always that should the event giving rise to the claim of continuing effect, the Contractor shall submit an interim claim within the said thirty days and a final claim within thirty days of the end of the event giving rise to the claim.

25. Price Adjustment

25.1 The Project Manager shall adjust the Contract Price if taxes, duties and other levies are changed between the date 30 days before the submission of tenders for the Contract and the date of Completion. The adjustment shall be the change in the amount of tax payable by the Contractor.

25.2 The Contract Price shall be deemed to be based on exchange rates current at the date of tender submission in calculating the cost to the Contractor of materials to be specifically imported (by express provisions in the Contract Bills of Quantities or Specifications) for permanent incorporation in the Works. Unless otherwise stated in the Contract, if at any time during the period of the Contract exchange rates shall be varied and this shall affect the cost to the Contractor of such materials, then the Project Manager shall assess the net difference in the cost of such materials. Any amount from time to time so assessed shall be added to or deducted from the Contract Price, as the case may be.

25.3 Unless otherwise stated in the Contract, the Contract Price shall be deemed to have been calculated in the manner set out below and in sub-clauses 25.4 and 25.5 and shall be subject to adjustment in the events specified thereunder;

(i) The prices contained in the Contract Bills of Quantities shall be deemed to be based upon the rates of wages and other emoluments and expenses as determined by the Joint Building Council of Kenya (J.B.C.) and set out in the schedule of basic rates issued 30 days before the date for submission of tenders. A copy of the schedule used by the Contractor in his pricing shall be attached in the Appendix to Conditions of Contract.

- (ii) Upon J.B.C. determining that any of the said rates of wages or other emoluments and expenses are increased or decreased, then the Contract Price shall be increased or decreased by the amount assessed by the Project Manager based upon the difference, expressed as a percentage, between the rate set out in the schedule of basic rates issued 30 days before the date for submission of tenders and the rate published by the J.B.C. and applied to the quantum of labour incorporated within the amount of Work remaining to be executed at the date of publication of such increase or decrease.
- (iii) No adjustment shall be made in respect of changes in the rates of wages and other emoluments and expenses which occur after the date of Completion except during such other period as may be granted as an extension of time under clause 17.0 of these Conditions.

25.4 The prices contained in the Contract Bills of Quantities shall be deemed to be based upon the basic prices of materials to be permanently incorporated in the Works as determined by the J.B.C. and set out in the schedule of basic rates issued 30 days before the date for submission of tenders. A copy of the schedule used by the Contractor in his pricing shall be attached in the Appendix to Conditions of Contract.

25.5 Upon the J.B.C. determining that any of the said basic prices are increased or decreased then the Contract Price shall be increased or decreased by the amount to be assessed by the Project Manager based upon the difference between the price set out in the schedule of basic rates issued 30 days before the date for submission of tenders and the rate published by the J.B.C. and applied to the quantum of the relevant materials which have not been taken into account in arriving at the amount of any interim certificate under clause 23 of these Conditions issued before the date of publication of such increase or decrease.

25.6 No adjustment shall be made in respect of changes in basic prices of materials which occur after the date for Completion except during such other period as may be granted as an extension of time under clause 17.0 of these Conditions.

25.7 The provisions of sub-clause 25.1 to 25.2 herein shall not apply in respect of any materials included in the schedule of basic rates.

26. Retention

26.1 The Employer shall retain from each payment due to the Contractor the proportion stated in the Appendix to Conditions of Contract until Completion of the whole of the Works. On Completion of the whole of

the Works, half the total amount retained shall be repaid to the Contractor and the remaining half when the Defects Liability Period has passed and the Project Manager has certified that all defects notified to the Contractor before the end of this period have been corrected.

27. Liquidated Damages

27.1 The Contractor shall pay liquidated damages to the Employer at the rate stated in the Appendix to Conditions of Contract for each day that the actual Completion Date is later than the Intended Completion Date. The Employer may deduct liquidated damages from payments due to the Contractor. Payment of liquidated damages shall not alter the Contractor's liabilities.

27.2 If the Intended Completion Date is extended after liquidated damages have been paid, the Project Manager shall correct any overpayment of liquidated damages by the Contractor by adjusting the next payment certificate. The Contractor shall be paid interest on the overpayment, calculated from the date of payment to the date of repayment, at the rate specified in Clause 23.30

28. Securities

28.1 The Performance Security shall be provided to the Employer no later than the date specified in the Letter of Acceptance and shall be issued in an amount and form and by a reputable bank acceptable to the Employer, and denominated in Kenya Shillings. The Performance Security shall be valid until a date 30 days beyond the date of issue of the Certificate of Completion.

29. Dayworks

29.1 If applicable, the Dayworks rates in the Contractor's tender shall be used for small additional amounts of Work only when the Project Manager has given written instructions in advance for additional work to be paid for in that way.

29.2 All work to be paid for as Dayworks shall be recorded by the Contractor on Forms approved by the Project Manager. Each completed form shall be verified and signed by the Project Manager within two days of the Work being done.

29.3 The Contractor shall be paid for Dayworks subject to obtaining signed Dayworks forms.

30. Liability and Insurance

- 30.1 From the Start Date until the Defects Correction Certificate has been issued, the following are the Employer's risks:
- (a) The risk of personal injury, death or loss of or damage to property (excluding the Works, Plant, Materials and Equipment), which are due to;
 - (i) use or occupation of the Site by the Works or for the purpose of the Works, which is the unavoidable result of the Works, or
 - (ii) negligence, breach of statutory duty or interference with any legal right by the Employer or by any person employed by or contracted to him except the Contractor.
 - (b) The risk of damage to the Works, Plant, Materials, and Equipment to the extent that it is due to a fault of the Employer or in Employer's design, or due to war or radioactive contamination directly affecting the place where the Works are being executed.
- 30.2 From the Completion Date until the Defects Correction Certificate has been issued, the risk of loss of or damage to the Works, Plant, and Materials is the Employer's risk except loss or damage due to;
- (a) a defect which existed on or before the Completion Date.
 - (b) an event occurring before the Completion Date, which was not itself the Employer's risk
 - (c) the activities of the Contractor on the Site after the Completion Date.
- 30.3 From the Start Date until the Defects Correction Certificate has been issued, the risks of personal injury, death and loss of or damage to property (including, without limitation, the Works, Plant, Materials, and Equipment) which are not Employer's risk are Contractor's risks.
- The Contractor shall provide, in the joint names of the Employer and the Contractor, insurance cover from the Start Date to the end of the Defects Liability Period, in the amounts stated in the Appendix to Conditions of Contract for the following events;
- (a) loss of or damage to the Works, Plant, and Materials;
 - (b) loss of or damage to Equipment;
 - (c) loss of or damage to property (except the Works, Plant, Materials, and Equipment) in connection with the Contract, and
 - (d) personal injury or death.

30.4 Policies and certificates for insurance shall be delivered by the Contractor to the Project Manager for the Project Manager's approval before the Start Date. All such insurance shall provide for compensation required to rectify the loss or damage incurred.

30.5 If the Contractor does not provide any of the policies and certificates required, the Employer may effect the insurance which the Contractor should have provided and recover the premiums from payments otherwise due to the Contractor or, if no payment is due, the payment of the premiums shall be a debt due.

30.6 Alterations to the terms of an insurance shall not be made without the approval of the Project Manager. Both parties shall comply with any conditions of insurance policies.

31. Completion and taking over

31.1 Upon deciding that the Works are complete, the Contractor shall issue a written request to the Project Manager to issue a Certificate of Completion of the Works. The Employer shall take over the Site and the Works within seven [7] days of the Project Manager's issuing a Certificate of Completion.

32. Final Account

32.1 The Contractor shall issue the Project Manager with a detailed account of the total amount that the Contractor considers payable to him by the Employer under the Contract before the end of the Defects Liability Period. The Project Manager shall issue a Defects Liability Certificate and certify any final payment that is due to the Contractor within 30 days of receiving the Contractor's account if it is correct and complete. If it is not, the Project Manager shall issue within 30 days a schedule that states the scope of the corrections or additions that are necessary. If the final account is still unsatisfactory after it has been resubmitted, the Project Manager shall decide on the amount payable to the Contractor and issue a Payment Certificate. The Employer shall pay the Contractor the amount due in the Final Certificate within 60 days.

33. Termination

33.1 The Employer or the Contractor may terminate the Contract if the other party causes a fundamental breach of the Contract. These fundamental breaches of Contract shall include, but shall not be limited to, the following:

- (a) the Contractor stops work for 30 days when no stoppage of work is shown on the current program and the stoppage has not been authorised by the Project Manager;
- (b) the Project Manager instructs the Contractor to delay the progress of the Works, and the instruction is not withdrawn within 30 days;
- (c) the Contractor is declared bankrupt or goes into liquidation other than for a reconstruction or amalgamation;
- (d) a payment certified by the Project Manager is not paid by the Employer to the Contractor within 30 days (for Interim Certificate) or 60 days (for Final Certificate) of issue.
- (e) the Project Manager gives notice that failure to correct a particular defect is a fundamental breach of Contract and the Contractor fails to correct it within a reasonable period of time determined by the Project Manager;
- (f) the Contractor does not maintain a security, which is required.

