

January 22, 2023

To: Waitaria Hall Committee

From: Glenn Perham

Job: Reroof the Waitaria Hall

Having looked at the current status of the Hall roof, it is apparent that the roof is in a state of disrepair and needs replacing. I also note that the gutters are in average to poor condition and recommend their replacement. With the removal of the gutters, it would be prudent to replace all fascia and barge boards as some of these appear to be compromised. The attached pricing schedule takes this into account.

The weatherboards on the top level, East facing gable wall, will need to be replaced and the bottom board on the West facing gable will need to be replaced to accommodate a flashing. Please note: We cannot match the existing James Hardy cladding, as it is no longer available. We will do our best to provide a cladding that is in keeping with the existing. Namely a James Hardy board closest to existing.

The South facing roof edge line has a curve in it. This will be straightened upon replacing the fascia and gutter. However there is a sag in the ridge line, and due to previous structural work (steel beam and the like) it would require a significant amount of work to rectify. I have not made any allowance for this.

I am of the assumption the main gable roof is fixed directly to the sarking and the subsequent extensions have conventional purlins. Pricing assumes the current structure is fit for purpose. IE: The integrity of existing timbers. No allowance has been made to replace rotten substructure.

The project will be undertaken by myself, as an LBP, a licenced roofing contractor and the balance made up of local staff.

The scaffold will be in place for the duration of the works. It has been brought to my attention the Committee wishes to paint the Hall. I am happy to work in with the painting contractor for use of the scaffold.

No allowance has been made to paint fascias or new weatherboards.

Contractor will provide Public Liability insurance and Waitaria Hall is to provide Third Party and Contract Works insurance.

This covering letter is to be read in conjunction with the quotation.

Quotation: Reroof Waitaria Hall

Preliminaries and General		\$ 5000.00
Scaffolding & 60 metres Site Safety Fencing		\$ 8477.10
Fascia 180x18 H3 D4 Preprimed FJ fitted		\$ 5935.35
Marley Classic Gutters & Downpipes fitted		\$ 6374.50
Roofing: Corrugate 40 ColorCote Magnaflow, ColorCote MagnaFlow		
Flashings, Paper, Netting, Fitted		\$35527.80
H&S, Insurance, Travel & Accommodation		\$ 2450.00
	Sub Total	\$63764.75
Contingency Sum		\$ 5000.00
	Total	\$68764.75
	GST	\$10314.71
	Total	\$79079.46

No allowance has been made for freight to Waitaria Bay. Pricing allows for all products to be transported to Havelock.

No allowance has been made for painting

No allowance has been made for rubbish removal

Pricing is correct as at the date on the covering letter. Any cost increases incurred by start date will be discussed and passed on to the client.

On acceptance of quotation in principal a final check measure will need to be undertaken to confirm all measurements. As we live out in the Sounds, it is not so simple to get trades to just pop out and price jobs. I have done all measurements diligently, but I will need confirmation from my suppliers before any work commences.

Glenn Perham

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