




022-18 Ground Worker's Compound
Schedule of Works
Version: 2

1.0	PRELIMINARIES AND CONTRACT:	£
1.1	<p>THE CLIENT:</p> <p>Name: Launceston Town Council</p> <p>Contact: Martin Cornish</p> <p>Email: martin@launceston-tc.gov.uk</p>	
1.2	<p>THE SITE</p> <p>Address: Allotments, Upper Chapel, Launceston, PL15 7DW</p> <p>The site is a gated compound at the north-western end of the Launceston Town Council allotments on Upper Chapel. Allotment users will visit the adjacent areas throughout the works, and care must be taken to ensure safe overlap with their activities.</p> <p>See Section A/34 of the Preliminaries, and the Schedule below, and submit Method Statements where required</p>	
1.3	<p>PRELIMINARIES:</p> <p>Note the full Preliminaries attached under separate cover and allow for complying with the general provisions and standards therein.</p>	
1.4	<p>CDM REGULATIONS:</p> <p>Allow for complying with the CDM Regulations, including the preparation of the Health & Safety File & providing on site Welfare Facilities.</p> <p>See the Preliminaries, especially Section A30. Allow for preparing and submitting the Health and Safety information outlined therein, including the method statements outlined above.</p>	
1.5	<p>BUILDING REGULATIONS:</p> <p>Allow the following Provisional Sum for contacting LABC regarding the existing Building Notice and paying any additional fee.</p>	£1,000
1.6	<p>FORMAL RUNNING-IN PERIOD OF PLANT, EQUIPMENT & SYSTEMS</p> <p>Arrange a formal running-in period of 1 week for all plant, equipment and systems between commissioning and handover to ensure satisfactory performance.</p> <p>During this period provide maintenance to manufacturer's instructions as a minimum from system/plant "start up" through to handover.</p>	
1.7	<p>COMPLETION CERTIFICATION:</p> <p>Supply completion certification on handover of the Project, generally in accordance with the Building Regulations and service provider statutory requirements, including:</p> <ul style="list-style-type: none"> • Electrical Installation Certificate • Water Regulations Certificate • Product warranties 	

1.8	DEFECTS LIABILITY PERIOD: Allow for attending to any defects that occur during the defects liability period of six month from Practical Completion . Address defects in a timely manner, in accordance with the conditions of contract.	
1.9	CONTINGENCY SUMS: See Section A54 for contingency sum used only as directed by the Architect.	£15,000
	Sub-total 1.0 for collection	

2.0	GENERAL AND PREPARATORY WORKS:	£
2.1	<p>THE WORKS: The works involve construction of new welfare and storage facilities, and involve the following:</p> <ul style="list-style-type: none"> • Remove existing temporary buildings • Extend existing underground services to required positions • Form new welfare and storage facilities on new foundations • Construct new covered canopy over the main yard • New electrical and mechanical services • Associated decorative works <p>Prior to commencement, take full record details and photographs of the building and other adjacent features. The following items describe the main items of work to be carried out. Allow for all works necessary to satisfactorily complete the works.</p>	
2.2	<p>TEMPORARY SUPPORT AND ACCESS: Provide, maintain, alter and adapt temporary supports to ensure the stability and safety of the building, retaining structures and of any nearby services during the works.</p>	
2.3	<p>SITE CLEARANCE: Set aside the shipping container to be re-used, and arrange for the other container and temporary office/welfare building to be removed from site and disposed of in accordance with the current regulations.</p>	
2.4	<p>SITE PROTECTION: Provide screens and sheeting to protect adjacent building, structures, and external pavings/grassed surfaces during the Works, including any damage caused by siting skips, erecting and maintaining scaffolding, vehicular movements etc.</p> <p>Protect the perimeter security fencing from damage, and maintain site security throughout the Works.</p>	
2.5	<p>REDUCE SITE LEVELS: Reduce levels across the site to suit the new building substructures, and the proposed new ground coverings, as shown on the Contract Drawings. Dispose of all arisings off site in accordance with the current regulations.</p>	
	Sub-total 2.0 for collection	