33.2 When either party to the Contract gives notice of a breach of Contract to the Project Manager for a cause other than those listed under Clause 33.1 above, the Project Manager shall decide whether the breach is fundamental or not.

33.3 Notwithstanding the above, the Employer may terminate the Contract for convenience.

33.4 If the Contract is terminated, the Contractor shall stop work immediately, make the Site safe and secure, and leave the Site as soon as reasonably possible. The Project Manager shall immediately thereafter arrange for a meeting for the purpose of taking record of the Works executed and materials, goods, equipment and temporary buildings on Site.

34. Payment Upon Termination

34.1 If the Contract is terminated because of a fundamental breach of Contract by the Contractor, the Project Manager shall issue a certificate for the value of the Work done and materials ordered and delivered to Site up to the date of the issue of the certificate. Additional liquidated damages shall not apply. If the total amount due to the Employer exceeds any payment due to the Contractor, the difference shall be a debt payable by the Contractor.

34.2 If the Contract is terminated for the Employer's convenience or because of a fundamental breach of Contract by the Employer, the

Project Manager shall issue a certificate for the value of the Work done, materials ordered, the reasonable cost of removal of equipment, repatriation of the Contractor's personnel employed solely on the Works, and the Contractor's costs of protecting and securing the Works.

34.3 The Employer may employ and pay other persons to carry out and complete the Works and to rectify any defects and may enter upon the Works and use all materials on the Site, plant, equipment and temporary works.

34.4 The Contractor shall, during the execution or after the completion of the Works under this clause remove from the Site as and when required, within such reasonable time as the Project Manager may in writing specify, any temporary buildings, plant, machinery, appliances, goods or materials belonging to or hired by him, and in default the Employer may (without being responsible for any loss or damage) remove and sell any such property of the Contractor, holding the proceeds less all costs incurred to the credit of the Contractor. Until after completion of the Works under this clause the Employer shall not be bound by any other provision of this Contract to make any payment to the Contractor, but upon such completion as aforesaid and the verification within a reasonable time of the accounts therefore the Project Manager shall certify the amount of expenses properly incurred by the Employer and, if such amount added to the money paid to the Contractor before such determination exceeds the total amount which would have been payable on due completion in accordance with this Contract the difference shall be a debt payable to the Employer by the Contractor; and if the said amount added to the said money be less than the said total amount, the difference shall be a debt payable by the Employer to the Contractor.

35. Release from Performance

35.1 If the Contract is frustrated by the outbreak of war or by any other event entirely outside the control of either the Employer or the Contractor, the Project Manager shall certify that the Contract has been frustrated. The Contractor shall make the Site safe and stop Work as quickly as possible after receiving this certificate and shall be paid for all Work carried out before receiving it.

36. Corrupt gifts and payments of commission

The Contractor shall not;

(a) Offer or give or agree to give to any person in the service of the

Employer any gift or consideration of any kind as an inducement or reward for doing or forbearing to do or for having done or forborne to

do any act in relation to the obtaining or execution of this or any other Contract for the Employer or for showing or forbearing to show favour or disfavour to any person in relation to this or any other contract for the Employer.

- (b) Enter into this or any other contract with the Employer in connection with which commission has been paid or agreed to be paid by him or on his behalf or to his knowledge, unless before the Contract is made particulars of any such commission and of the terms and conditions of any agreement for the payment thereof have been disclosed in writing to the Employer.

Any breach of this Condition by the Contractor or by anyone employed by him or acting on his behalf (whether with or without the knowledge of the Contractor) shall be an offence under the provisions of the Public Procurement Regulations issued under The Exchequer and Audit Act Cap 412 of the Laws of Kenya.

37. Settlement Of Disputes

37.1 In case any dispute or difference shall arise between the Employer or the Project Manager on his behalf and the Contractor, either during the progress or after the completion or termination of the Works, such dispute shall be notified in writing by either party to the other with a request to submit it to arbitration and to concur in the appointment of an Arbitrator within thirty days of the notice. The dispute shall be referred to the arbitration and final decision of a person to be agreed between the parties. Failing agreement to concur in the appointment of an Arbitrator, the Arbitrator shall be appointed by the Chairman or Vice Chairman of any of the following professional institutions;

- (i) Architectural Association of Kenya
- (ii) Institute of Quantity Surveyors of Kenya
- (iii) Association of Consulting Engineers of Kenya
- (iv) Chartered Institute of Arbitrators (Kenya Branch)
- (v) Institution of Engineers of Kenya

On the request of the applying party. The institution written to first by the aggrieved party shall take precedence over all other institutions.

37.2 The arbitration may be on the construction of this Contract or on any matter or thing of whatsoever nature arising thereunder or in connection therewith, including any matter or thing left by this⁴⁰

- Contract to the discretion of the Project Manager, or the withholding by the Project Manager of any certificate to which the Contractor may claim to be entitled to or the measurement and valuation referred to in clause 23.0 of these conditions, or the rights and liabilities of the parties subsequent to the termination of Contract.
- 37.3 Provided that no arbitration proceedings shall be commenced on any dispute or difference where notice of a dispute or difference has not been given by the applying party within ninety days of the occurrence or discovery of the matter or issue giving rise to the dispute.
- 37.4 Notwithstanding the issue of a notice as stated above, the arbitration of such a dispute or difference shall not commence unless an attempt has in the first instance been made by the parties to settle such dispute or difference amicably with or without the assistance of third parties. Proof of such attempt shall be required.
- 37.5 Notwithstanding anything stated herein the following matters may be referred to arbitration before the practical completion of the Works or abandonment of the Works or termination of the Contract by either party:
- 37.5.1 The appointment of a replacement Project Manager upon the said person ceasing to act.
- 37.5.2 Whether or not the issue of an instruction by the Project Manager is empowered by these Conditions.
- 37.5.3 Whether or not a certificate has been improperly withheld or is not in accordance with these Conditions.
- 37.5.4 Any dispute or difference arising in respect of war risks or war damage.
- 37.6 All other matters shall only be referred to arbitration after the completion or alleged completion of the Works or termination or alleged termination of the Contract, unless the Employer and the Contractor agree otherwise in writing.
- 37.7 The Arbitrator shall, without prejudice to the generality of his powers, have powers to direct such measurements, computations, tests or valuations as may in his opinion be desirable in order to determine the rights of the parties and assess and award any sums which ought to have been the subject of or included in any certificate.
- 37.8 The Arbitrator shall, without prejudice to the generality of his powers,

have powers to open up, review and revise any certificate, opinion, decision, requirement or notice and to determine all matters in dispute which shall be submitted to him in the same manner as if no such certificate, opinion, decision requirement or notice had been given.

37.9 The award of such Arbitrator shall be final and binding upon the parties

SECTION IV – APPENDIX TO CONDITIONS OF CONTRACT.

- Tender 20% reserved for Nakuru bidders

- **1.7 Evaluation Criteria**

The following evaluation criteria shall be applied not withstanding any other requirement in the tender documents.

A. Mandatory Requirements (MR)

The following requirements must be met by the tenderer

No.	Requirements	Responsive or Not Responsive (✓or✗)
MR1	Must Submit a copy of certificate of Registration/Incorporation	
MR2	Must Submit a copy of Valid Tax Compliance certificate	
MR3	Must submit a copy of PIN/VAT certificate	
MR4	Must submit a duly filled form of tender	
MR5	Must submit a tender security of Kshs. 180,000	
MR6	Certificate of Registration with the National construction Authority- N.C.A 6 and above	
MR7	Well bound, serialized and properly paginated tender document	
MR7	Valid business permit (Nakuru County)- Physical location of business to be verified	

At this stage, the tenderer’s submission will either be responsive or non-responsive. The non-responsive submissions will be eliminated from the entire evaluation process and will not be considered further.