3.0	SUBSTRUCTURE WORKS:	£
3.1	<p>SET-OUT NEW BUILDINGS:</p> <p>Set out the substructure for the proposed new buildings as shown on the Contract Drawings. Trace and locate the incoming electrical and water services.</p> <p>Inform the Architect if there are any clashes or discrepancies between the drawings and the site set-out.</p>	
3.2	<p>EXTEND EXISTING SERVICES:</p> <p> CDM CARE REQUIRED: USE APPROPRIATELY QUALIFIED OPERATIVES: Ensure that the incoming services are isolated prior to undertaking any works.</p> <p>Arrange for the service providers to extend the incoming site services to their proposed new positions. Install new risers in positions shown and arrange for suitably qualified operatives - ie NIC EIC/CIPHE accredited - to provide temporary site supplies.</p>	
3.3	<p>NEW FOOTINGS AND SUBSTRUCTURE</p> <p>Excavate trenches for new strip foundations to competent bearing strata at least 450mm below lowest ground level. Where necessary, footings should be stepped to ensure top of concrete is below invert level of the drainage runs in accordance with Diagram 21 of Approved Document A. Dispose of arisings off-site.</p> <p>Arrange inspection and approval of formations by the Local Authority Building Inspector prior to placing concrete to foundations.</p> <p>Place and level GEN3 concrete strip foundations in approved excavations to a depth to suit coursing of substructure masonry, maintaining minimum depths shown on the drawings.</p> <p>Construct masonry substructure to DPC level as shown, coordinating with services installations, building in underfloor ducts, and forming openings through substructure walls with precast lintels over for drainage.</p> <p>Install Hyload DPCs as detailed. Ensure that floor DPM laps with DPCs.</p>	
3.4	<p>RADON SUMP:</p> <p>Install new Visqueen proprietary radon sump in accordance with the manufacturer's instructions. Position of sump TBC on site.</p> <p>Lay new 100mm diameter uPVC pipe from sump through external walls to terminate above ground in position to be confirmed.</p> <p>Provide protective ventilated mushroom cap over exposed end of pipe.</p>	

3.5	<p>NEW INTERNAL FLOOR SLABS</p> <p>Supply and lay approved hardcore filling well consolidated and blinded with fine material. Form new reinforced GEN3 concrete slabs, to bear on external footings as detailed on the drawings.</p> <p>Lay radon barrier damp proof membrane turned up wall and lapped with Hyload DPC to the inner skin. Lap and seal membrane and form all services penetrations in strict accordance with the manufacturer's instructions to ensure a gas-tight seal.</p>	
3.6	<p>NEW GROUND COVER:</p> <p>Allow for supplying, laying and compacting new 150mm deep layer of MOT Type 3 permeable subbase on new geotextile membrane, as shown on the drawings. Trim and adequately prepare the subsoils before laying new subbase.</p>	


4.0	STAFF WELFARE BUILDING STRUCTURE AND ENVELOPE:	£
4.1	<p>NEW TIMBER FRAMED EXTERNAL WALLS</p> <p>Construct new timber framed walls as detailed, including setting out and constructing openings and generally as indicated on the drawings.</p> <p>Sheath walls with OSB3 and fix breather membrane over in accordance with manufacturer's instructions. Leave ready for installation of external cladding.</p>	
4.2	<p>NEW ROOF STRUCTURE:</p> <p>Fix new wallpates to heads of external walls and install new flat roof joists in accordance with the drawings. Sheathe flat roof with OSB3 and install new marine ply fascias to the perimeter of the roof, as shown on the drawings.</p> <p>New roof finishes are to be installed by suitably qualified subcontractors, in strict avoidance with manufacturer's instructions. Allow for all necessary trims and flashings to comply with membrane manufacturer's standard details.</p> <ul style="list-style-type: none"> • Cap sheet: Bauder K5K (Charcoal Grey) • Underlayer: BauderTEC KSA DUO • Air and vapour control layer: BauderTEC KSD FBS <p>Provide details of min. 20 year insurance-backed warrantee in Client's name on completion.</p> <p>Coordinate with overcladding the shipping container in Section 6.0</p>	
4.3	<p>LATERAL RESTRAINT STRAPS:</p> <p>Tie new roof structures to walls with 30mmx5mm galvanised steel vertical restraint @ max. 2m c/c in accordance with BRAD A Diagram 16 (a) and (b).</p>	
4.4	<p>INSULATE SUPERSTRUCTURE:</p> <p>Install glass wool insulation between wall studs and roof joists, and insulation boards over.</p> <p>Carefully seal all joints between PIR boards to form vapour and install new tapered edge plasterboard linings, leaving ready for jointing.</p> <p>Coordinate with installation of internal partitions.</p>	
4.5	<p>NEW EXTERNAL DOORS AND WINDOWS</p> <p>All fenestration to be manufactured, supplied and installed by a FENSA approved installer, generally in accordance with the drawings. Arrange for supplier to survey as built opening dimensions prior to fabrication of units.</p>	


	<p>Windows to be fitted with 8,00mm² trickle vents integral with frame. Doors to be provided with thresholds and weatherbars, and co-ordinated ironmongery, handles and locks as above.</p> <p>Allow for all ground floor windows and doors, and windows and doors accessible from the roof terrace to be PAS24 compliant. Provide details of product warranties on completion.</p>	
4.6	<p>EXTERNAL WALL CLADDING:</p> <p>Fix new battens and counter battens, intumescent breaks and insect screens to form new ventilated cavities to external walls.</p> <p>Apply new Marley Eternit cladding finishes as shown on the proposed plans and elevations. Allow for all necessary corners and trims to complete installation in accordance with the manufacturer's instructions.</p> <p>Coordinate with overcladding the shipping container in Section 6.0</p>	
4.7	<p>INSULATED GROUND FLOORS:</p> <p>Install insulation over internal ground floor slabs as shown.</p> <p>Overlay with moisture-resistant chipboard flooring, leaving 5mm expansion gaps to perimeters of floors, and leave ready for application of finishes.</p>	
4.8	<p>PARTITION WALLS</p> <p>Construct new internal partitions as generally detailed on the drawings, with doubled studs to support timber framed openings, noggins to suit plasterboard, framing/forming door openings where indicated.</p> <p>Agree setting out before construction. Fix heads of walls to roof joists rafters with Simpson Strong-tie PWR clips or similar. Place Isover APR 1200 wool between studs and line with 12.5mm tapered edge plasterboard.</p>	
4.9	<p>INTERNAL WALL AND CEILING FINISHES:</p> <p>Fill all screw heads with jointing compound.</p> <p>Tape and fill all joints with jointing compound. Sand back edges of jointing compound and leave plasterboard walls and ceilings ready for decoration.</p>	
4.10	<p>NEW INTERNAL DOORS AND LININGS</p> <p>Supply and install softwood door linings in openings, and install new solid core flush ply-faced internal doors - JB Kind IPLY20 or similar.</p> <p>When not pre drilled or specified otherwise, position fixings 150 mm from each end of jamb, adjacent to each hanging point and at 600 mm maximum centres. Doors to have undercut of 10mm above finishes.</p> <p>Allow £50 PC per leaf for supply cost of door ironmongery/hardware.</p>	

4.11	NEW INTERNAL WINDOW: Supply and install softwood single glazed internal window as shown on the Contract Drawings. Glaze with 7.2mm 30 minute fire-rated glass.	
4.12	NEW TIMBER MOULDINGS: Supply and fit new mouldings to all internal walls: <ul style="list-style-type: none"> • Skirtings: 70x15mm chamfered MDF (except WC & Shower) • Architrave: 45x15 chamfered MDF 	
4.13	RAINWATER GOODS: Fix new half-round uPVC rainwater goods as shown. Include for all necessary support brackets, stop ends, unions, angles etc. Fix in accordance with manufacturers instructions.	
	Sub-total 4.0 for collection	