B. Technical Scores (TS)

This section (Technical Evaluation) will be marked out of 100 and will determine the technical score (TS)

No.	Evaluation Attribute	Weighting Score	Max. Score
T.S.1	Number of years in Business	<ul style="list-style-type: none"> • 10 years and above =10 marks • Others prorated at: $\frac{\text{Number of Years} \times 10}{10}$ 	10
T.S.2	Experience in works of a similar nature and size for each of the last five years, and details of work under way or contractually committed; and names and addresses of clients who may be contacted for further information on these contracts;	<ul style="list-style-type: none"> • 10 reference letters- 10 marks • Others prorated at: $\frac{\text{Number of Clients}' \times 10}{10}$ 	10
T.S.3	Reports on the financial standing of the tenderer i.e audited reports for year 2016 and 2017	Audited accounts for 2016 and 2017 by a certified audit firm	10
T.S.4	Copies of original documents defining the constitution or legal status, place of registration, and principal place of business	written power of attorney of the signatory of the tender to commit the tenderer or a duly filled business questionnaire witnessed by a legal Counsel	10
T.S.5	Major items of construction equipment proposed to carry out the Contract and an undertaking that they will be available for the Contract e.g. tippers, excavators, compactors etc.	Attach at least 5 relevant equipment (2 marks for each different equipment) 5 equipment=10 marks $\frac{\text{Equipment} \times 10}{10}$	10

		5	
T.S.6	Qualifications and experience of key site management and technical personnel proposed for the contract and an undertaking that they will be available for the contract e.g. a quantity surveyor, architect, electrical engineer, mechanical engineer, foreman, site agent etc.	Attach relevant supporting documents for at least 5 key site personnel (2 marks for each) 5 personnel = 10 $\frac{\text{Number of personnel} \times 10}{5}$	10
T.S.7	Evidence of adequacy of working capital for this Contract	Access to line(s) of credit and availability of other financial resources	10
T.S.8	Total monetary value of construction work performed for each of the last three years	Projects total over Kshs. 100m and above = 10 marks Below Kshs. 100m $\frac{\text{Value of projects} \times 10}{100\text{m}}$	10
T.S.9	Information regarding any litigation, current or during the last five years, in which the tenderer is involved, the parties concerned and disputed amount;	Attach written proof and witnessed by a legal counsel	10
T.S.10	Preliminary description of the proposed work method and schedule including drawings and charts where necessary	Attach Program of works/ Work plan	10

Only bidders who score 80% and above will be subjected to financial evaluation. Those who score below 80% will be eliminated at this stage from the entire evaluation process and will not be considered further.

C. Financial Evaluation

- a) The bidder that qualifies technically and with lowest financial quote will be recommended for the award of the contract.
- b) If there is a tie on the lowest quoted price between two firms, the firm with the highest technical points will be recommended for award.

- 1.13 - Tender document shall be downloaded from the website: www.assembly.nakuru.go.ke free of charge
- 3.7 - Tender Security shall be Kshs. 180,000
- 3.14 - Bidders shall submit **ONE** tender document
- 4.1 - Tenders shall be opened on 30th April 2018 at 11.00 a.m. in the Assembly's committee room.
- 4.7 - No correction of arithmetic errors.
- 5.5 - Contract shall be signed after 14 days
- 5.5 -Amount of Performance Security (Unconditional Bank Guarantee)- 5% of Tender Sum in the form of Unconditional Bank Guarantee
- Advance payment shall be not more than 20%

SECTION V: BILLS OF QUANTITIES

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	<p><u>SECTION NO.1 - PRELIMINARIES</u></p> <p><u>PARTICULAR MATTERS</u></p> <p>Prices SHALL BE INSERTED against items of preliminaries in the tenderers priced Bills of Quantities. The Contractor shall be deemed to have included in his prices or rates for the various items in the Bills of Quantities or Specification for all costs involved in complying with all the requirements for the proper execution of the whole of the works in the Contract. The contractor is advised to read and understand all preliminary items.</p> <p>The Contractor shall be deemed to have included in his prices or rates for the various items in the Bills of Quantities or Specification for all costs involved in complying with all the requirements for the proper execution of the whole of the works in the Contract.</p> <p><i>PARTIES</i></p> <p>The Client is: The Clerk Nakuru County Assembly P.O. Box 907-20100 Nakuru, KENYA.</p>			
	Carried to Collection		KES	-
	PRELIMINARIES PARTICULAR MATTERS			47
	5/1			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>	<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
<p>LOCATION OF SITE</p> <p>The site of the proposed works is in Nakuru Town</p> <p>The Contractor shall be deemed to have visited the site and satisfied himself as to:-</p> <p>a) The nature and position of the site</p> <p>b) The amount of the rubbish or debris to be cleared away before commencement</p> <p>c) The nature, current usage, proximity and size of adjoining property and building</p> <p>d) The availability of land for the erection and positioning of all temporary structures, plant and materials necessary for the execution of the works. The contractor shall obtain approval from the relevant Local Authority in all matters relating to site access and erection of temporary structures and must ensure adherence to the requirements of these authorities.</p> <p>No claim will be allowed for travelling or other expenses which may be incurred by the Contractor in visiting the site or preparing the tender for the works.</p> <p>SCOPE OF CONTRACT AND DESCRIPTION OF THE WORKS</p> <p>The works under this contract comprises of the following:-</p> <p>a) Cladding of the existing County Assembly office building</p> <p>The works comprise of aluminium cladding of the existing building and alucobond cladding at the roof level</p> <p>MEASUREMENTS</p> <p>In the event of any discrepancies arising between the Bills of Quantities and the actual works, the site measurements shall generally take precedence. However, such discrepancies between any contract documents shall immediately be referred to the PROJECT MANAGER in accordance with Clause 22 of the Conditions of Contract. The discrepancies shall then be treated as a variation and be dealt with in accordance with Clause 22 of the said Conditions.</p> <p style="text-align: right;">Carried to Collection</p> <p>PRELIMINARIES PARTICULAR MATTERS</p>			<p>48 KES -</p>

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	<p>CLAIMS</p> <p>It shall be a condition of this contract that upon it becoming reasonably apparent to the Contractor that he has incurred losses and/or expenses due to any of the contract conditions, or by any other reason whatsoever, he shall present such claim or intent to claim notice to the PROJECT MANAGER within the contract period. No claims shall be entertained upon the expiry of the said contract period.</p>			
	<p>BID SECURITY</p> <p>A The contractor shall provide a bid security duly signed, sealed and stamped from an approved Institution in an approved format of required amount.</p>	Item		-
	<p>LABOUR CAMPS</p> <p>The contractor will not be permitted to house labour on site</p>			
	<p>MATERIALS FROM DEMOLITIONS</p> <p>B Any materials arising from demolitions and not re-used shall become the property of the government. The Contractor shall allow in his rates the cost of transporting the demolished materials to the Provincial Works Office Nairobi.</p>	Item		-
	<p>PRICING RATES</p> <p>The tenderer shall include for all costs in executing the whole of the works, including transport, replacing damaged items, fixing, all to comply with the said Conditions of Contract.</p>			
	<p>OFFICES AND SHED</p> <p>C The Contractor shall provide sheds for storage accommodation for all the goods and materials liable to suffer damage from exposure to sunlight or inclement weather.</p> <p>The Contractor shall provide for offices, mess rooms and all other buildings required by the contractor for his own use and the use of Nominated Sub-contractors as required by the items or attendance. Provision shall be made for artificial lighting and cleaning facilities for the duration of the works.</p>	Item		-
	Carried to Collection			49 KES
	PRELIMINARIES			
	PARTICULAR MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
A	<p>The Contractor shall provide and maintain a temporary well secure shed within the site, of reasonable size approximate plan to store the current furniture, artwork, and the like (salvaged items).</p> <p>The shed shall be constructed in such a way as to be used as an auction yard (should the items be boarded)</p> <p>TEMPORARY STRUCTURES AND HOARDING</p>	Item		-
B	<p>a) The contractor shall allow for the provision, erection and maintenance, for the duration of the works, of temporary security fencing, hoarding and noise and dust screens around the site of each particular area that he is working on, and clearing away on completion of the works, and for the proper execution of the works. The hoarding/screens shall be erected before the commencement of the works in each particular area.</p> <p>b) As such, temporary structures shall be constructed with the approval of the Project Manager and to his full satisfaction and in such a manner as to cause minimum inconvenience and disturbance to occupants of adjacent buildings and users of the adjacent roads.</p> <p>c) All such temporary structures shall comply in all aspects with the national laws, rules, and regulations currently in force and applicable to such structures.</p> <p>d) All temporary structures shall be erected in a manner so that the unloading of materials causes minimum obstruction to the use of adjacent roads and other facilities</p> <p>e) All temporary structures shall be kept properly lighted throughout the periods of darkness and any corners or projections shall be painted white.</p> <p>f) Temporary structures shall not be used or permitted to be used for advertisement purposes except with the consent of the Architect</p> <p>g) All temporary structures shall be maintained at all times in good order and good condition to the satisfaction of the Architect</p> <p>h) All temporary structures shall be removed when so required by the Architect or at the end of the period for which it is required</p> <p>i) The Contractor shall indemnify and shall keep the employer</p>			
	<p align="right">Carried to Collection</p> <p>PRELIMINARIES PARTICULAR MATTERS</p>			50 KES -

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	<p>indemnified against any expenses, loss, claim or suits arising out of or in connection with the temporary structures.</p> <p>j) The Contractor shall pay all local authority or other charges payable in connection with temporary structures</p> <p>k) The temporary security fencing/ hoarding and noise and dust screens approximately 150 metre length (of a height not less than 3.0 metres) shall be to a high standard of design-minimum standard being 32 gauge g.c.i sheets fixed on and including 4no. 75 x 50 mm horizontal timber framing and 75 x 50 vertical framing at 1800mm centres, all to the approval of the Project Manager and painted to a colour scheme as approved.</p> <p>Where areas shall be required to be completely dust proof, dust screens shall be provided to such areas and left in place until after completion of all the works or as per the Project Managers instructions.</p> <p>TEMPORARY DISPOSAL OF RAIN WATER</p> <p>A The Contractor shall provide and maintain all necessary temporary gutters, downpipes, chutes, drains etc. for conveying rainwater from the buildings.</p> <p>The Contractor shall allow for temporary drainage plumbing and piping for keeping the premises and site free from accumulation of water.</p> <p>DOWNTAKINGS</p> <p>B All materials arising from demolitions and down takings are deemed to be the property of the employer. No claim will be entertained on account of employer excising this right to retain the materials</p> <p>All down takings shall be carefully removed, taken down, dismantled and stored on site until instructed by the Architect to remove from the site. Such materials shall only be incorporated in the new works if required by the Architect in which case appropriate adjustments will be made in the final account for the cost of labour, screws etc. for fixing such down takings in the new works.</p>	Item		-
	Carried to Collection			5 KES
	PRELIMINARIES PARTICULAR MATTERS			-