5.0	INTERNAL FIT OUT AND DECORATIVE WORKS:	£
5.1	<p>GENERALLY: Coordinate fixtures & fittings with floor finishes & services installations. Unless otherwise specified, floor finishes are to be laid to complete room spaces before fitting of units & appliances, not fitted around same.</p> <p>Where provisional sums have been included for supply, note that the client may obtain direct and hand over for installation, in which case items will be omitted.</p>	
5.2	<p>NEW KITCHEN: Arrange for the supply and installation of a range of kitchen units, worktops, sinks and white goods/hobs etc.</p> <ul style="list-style-type: none"> • 6000mm wide sink unit and door • 600mm wide base units with door • 600mm wide drawer unit and drawer fronts • 300mm wide 900mm tall wall unit and door • 2x600mm wide 900mm tall wall units and doors • stainless steel single bowl sink and drainer with mixer tap • 2.1m of 32mm laminated worktop <p>Allow for supply of all necessary accessories, plinths, handles, end panels etc to complete the kitchen. For tender purposes allow for Howdens Greenwich units and doors and T-bar handles.</p> <p>Allow for coordinating with the kitchen supplier and fitters, including agreeing and adjusting the general programme, providing labour to offload materials, and providing secure storage as necessary. Include plumbing and waste pipework in Building Services Installations.</p>	
5.3	<p>NEW SANITARYWARE: Arrange for the supply and installation of new sanitaryware.</p> <ul style="list-style-type: none"> • WC & Shower <ul style="list-style-type: none"> 1000x1000mm low-profile tray and screen WHB with mixer tap and bottle trap SimPlo composting toilet, or similar Part-M shower grab rail pack Part-M WC grab rail pack <p>Allow for supply of all necessary accessories, trims, handles etc to complete the installation. For tender purposes allow for Ideal Standard Concept sanitaryware, and Ultraflat tray.</p> <p>Allow for coordinating with the sanitaryware supplier and fitters, including agreeing and adjusting the general programme, providing labour to offload materials, and providing secure storage as necessary. Include plumbing and waste pipework in Building Services Installations.</p>	

5.4	<p>NEW VINYL FLOOR FINISHES: Provide a cost for the supply and installation of the floor finishes shown below. Provide samples and brochures to assist selection of product and agree selection with Client prior to procurement and installation.</p> <p>Make allowance for fitting of specified material, including all trims, adhesives, etc. Provide welded upstand skirtings in WC & Shower only.</p> <ul style="list-style-type: none"> WC & Shower: Gerflor Tarasafe Standard PUR Safety Vinyl All other area: Gerflor Tarasafe Ultra H2O Wet Room Safety Vinyl <p>Provide details of product warranties on completion.</p>			
5.4	<p>PVC WALL FINISHES: Provide a cost for the supply and installation of the wall finishes shown below. Provide samples and brochures to assist selection of product and agree selection with Client prior to procurement and installation.</p> <p>Make allowance for fitting of specified material, including all grippers, trims, adhesives, etc.</p> <ul style="list-style-type: none"> Shower enclosure: 2mm thick PVC panel Splashback to WHB: 2mm thick PVC panel Splashback to Kitchen: 2mm thick PVC panel <p>Panels to be rated a minimum of Class 1 to BS 476 Part 7 - ie satin white PVC hygienic wall panels by White Cladding or similar:</p> <p>www.whitecladding.co.uk/product/white-pvc-hygienic-wall-panels</p>			
5.4	<p>DECORATIVE AND PROTECTIVE FINISHES GENERALLY Comply with BS 8000 Parts 11 & 12. Allow for all necessary preparatory work to ensure surfaces are suitable to receive finishes.</p> <p>Obtain coats of each painting system from the same supplier and use in accordance with their instructions.</p> <p>Provide paint colour samples and agree colour and pattern selection with Employer.</p>			
5.5	SCHEDULE OF FINISHES:			
	WC & Shower Walls and Ceilings	All other Walls and Ceilings	Joinery	
	1 mist coat and 2 full coats Dulux Easycare Bathroom emulsion	1 mist coat and 2 full coats Dulux Trade Matt emulsion	2 undercoats and 1 full coats Dulux Trade Silk gloss	