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	FORM OF CONTRACT			
A	<p>The Contractor will be required to enter into a contract with the Employer under the terms of the Conditions of Contract as contained in Section three (III) of this document (PPOA 2006 Edition)</p> <p>The Contractor's attention is called to the following clauses of the conditions of Contract and additions and amendments thereto, which shall be read as incorporated herein and he shall allow any sums which he considers necessary for the observance of such conditions, together with sub clauses used in application.</p>	Item		-
B	<p>LIABILITY AGAINST INJURY TO PERSONS AND PROPERTY Insurance against injury to persons and property</p> <p>NOTES</p> <p>In addition to the conditions of the contract and the requirement contained herein the contractor's all risk policy shall cover the full value of the following and allow for all costs thereof:-</p> <p>i) The works and temporary works erected in performance of this contract.</p> <p>ii) The materials on site, plant and tools</p> <p>iii) The cost and expense of removing debris of the property insured, destroyed or damaged by any peril insured.</p> <p>iv) Professional fees (to be allowed at 15% of the contract sum)</p> <p>v) Employer's liability (workman's compensation)</p> <p>ii) Third party (Public liability for an indemnity of not less than shs. 5,000,000 for any accident or series of accidents arising from the same event (unlimited in aggregate)</p> <p>The contractor shall ensure that all sub-contractors effect and maintain such insurances as are necessary to cover their liabilities in respect of injury to persons and property and workman's compensation.</p> <p>Should the contractor already hold annual insurances covering the whole of his activities, and the indemnity required under the existing policies then further insurances shall be effected and maintained to cover such excess, the policies of insurances</p> <p style="text-align: right;">Carried to Collection</p> <p>PRELIMINARIES PARTICULAR MATTERS</p>			52 KES -

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	being suitably endorsed to cover this project	Item		-
A	<p>Insurance of the works (contractors liability)</p> <p>The Contractor shall insure as required in Conditions No. 30 of the Conditions of Contract. No payment on account of the work executed will be made to the Contractor until he has satisfied the PROJECT MANAGER either by production of an Insurance Policy or and Insurance Certificate that the provision of the foregoing Insurance Clauses have been complied with in all respects. Thereafter the PROJECT MANAGER shall from time to time ascertain that premiums are duly paid up by the Contractor who shall if called upon to do so, produce the receipted premium renewals for the PROJECT MANAGER's inspection.</p>	Item		-
B	<p>Performance bond for the works</p> <p>The Contractor shall find and submit on the Form of Tender an approved bank or Approved Insurance Company and who will be willing to be bound to the Government in an amount equal to ten percent (5%) of the Contract amount for the due performances of the Contract up to the date of completion as certified by the PROJECT MANAGER and who will when and if called upon, sign a Bond to that effect on the relevant standard form included herein (without the addition of any limitations) on the same day as the Contract Agreement is signed, by the Government. And should the surety fail to be approved, the Contractor shall furnish within seven days another Surety to the approval of the Government.</p>	Item		-
	<p><u>SPECIAL PRELIMINARIES</u></p> <p><i>Supervision and Training</i></p>			
C	Allow the Provisional Sum for Clerk Of Works over the contract duration	Item		-
D	Allow a Sum for all Particular Preliminaries subject to the Works	Item		-
	Carried to Collection		KES	53 -
	PRELIMINARIES			
	PARTICULAR MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

	<u>Page No</u>		<u>Amount</u>
BILL No. 5			
PRELIMINARIES			
ELEMENT No. 1			
PARTICULAR MATTERS			
<u>COLLECTION</u>			
Total Brought Forward from Page No.	5/1		-
	5/2		-
	5/3		-
	5/4		-
	5/5		-
	5/6		-
	5/7		-
Carried Forward to Summary of Section No. 5			
PRELIMINARIES		KES	54 -
PARTICULAR MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	<u>SECTION NO.1 - PRELIMINARIES</u>			
	<u>GENERAL MATTERS</u>			
	<i>SUFFICIENCY OF TENDER</i>			
	<p>The contractor shall be deemed to have satisfied himself before tendering as to the correctness and sufficiency of his tender for the works and of the rates and prices stated in the priced Bills of Quantities. Rates and prices quoted shall cover all his obligations under the contract and all matters and things necessary for the proper completion and maintenance of the works.</p>			
	<i>DEFINITIONS AND ABBREVIATIONS</i>			
	Abbreviations used in the Bills of Quantities shall be interpreted as follows:-			
	"Approved"	shall mean:	approved by the Architect	
	"as described"	shall mean:	as described in the Section No. 2 (Specifications)	
	"as directed"	shall mean:	as directed by the Designer	
	"B.S."	shall mean:	the current British Standard specifications published by the British Standards Institution, 2 Park Street, London, W.1, England	
	KBS	shall mean:	The Kenya Bureau of Standards Specification	
		Carried to Collection		
	PRELIMINARIES GENERAL MATTERS		KES	55 -

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	DEFINITIONS AND ABBREVIATIONS (cont'd)			
	"KG" shall mean:	Kilogrammes		
	"No" shall mean:	Number		
	"M" shall mean:	Linear Metres		
	"M2" shall mean:	Square Metres		
	"M3" shall mean:	Cubic Metres		
	"Ditto" shall mean:	the whole of the preceding description except as qualified in the section in which it occurs in brackets it shall mean the whole of the preceding description which is contained within the appropriate brackets		
	M/S shall mean:	Measured separately		
	"B.M.S" shall mean:	Both sides measured separately		
	SITE LEVELS			
A	Before commencing work the Contractor must arrange for and agree with the Architect, Engineer and Quantity Surveyor the existing site levels and similarly establish and agree on a bench mark.		Item	-
	Carried to Collection		KES	56 -
	PRELIMINARIES			
	GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	<p>SETTING OUT</p> <p>A The contractor shall set out works in accordance with the dimensions and levels shown on the drawings and shall be responsible of the correctness of all dimensions and levels set out by him and he will be required to amend all errors arising from inaccurate setting out at his own cost and expenses. In the event of any error or discrepancy in the dimensions or levels marked on the drawings being discovered, such errors or discrepancies must be reported by the contractor to the architect for his immediate attention.</p> <p>No work shall be commenced by the contractor until he has received written instructions from the Architect to adjust such discrepancies which may be proved, upon receipt of such instructions and no claim for extra expenses or relief from the provisions of the Conditions of the Contract , any discrepancy or error in the dimensions or levels shown on the drawings may be made thereafter.</p> <p>SAMPLES</p> <p>The contractor shall furnish at the earliest possible opportunity before work commences and at his own cost any samples of materials or workmanship that may be called for by the Architect for his approval or rejection until such samples are approved to be the minimum standard for the work to which they apply</p> <p>Whenever requested the Contractor shall certify the origin of the materials supplied to the site by producing invoices, certificates of origin , freight bills etc. The opening of sacks ,sealed containers shall take place in the presence of a representative of the Employer, if the latter considers this a formality.</p> <p>EXISTING PROPERTY</p> <p>B The contractor shall take every precaution to avoid damage to all existing property including boundary wall, carpark, roads, cables, drains and other services and he will be held responsible for all damages hereto arising from the execution of his contract and he shall make good all such damages when directed at his own expense.</p>	Item		-
	<p align="right">Carried to Collection</p>			57ES -
	<p>PRELIMINARIES GENERAL MATTERS</p>			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	EXISTING SERVICES			
A	<p>Prior to commencement of any work the contractor is to ascertain from the relevant Authorities the exact position, depth and level of all existing electric cables, water pipes and all other services in the area and he shall make whatever provisions may be required by the authorities concerned for the support and protection of such services. Any damage or disturbances caused to any service shall be reported immediately to the Architect and the relevant Authority and shall be made good to their satisfaction at the contractor's expense.</p>	Item		-
	MATERIALS, TOOLS, PLANT AND SCAFFOLDINGS			
B	<p>All materials and workmanship used in the execution of the works shall be of the best quality and description. Any materials for the works condemned by the Architect shall immediately be removed from the site at the Contractor's expense.</p> <p>The contractor shall be responsible for the provision of all materials, scaffolding, tools, plant, transport and workmen required for the works except in so far as may be stated otherwise herein and he shall allow for the provision of the foregoing except for such items specifically and only required for the use of Nominated Sub-contractors as described herein.</p> <p>No timber used for scaffolding, formwork or similar purpose shall be used afterwards in the permanent works.</p> <p>All such plant, tools and scaffolding shall comply with all regulations whether general or local in force throughout the period of the contract and shall be required as may be necessary to comply with any amendments in or additions to such regulations</p> <p>The Contractor will be required to sign a receipt for all articles and materials supplied by the PROJECT MANAGER at the time of taking deliver thereof, as having received them in good order and condition, and will thereafter be responsible for any loss or damage and for replacements of any such loss or damage with articles and/or materials which will be supplied by the PROJECT MANAGER at the current market prices including Customs Duty and V.A.T., all at the Contractor's own cost and expense, to the satisfaction of the PROJECT MANAGER</p>	Item		-
	Carried to Collection			58
	PRELIMINARIES			-
	GENERAL MATTERS			-

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	LOCAL REGULATIONS AND BY-LAWS			
A	<p>The contractor is to comply with all local regulations, NEMA regulations/ enforcement and by-laws of the Local Authority including serving notices and paying of fees.</p> <p>In addition to complying with the Factories act (Cap 514) and the Factories Amendment act (1990), the contractor shall comply in all aspects with the above mentioned rules.</p> <p>The contractor will be held responsible for serving on the chief inspector of factories a written notice not later than seven days after the beginning of the building operations included in this contract stating the particulars required.</p> <p>The above rules are published in the Legal Notice 1179 of June 11 1978 and kenya gazette supplement No. 18 (Legislative Supplement No. 13) dated 5th April 1984 respectively</p>	Item		-
	SUPERVISION			
B	<p>The said works shall be executed under the direction and to the entire satisfaction of the Project Manager and clerk of works who shall have the Project Manager's specifically delegated authority and shall at all times have access to the works, to the yards and workshops of the contractor or other places where goods are being prepared for the building</p>	Item		-
	TRANSPORT TO AND FROM THE SITE			
C	<p>The contractor shall include in his prices for the transport of materials, workmen etc. to and from the site of the proposed works at such hours and by such routes as are permitted by the Authorities.</p> <p>All unit rates for local or imported goods are to include freight, insurance, handling and delivery costs to the project site together with import duties, sale tax, port charges etc. and all other charges of whatever nature.</p>	Item		-
	Carried to Collection		KES	59 -
	PRELIMINARIES			
	GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
A	<p>FAIR WAGES</p> <p>The contractor shall pay rates of wages and observe hours and conditions of labour not less favourable than the minimum conditions of employment applicable in the district in which the work is carried out. The relevant notice must be posted up and kept posted upon the site where it can be conveniently read by the employees concerned in languages they can understand.</p> <p>The contractor is to comply with the Regulations of Wages and Conditions of Employment Act, Building and Construction Industry wages Council and is to be responsible for compliance of the sub-contractors employed in the execution of the contract. If required he is to notify the Architect of the names and addresses of all such sub-contractors. Any Contractor or Sub-contractors not complying will not be permitted to tender for other work for such a period as the Architect may determine</p> <p>Should a claim be made to the Architect alleging the Contractor's default in payment of Fair Wages to any workman employed on the contract and if proof thereof satisfactory to the Architect, may failing payment by the contractor, pay the claim out of any monies due or which may become due to the contractor under this contract.</p> <p>The Contractor is to furnish to the Architect, if called upon to do so, such particulars of the rates of wages, hours and conditions of labour referred to above as the Architect may direct</p>	Item		-
B	<p>RECORDS</p> <p>The contractor shall allow for keeping in English all records appertaining to the works and shall keep on the site a daily diary recording of weather conditions, temperature, visitors to the site etc. and avail the same for inspection as and when required by the consultants.</p> <p>The contractor is to supply to the Architect such information as he may require in connection with the works, including a statement showing the number of labour employed in all trades daily and delivery reports(stating the name of the projects) for all materials delivered to site.</p>	Item		-
	<p align="right">Carried to Collection</p> <p>PRELIMINARIES</p> <p>GENERAL MATTERS</p>		KES	60 -

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	SECURITY OF WORKS AND FENCING			
A	The contractor shall be entirely responsible and shall pay security of all works, stores, materials, plant, personnel etc. both his own and sub-contractors and shall also provide all necessary watching, lighting, and other precautions as necessary to ensure the security, the safety and protection of the public	Item		-
	SAFETY MEASURES			
B	The Project Manager expects the contractor to adhere to strict safety measures. In this regard the contractor should ensure that all his, the consultants (and his sub-contractors workmen) are wearing the following items before commencement of any work i.e helmets, gumboots, harnesses where applicable and overalls with the company name clearly printed on the back each with clearly marked Identification Numbers stitched or imprinted on. The Project Manager expects full compliance to this regulation and no excuses will be entertained for non-compliance.	Item		-
	PUBLIC, PRIVATE ROADS AND PAVEMENTS ETC			
C	The contractor will be required to make good at his own expense any damages he may cause to the present approach road surfaces during the period of the works	Item		-
	POLICE REGULATIONS			
D	The contractor is to allow for complying with all Government Acts, orders or regulations in connection with employment of labour and other matters related to the execution of the works. the contractor must acquit himself duly with current acts and regulations, including police regulations regarding the movement, housing, security and control of labour, labour camps, passes for transport, etc.. Particular attention is drawn to the Rules published in Legal Notice 179 dated 2nd June 1978 (Building Operations and work of Engineering construction)	Item		-
	AREA TO BE OCCUPIED BY CONTRACTOR			
E	The area of the site which may be occupied by the contractor for use as storage and for the purpose of erecting workshops etc. shall be defined on the site by the Architect	Item		-
	Carried to Collection		KES	61
	PRELIMINARIES GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	PROGRESS SCHEDULE			
A	<p>Immediately after signing the contract the contractor is to prepare a Time progress Chart showing the time and order in which he proposes to carry out the works within the total construction time stated in the contract. The chart will show in detail the construction time and order in which each section of the work is to be carried out and be sub-divided into trades and tasks. If the contractor proposes sectional completion of the project he must plan this in detail including access roads, and services and this shall be reflected on the chart</p> <p>Upon the letting of the sub-contractors work the contractor is to incorporate times and details of each separate sub-contractor work which information is to be agreed by the sub-contractor and the chart will be so designed to accommodate this infantine.</p> <p>At the end of each week the contractor is to mark on the chart in a different colour the actual time taken to complete the respective stages and sections of the work. The contractor shall obtain the Architect's approval on the chart and then shall supply copies to the Architect and Quantity Surveyor</p> <p>If at any time it should appear to the Architect that the actual progress of the works does not conform to the approved programme progress schedule the contractor shall produce at the request of the Architect a revised programme showing the modifications and accelerations to the approved programme necessary to ensure completion of the works within the agreed contract period.</p> <p>The submission of and approval by the Architect of such revisions and accelerations shall not entitle the Contractor to any extra payment or extension of time and shall not relieve the contractor of any duties or obligations or responsibilities under the contract</p>	Item		-
	Carried to Collection		KES	62 -
	PRELIMINARIES			
	GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	OVERTIME			
A	<p>The contractor shall be responsible for any extra costs for overtime working he considers will be necessary in order to complete the works within the contract period or time for completion apart from overtime working which may be authorised by the Architect</p> <p>If overtime is worked out in accordance with a written instruction issued by the Architect the contractor will be reimbursed in respect of such overtime to the unproductive time payable over and above the basic hourly rates as laid down by the Regulation of wages and Conditions of employment Act, Building and Construction Industry Wages Council and excluding any bonuses, profits and overheads.</p> <p>The Contractor is notified that these works are urgent and should be completed within the period stated in these Particular Preliminaries. The Contractor shall allow in his rates for any costs he deems that he/she may incur by having to complete the works within the stipulated contract period.</p>	Item		-
	WATER			
B	<p>The contractor shall provide at his own risk and cost all water for use in connection with the works including the work of sub-contractors make arrangements with the local authority for the installation of a separate meter for all water used by him throughout the contract and pay all costs and fees in connection therewith. He shall also provide temporary storage tanks and tubing etc. as he may consider necessary and clear away at completion.</p> <p>All water shall be fresh, clean and pure, free from earthly vegetable or organic matter, acid or alkaline substance in solution or suspension.</p>	Item		-
	TELEPHONE			
C	<p>The contractor shall provide in the office, from the commencement to the completion of the works, a telephone to the Exchange and shall pay all fees and rentals for same.</p>	Item		-
	Carried to Collection		KES	63 -
	PRELIMINARIES GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	LIGHTING AND POWER			
A	The contractor shall provide at his own risk and cost all temporary artificial lighting and power for use on the works including all sub-contractors and specialists requirements and including all temporary connections, wiring, fittings etc. and clearing away on completion. The Contractor shall pay all fees and obtain all permits in connection therewith.	Item		-
	CONCRETE TEST			
B	Note: The contractor must allow in his rates all costs in connection with the making of cubes, curing, transport, crushing by an approved testing Authority and obtaining the test certificate Set of fifty 150 x 150 x 150mm concrete test cubes	Item		-
	TEMPORARY WORKS			
	ACCESS TO SITE AND TEMPORARY ROADS			
C	Means of access to the site shall be agreed with the Architect prior to commencement of the works and the Contractor must allow for building and maintaining any temporary access roads for the transport of materials, plant and workmen as may be required for the complete execution of the works including the provision of temporary culverts, crossings, bridges or any other means of gaining access. Upon the completion the works the Contractor shall remove such temporary roads, temporary culverts bridges etc. and make good and reinstate all works and services disturbed to the satisfaction of the Architect.	Item		-
	Carried to Collection		KES	64 -
	PRELIMINARIES			
	GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	TEMPORARY BUILDINGS			
A	<p>The contractor shall provide sheds for storage accommodation for all goods and materials liable to suffer damage from exposure to sunlight or inclement weather.</p> <p>The contractor shall provide offices, mess rooms and all the buildings required by the contractor for his own use and the use of Nominated Sub-contractors as required by the items of attendance only.</p> <p>The contractor shall keep on the site and maintain in good condition one dumpy or quickset level, metric levelling staff and one 30 metre steel tape and electronic tape for the use of the Architect, Surveyor and Engineer.</p> <p>Upon completion all temporary buildings are to be removed and cleared away</p>	Item		-
	SANITATION OF THE WORKS			
B	<p>The sanitation of the works shall be provided, maintained and removed on completion by the Contractor to the satisfaction of the Architects and local Authorities.</p> <p>The latrines shall be enclosed with framing and corrugated sheets roofs, sides and partitions, with concrete floors steel trowelled smooth to floors to facilitate washing. Their location shall be agreed with the Architects and the works shall not be commenced before the sanitary accommodation has been approved by the above mentioned authorities.</p> <p>The Contractor will be required to pay all conservancy charges and shall ensure clean daily maintenance and disinfecting of the latrines, and not less than once per week, the whole area shall be sprayed with disinfectant and insecticides and any temporary drains shall be removed and all works and surfaces disturbed made good and then the whole area disinfected and left clean and free from pollution to the satisfaction of the Architect and local authorities.</p>	Item		-
	Carried to Collection		KES	65
	PRELIMINARIES			
	GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
A	<p>SIGN BOARD</p> <p>The Contractor shall provide and erect where directed and maintain during the whole period of the building operation and remove at completion, one approved temporary sign board to the Architect's standard design giving a brief description of the works, an illustration of the design and showing the names of the employer and the consultants, with sufficient space to append the names of the sub-contractors and suppliers when known. The lettering concerning the Architect, Quantity Surveyor and Engineer is not to be more than 50mm high. 2no sign boards shall be erected as per the Project Managers Instructions</p> <p>PROVISIONAL WORK</p> <p>All work described as "Provisional" in these Bills of Quantities is subject to remeasurement in order to ascertain the actual quantity executed for which payment will be made. All "Provisional" and other work liable to adjustment under this Contract shall left uncovered for a reasonable time to allow all measurements needed for such adjustment to be taken by the PROJECT MANAGER Immediately the work is ready for measuring, the Contractor shall give notice to the PROJECT MANAGER. If the Contractor makes default in these respects he shall if the PROJECT MANAGER so directs uncover the work to enable all measurements to be taken and afterwards reinstate at his own expense.</p> <p>PRIME COST SUMS</p>	Item		-
	<p align="right">Carried to Collection</p> <p>PRELIMINARIES</p> <p>GENERAL MATTERS</p>		KES	<p align="right">66</p> <p align="right">-</p>

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>	<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
<p>i) The words "Prime Cost" (or the initials "P.C") appearing in the contract documents shall mean net costs exclusive of any trade, cash or other discount whatsoever but inclusive of the costs of the packing, carriage and delivery. Such costs shall be the same due to the sub-contract or supplier after adjustments where applicable in respect of measurements of rates.</p> <p>ii) Any increase or decrease in the prime costs sums resulting from the adjustments and properly paid by the contractor shall be added or deducted from the contract sum in the final account. In substantiation the contractor will require to produce to the Quantity Surveyor all quotations, invoices and receipted accounts as shall be necessary to show the details of the sums actually paid.</p> <p>iii) Any sum added by the contractor in these Bills of Quantities in respect of profits upon any prime costs will be deducted at the final settlement of accounts and the sum will be added to the amount of which will bear the same proportion to the sum added as the net amount properly expended to the original P.C sum.</p>			
<p>NOMINATED SUB-CONTRACTORS</p>			
<p>The contractor shall accept responsibility for providing the following services for nominated sub-contractors.</p>			
<p>i) GENERAL ATTENDANCE: The following services are described as "allow for general attendance"</p>			
<p>a) Use for the purpose of the sub-contract works of any scaffolding belonging to or provided by the contractor while it remains so erected upon site, provided that no warranty or other liability on the part of the contractor or of his other sub-contractors shall be created or implied in regard to the fitness, condition or suitability of the said scaffolding</p>			
<p>b) Provision of water, lighting, watching and attendance for the purpose of the sub-contract works.</p>			
<p>c) Use of sanitary accommodation, mess rooms and welfare facilities.</p>			
<p>d) Provision of space for erecting of offices or stores or space for storage of plant and materials.</p>			
<p align="right">Carried to Collection</p> <p>PRELIMINARIES GENERAL MATTERS</p>			67ES -

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>	<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
<p>ii) SPECIAL ATTENDANCE:</p> <p>The following services are stated under a separate item and where described under the following headings shall mean:</p> <p>a) Taking delivery including the provision of unskilled labour necessary to attend upon the sub-contractors workmen for the purpose of unloading plants and materials when received upon the site and placing in position within the sub-contractor's storage space or store.</p> <p>b) Hoisting including the provision of unskilled labour and the use of any contractors standing scaffolding and plant for the purpose of assisting the sub-contractors workmen in hoisting the sub-contractors plant and materials to the various levels but not placing in its final position.</p> <p>c) Providing power including the provision of power during the course of the works and during the period of commissioning and training.</p> <p>NOMINATED SUPPLIERS</p> <p>A The contractor shall take delivery anywhere in Nairobi of all materials or goods supplied by the Nominated suppliers and shall sign a receipt as having received them in good order and condition. He shall offload, transport to site, unload, hoist, provide safe storage and thereafter be responsible for any loss or damage or replacement of any such lost or damaged articles at his own expense and shall return case if so required.</p> <p>Provision is made herein following each appropriate P.C sums for the costs of the foregoing services against items reading "take delivery of and fix only"</p> <p>DIRECT CONTRACTS</p> <p>Notwithstanding the foregoing conditions, the Government reserves the right to place a "Direct Contract" for any goods or services required in the works which are covered by a P.C. Sum in the Bills of Quantities and to pay for the same direct. In any such instances, profit relative to the P.C. Sum in the priced Bills of Quantities will be adjusted as described for P.C. Sums is allowed.</p>	Item		-
Carried to Collection			68 KES -
PRELIMINARIES GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	PROTECTION OF THE WORK			
A	<p>The Contractor shall cover up and protect all finished work liable to damage including provision of temporary roof, gutters, drains etc. until the completion of the works.</p> <p>In the event of any damages occurring to the works, materials, sewers, drains, gullies, paths or other works on site in temporary possession of the contractor for the purpose of this contract either from weather, want of proper protection, defects, or insufficiency of the works or any other causes or whatsoever during the progress of the works, the contractor shall be responsible and without extra charge, make good all damage and pay all costs which may be levied.</p>	Item		-
	PREVENTION OF NUISANCE			
B	<p>The works and such sections of the site necessary thereafter shall be under the entire care and control of the contractor during the whole period of the contract and shall take all possible precautions to prevent any nuisance, inconvenience or injury to the holder or occupiers of the existing or surrounding properties and to the public generally, and shall at all times keep all paths and roads affected by the works in a safe and clear state, and shall use proper precautions to ensure the safety of all wheeled traffic and pedestrians.</p>	Item		-
	REMOVAL OF PLANT AND RUBBISH ETC			
C	<p>The Contractor shall upon completion of the works remove and clear away all temporary buildings, plant, rubbish and unused materials, and shall leave the whole of the site of the works in a clean and tidy state to the satisfaction of the Architect. He shall also remove all rubbish and dirt from the site at weekly intervals or as directed by the Architect.</p> <p>Particular care shall be taken in leaving windows, floors and fittings clean and the removal of all paint and cement stains therefrom.</p> <p>The whole of the works shall be delivered up clean, complete and in perfect condition in every respect to the satisfaction of the Project Manager.</p>	Item		-
	Carried to Collection		KES	69 -
	PRELIMINARIES			
	GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	MATERIALS ARISING FROM EXCAVATIONS			
A	Materials of any kind obtained from the excavations shall be the property of the Government. Unless the PROJECT MANAGER directs otherwise such materials shall be dealt with as provided in the Contract. Such materials shall only be used in the works, in substitution of materials which the Contractor would otherwise have had to supply with the written permission of the PROJECT MANAGER Should such permission be given, the Contractor shall make due allowance for the value of the materials so used at a price to be agreed.	Item		-
	ALTERATIONS TO BILLS, PRICING, ETC.			
	Any unauthorised alteration or qualification made to the text of the Bills of Quantities may cause the Tender to be disqualified and will in any case be ignored. The Contractor shall be deemed to have made allowance in his prices generally to cover any items against which no price has been inserted in the priced Bills of Quantities. All items of measured work shall be priced in detail and the Tenders containing Lump Sums to cover trades or groups of work must be broken down to show the price of each item before they will be accepted.			
	CONTRACTOR'S SUPERINTENDENCE/SITE AGENT			
B	The Contractor shall constantly keep on the works a literate English speaking Agent or Representative, competent and experienced in the kind of work involved who shall give his whole experience in the kind of work involved and shall give his whole time to the superintendence of the works. Such Agent or Representative shall receive on behalf of the Contractor all directions and instructions from the Project Manager and such directions shall be deemed to have been given to the Contractor in accordance with the Conditions of Contract.	Item		-
	TRAINING LEVY			
C	The Contractor's attention is drawn to Legal Notice No. 237 of October 1971 which requires payment by the Contractor of a Training levy. The tenderer shall at his own cost ensure conversance with the said law and make all appropriate payments to the authorities	Item		-
	Carried to Collection		KES	70 -
	PRELIMINARIES GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	VALUE ADDED TAX (V.A.T.)			
A	<p>The Contractor's attention is drawn to V.A.T PUBLIC NOTICE NO. 6 of 5th August, 1993 regarding the Finance Bill 1993 which expanded the V.A.T base to cover construction services amongst other items. The Contractor shall familiarise himself with the said notice and allow in all his Bills of Quantities rates (Excluding P.C and Provisional Sums) for the net tax. (i.e less input tax where applicable) as required by law.</p> <p>Please note that allowing a lump sum tax either in preliminaries or in summary page shall not be acceptable.</p> <p>Any additional information and assistance concerning the application of the said notice should be directed to the office of the Commissioner of Value Added Tax</p>	Item		-
B	<p>FIRM PRICE CONTRACT</p> <p>This is a firm price contract and the Contractor must allow in his tender rates for any increase in the cost of labour and/or materials during the currency of the contract.</p>	Item		-
C	Allow a Sum for all General Preliminaries subject to the Works	Item		-
	Carried to Collection		KES	71 -
	PRELIMINARIES GENERAL MATTERS			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

BILL No. 5 PRELIMINARIES ELEMENT No. 2 GENERAL MATTERS <u>COLLECTION</u>			
	<u>Page No</u>		<u>Amount</u>
Total Brought Forward from Page No.	5/9		-
	5/10		-
	5/11		-
	5/12		-
	5/13		-
	5/14		-
	5/15		-
	5/16		-
	5/17		-
	5/18		-
	5/19		-
	5/20		-
	5/21		-
	5/22		-
	5/23		-
	5/24		-
	5/25		-
Carried Forward to Summary of Section No. 5 PRELIMINARIES GENERAL MATTERS		KES	72 -

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

	BILL No. 5			
<u>Bill No</u>	<u>SECTION SUMMARY - PRELIMINARIES</u>	<u>Page No</u>		<u>Amount</u>
1	PARTICULAR MATTERS	5/8		-
2	GENERAL MATTERS	5/26		-
	Carried to Final Summary		KES	-
	PRELIMINARIES			

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>UNIT</u>	<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	<u>DEMOLITION WORKS (ALL PROVISIONAL)</u>				
	NOTES:				
	The tenderer's rates shall be deemed to include for all necessary shoving, temporary supports and carting away demolished materials				
	Tenderer's rates for demolitions and down takings shall also be deemed to include for making good all disturbed surfaces resulting from the said demolitions and down takings				
	The Employer reserves the right to take possession of any salvaged materials in which event credit shall be given for such materials accordingly by the Quantity Surveyor				
	<i>Demolition Works</i>				
A	Provide the Provisional Sum for any Demolition Works. to be expended at the project Managers discretion P.C Sum 900,000.00		Item		-
	<i>Debris and Rubbish Arising</i>				
B	Allow for clearing all debris and rubbish arising from site including removing wall plaster and any other incidental demolition work		Item		-
	<i>Relocation of Services</i>				
C	Allow for Extra demolitions and Relocation of Existing Services P.C Sum 1,000,000.00		Item		-
	Carried to Final Summary			KES	74 -
	DEMOLITION AND SITE WORKS				
	DEMOLITION WORKS				

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>		<u>UNIT</u>	<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
	<u>EXTERNAL FINISHES</u>				
	<u>CURTAIN WALLING</u>				
	<i>Powder coated coloured aluminium curtain walling consisting of 75 x 50mm aluminium frames: Frame work covered with and including 50mm anti-bandit glass fixed with appropriate clips , complete with fixing framework to wall and including spray painted metal brackets, all bolts, nuts and washers. All joints sealed with butyl rubber or other approved material for water proofing and fixed to specialist details</i>				
A	75 x 50mm horizontal members spaced at 600mm centres and vertical members spaced at 600mm centres; Panels covered with and including 50mm thick top-hung openable sashes and fixing in position on existing windows	SM	646		-
	<i>Alucobond Cladding</i>				
B	8mm thick Decorative Alucoboard Panels in Roofing Profile	SM	269		-
	<i>Natural stone walling external finishes</i>				
C	50mm thick Machine-cut Mazeras stone cladding laid to patterns to existing walls finished with zero joint in cement mortar	SM	331		-
	Carried to Final Summary			KES	75 -
	CLADDING				
	EXTERNAL FINISHES				

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>ITEM NO.</u>	<u>UNIT</u>	<u>QUANTITY</u>	<u>RATE</u>	<u>AMOUNT</u>
<u>PRIME COST SUMS</u>				
Notes:				
1). Provisional sums to be expended at the discretion of the Architect and measured and valued by the Quantity Surveyor on completion				
2). Prime Cost Sums to be executed by a nominated sub-contractor				
CONTIGENCY				
A				
Provide a Provisional Sum for Contingencies to be expended in whole or in part at the discretion of the Project Manager			Item	1,000,000.00
SUPERVISION				
B				
Allow a Provisional Sum for Project Management Services, Documentation and Supervision			Item	360,000.00
PLUMBING, DRAINAGE & MECHANICAL VENTILATION				
C				
Allow a Sum for Plumbing, Drainage and Mechanical Ventilation			Item	1,000,000.00
Carried to Final Summary				
PRIME COST AND PROVISIONAL SUMS				
PRIME COST AND PROVISIONAL SUMS				
			KES	2,360,000.00
				70

**PROPOSED EXTERNAL REFURBISHMENT OF THE EXISTING
COUNTY ASSEMBLY OF NAKURU OFFICES**

<u>SECTION NO.</u>	<u>MAIN SUMMARY</u>	<u>PAGE NO.</u>	<u>AMOUNT</u>
5	PRELIMINARIES	5/27	-
6	DEMOLITION AND SITE WORKS	6/1	-
7	CLADDING	7/1	-
8	PRIME COST AND PROVISIONAL SUMS	8/1	2,360,000.00
CARRIED TO FORM OF TENDER			KES 2,360,000.00

SECTION VIII – STANDARD FORMS

- i. Form of Tender
- ii. Form of Tender Security
- iii. Performance Bank Guarantee
- iv. Bank Guarantee for Advance Payment
- v. Tender Questionnaire
- vi. Confidential Business Questionnaire
- vii. Details of Sub-Contractors

FORM OF TENDER

TO: *[Name of Employer]* *[Date]*
 - *[Name of Contract]*

Dear Sir,

1. In accordance with the Conditions of Contract, Specifications, Drawings and Bills of Quantities for the execution of the above named Works, we, the undersigned offer to construct, install and complete such Works and remedy any defects therein for the sum of *[Amount in figures]* Kenya Shillings
 - *[Amount in words]*
2. We undertake, if our tender is accepted, to commence the Works as soon as is reasonably possible after the receipt of the Project Manager's notice to commence, and to complete the whole of the Works comprised in the Contract within the time stated in the Appendix to Conditions of Contract.
3. We agree to abide by this tender until *[Insert date]*, and it shall remain binding upon us and may be accepted at any time before that date.
4. Unless and until a formal Agreement is prepared and executed this tender together with your written acceptance thereof, shall constitute a binding Contract between us.
5. We understand that you are not bound to accept the lowest or any tender you may receive.

Dated this day of 20

Signature in the capacity of

duly authorized to sign tenders for and on behalf of *[Name of Employer]*
 of *[Address of Employer]*

Witness; Name

Address

Signature

Date

FORM OF TENDER SECURITY

WHEREAS(hereinafter called “the Tenderer”) has submitted his tender dated for the construction of (name of Contract)

KNOW ALL PEOPLE by these presents that WE having our registered office at(hereinafter called “the Bank”), are bound unto(hereinafter called “the Employer”) in the sum of Kshs..... for which payment well and truly to be made to the said Employer, the Bank binds itself, its successors and assigns by these presents sealed with the Common Seal of the said Bank this Day of20.....

THE CONDITIONS of this obligation are:

- 1. If after tender opening the tenderer withdraws his tender during the period of tender validity specified in the instructions to tenderers Or
2. If the tenderer, having been notified of the acceptance of his tender by the Employer during the period of tender validity:
(a) fails or refuses to execute the form of Agreement in accordance with the Instructions to Tenderers, if required; or
(b) fails or refuses to furnish the Performance Security, in accordance with the Instructions to Tenderers;

We undertake to pay to the Employer up to the above amount upon receipt of his first written demand, without the Employer having to substantiate his demand, provided that in his demand the Employer will note that the amount claimed by him is due to him, owing to the occurrence of one or both of the two conditions, specifying the occurred condition or conditions.

This guarantee will remain in force up to and including thirty (30) days after the period of tender validity, and any demand in respect thereof should reach the Bank not later than the said date.

_____ [date]

_____ [signature of the Bank]

_____ [witness]

_____ [seal]

PERFORMANCE BANK GUARANTEE

To: _____ (Name of Employer) _____ (Date)
- _____ (Address of Employer)

Dear Sir,

WHEREAS _____ (hereinafter called "the Contractor") has undertaken, in pursuance of Contract No. _____ dated _____ to execute _____ (hereinafter called "the Works");

AND WHEREAS it has been stipulated by you in the said Contract that the Contractor shall furnish you with a Bank Guarantee by a recognized bank for the sum specified therein as security for compliance with his obligations in accordance with the Contract;

AND WHEREAS we have agreed to give the Contractor such a Bank Guarantee: NOW THEREFORE we hereby affirm that we are the Guarantor and responsible to you, on behalf of the Contractor, up to a total of Kshs. _____ (*amount of Guarantee in figures*) Kenya Shillings (*amount of Guarantee in words*), and we undertake to pay you, upon your first written demand and without cavil or argument, any sum or sums within the limits of Kenya Shillings _____ (*amount of Guarantee in words*) as aforesaid without your needing to prove or to show grounds or reasons for your demand for the sum specified therein.

We hereby waive the necessity of your demanding the said debt from the Contractor before presenting us with the demand.

We further agree that no change, addition or other modification of the terms of the Contract or of the Works to be performed thereunder or of any of the Contract documents which may be made between you and the Contractor shall in any way release us from any liability under this Guarantee, and we hereby waive notice of any change, addition, or modification.

This guarantee shall be valid until the date of issue of the Certificate of Completion.

SIGNATURE AND SEAL OF THE GUARANTOR

Name of Bank

Address

Date

BANK GUARANTEE FOR ADVANCE PAYMENT

To: *[name of Employer]* (Date)
- *[address of Employer]*

Gentlemen,

Ref: *[name of Contract]*

In accordance with the provisions of the Conditions of Contract of the above-mentioned Contract, We, *[name and Address of Contractor]* (hereinafter called "the Contractor") shall deposit with *[name of Employer]* a bank guarantee to guarantee his proper and faithful performance under the said Contract in an amount of Kshs. *[amount of Guarantee in figures]* Kenya Shillings *[amount of Guarantee in words]*.

We, *[bank or financial institution]*, as instructed by the Contractor, agree unconditionally and irrevocably to guarantee as primary obligator and not as Surety merely, the payment to *[name of Employer]* on his first demand without whatsoever right of objection on our part and without his first claim to the Contractor, in the amount not exceeding Kshs *[amount of Guarantee in figures]* Kenya Shillings *[amount of Guarantee in words]*, such amount to be reduced periodically by the amounts recovered by you from the proceeds of the Contract.

We further agree that no change or addition to or other modification of the terms of the Contract or of the Works to be performed thereunder or of any of the Contract documents which may be made between *[name of Employer]* and the Contractor, shall in any way release us from any liability under this guarantee, and we hereby waive notice of any such change, addition or modification.

No drawing may be made by you under this guarantee until we have received notice in writing from you that an advance payment of the amount listed above has been paid to the Contractor pursuant to the Contract.

This guarantee shall remain valid and in full effect from the date of the advance payment under the Contract until *(name of Employer)* receives full payment of the same amount from the Contract. Yours faithfully,

Signature and Seal

Name of the Bank or financial institution

Address

Date

Witness: Name:

Address:

Signature:

Date:

QUALIFICATION

INFORMATION

1. Individual Tenderers or Individual Members of Joint Ventures

1.1 Constitution or legal status of tenderer (attach copy or Incorporation Certificate);

Place of registration: _____

Principal place of business

Power of attorney of signatory of tender

1.2 Total annual volume of construction work performed in the last five years

Year	Volume	
	Currency	Value

1.3 Work performed as Main Contractor on works of a similar nature and volume over the last five years. Also list details of work under way or committed, including expected completion date.

Project name	Name of client and contact person	Type of work performed and year of completion	Value of Contract
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

1.4 Major items of Contractor's Equipment proposed for carrying out the Works. List all information requested below.

Item of Equipment	Description, Make and age (years)	Condition(new, good, poor) and number available	Owned, leased (from whom?), or to be purchased (from whom?)
	_____	_____	
	_____	_____	

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1.5 Qualifications and experience of key personnel proposed for administration and execution of the Contract. Attach biographical data.

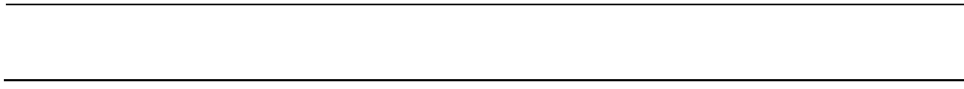
Position	Name	Years of experience (general)	Years of experience in proposed position
Project Manager			

1.6 Financial reports for the last five years: balance sheets, profit and loss statements, auditor's reports, etc. List below and attach copies.

1.7 Evidence of access to financial resources to meet the qualification requirements: cash in hand, lines of credit, etc. List below and attach copies of supportive documents.

1.8 Name, address and telephone, telex and facsimile numbers of banks that may provide reference if contacted by the Employer.

1.9 Statement of compliance with the requirements of Clause 1.2 of the Instructions to Tenderers.



1.10 Proposed program (work method and schedule) for the whole of the Works.

2 Joint Ventures

- 2.4 The information listed in 1.1 – 1.10 above shall be provided for each partner of the joint venture.
- 2.5 The information required in 1.11 above shall be provided for the joint venture.
- 2.6 Attach the power of attorney of the signatory(ies) of the tender authorizing signature of the tender on behalf of the joint venture
- 2.7 Attach the Agreement among all partners of the joint venture (and which is legally binding on all partners), which shows that:
 - a) all partners shall be jointly and severally liable for the execution of the Contract in accordance with the Contract terms;
 - b) one of the partners will be nominated as being in charge, authorized to incur liabilities and receive instructions for and on behalf of any and all partners of the joint venture; and
 - c) the execution of the entire Contract, including payment, shall be done exclusively with the partner in charge.

CONFIDENTIAL BUSINESS QUESTIONNAIRE

You are requested to give the particulars indicated in Part 1 and either Part 2 (a), 2 (b) or 2 (c) and 2 (d) whichever applies to your type of business.

You are advised that it is a serious offence to give false information on this Form.

Part 1 – General

Business Name

Location of business premises; Country/Town.....

Plot No..... Street/Road

Postal Address..... Tel No.....

Nature of Business.....

Current Trade Licence No..... Expiring date.....

Maximum value of business which you can handle at any time: K. pound.....

Name of your bankers.....

Branch.....

Part 2 (a) – Sole Proprietor

Your name in full..... Age.....

Nationality..... Country of Origin.....

*Citizenship details

Part 2 (b) – Partnership

Give details of partners as follows:

<i>Name in full</i>	<i>Nationality</i>	<i>Citizenship Details</i>	<i>Shares</i>
1.....			
2.....			
3.....			

Part 2(c) – Registered Company:

Private or public..... State
the nominal and issued capital of the Company-

Nominal Kshs.....

Issued Kshs.....

Give details of all directors as follows:

Name in full. Nationality. Citizenship Details*. Shares.

1.

.....

2.

.....

3.

.....

4.

.....

Part 2(d) – Interest in the Firm:

Is there any person / persons in(Name of Employer) who has
interest in this firm? Yes/No.....(Delete as necessary)

I certify that the information given above is correct.

.....
(Title)

.....
(Signature)

.....
(Date)

- Attach proof of citizenship

DETAILS OF SUB-CONTRACTORS

If the Tenderer wishes to sublet any portions of the Works under any heading, he must give below details of the sub-contractors he intends to employ for each portion.

Failure to comply with this requirement may invalidate the tender.

- (1) Portion of Works to be sublet:
- (i) Full name of Sub-contractor
and address of head office:
 -
 - (ii) Sub-contractor's experience of
similar works carried out in the
last 3 years with
Contract value:
 -
 -
- (2) Portion of Works to sublet:
- (i) Full name of sub-contractor
and address of head office:
 -
 -
 - (ii) Sub-contractor's experience of
similar works carried out in the
last 3 years with
contract value:
 -

[Signature

of

Tenderer