6.0	STORAGE BUILDINGS AND CANOPY:	£
6.1	<p>SECURE STORAGE EXTERNAL WALLS:</p> <p>Install new 95x95 C24 timber posts on Simpsons StrongTie PSS or similar stand-off post bases.</p> <p>Install 2No.145x45 C24 timber beam to the foot of the walls, supported off Simpsons SAI380/99/2 or similar heavy duty hangers. Build up new infill walls over, allowing for fixing wire over internal faces.</p> <p>Fix treated battens externally and install Yorkshire boarding over. Coordinate with the installation of the roof.</p>	
6.2	<p>SECURE STORAGE ROOF:</p> <p>Fix new wallpates to heads of walls and tie new roof structures to walls with 30mmx5mm galvanised steel vertical restraint @ max. 2m c/c in accordance with BRAD A Diagram 16 (a) and (b).</p> <p>Install new flat roof joists in accordance with the drawings. Sheathe flat roof with OSB3 and install new marine ply fascias to the perimeter of the roof, as shown on the drawings.</p> <p>New roof finishes are to be installed by suitably qualified subcontractors, in strict avoidance with manufacturer's instructions. Allow for all necessary trims and flashings to comply with membrane manufacturer's standard details.</p> <ul style="list-style-type: none"> • Cap sheet: Bauder K5K (Charcoal Grey) • Underlayer: BauderTEC KSA DUO • Air and vapour control layer: BauderTEC KSD FBS <p>Provide details of warrantee in Client's name as above.</p>	
6.3	<p>SECURE STORAGE DOORS:</p> <p>Supply and fit new treated softwood external doors in the new openings, as shown on the contract drawings.</p> <p>Fit ironmongery as shown, allowing for 1.5prs external grade hinges to each door leaf.</p>	
6.4	<p>REPOSITION SHIPPING CONTAINER:</p> <p> CDM CARE REQUIRED: USE APPROPRIATELY QUALIFIED OPERATIVES AND COMPLY WITH AGREED METHOD STATEMENTS.</p> <p>Arrange for specialist lifting contractor to reposition the retained shipping container in the location shown.</p> <p>Allow for all costs, including profit and attendance on the subcontractor.</p>	

6.5	<p>CLAD SHIPPING CONTAINER: Fix new battens and counter battens, intumescent breaks and insect screens to form new ventilated cavities to shipping container walls.</p> <p>Apply new Marley Eternit cladding finishes as shown on the proposed plans and elevations. Allow for all necessary corners and trims to complete installation in accordance with the manufacturer's instructions.</p> <p>Coordinate with overcladding the shipping container in Section 6.o</p>	
6.6	<p>OVER-ROOF SHIPPING CONTAINER: Install new roof joists over shipping container, building in noggins as shown, and tying into the roof over the staff area. Sheathe flat roof with OSB3 and install new marine ply fascias to the perimeter of the roof, as shown on the drawings.</p> <p>New roof finishes are to be installed by suitably qualified subcontractors, in strict avoidance with manufacturer's instructions. Allow for all necessary trims and flashings to comply with membrane manufacturer's standard details.</p> <ul style="list-style-type: none"> • Cap sheet: Bauder K5K (Charcoal Grey) • Underlayer: BauderTEC KSA DUO • Air and vapour control layer: BauderTEC KSD FBS <p>Provide details of warrantee in Client's name as above.</p> <p>Coordinate with installation of roof over staff welfare area.</p>	
6.7	<p>CANOPY FRAME: Install new C24 timber posts on Simpsons PISBMAXI or similar stand-off post bases as shown on the drawings.</p> <p>Form new principal beams, bolted together as shown on the Structural Engineer's drawings and install infill joists. Fix beams to post head with Simpson Stong-Tie CCQ type column caps, or similar. Hang joists with Simpson Stong-Tie JHA270 type hangers, or similar.</p> <p>Install new joists as detailed, hung from Simpson Adjustable Joist Hangers.</p>	
6.8	<p>CANOPY CLADDING:  CDM CARE REQUIRED: PROVIDE ADEQUATE ACCESS TO ROOF AND EDGE PROTECTION.</p> <p>Fix 9mm marine ply over new joist, and install 32/1000 Box Profile 0.7mm thick polyester coated roof sheets over the new canopy, allowing for installing translucent roof lights where shown. Install sheets in accordance with the manufacturer's instructions, allowing for all fixings, trims, flashings etc to complete the installation.</p> <p>Fix new half-round uPVC rainwater goods as shown. Include for all necessary support brackets, stop ends, unions, angles etc. Fix in accordance with manufacturers instructions.</p>	

7.0	MECHANICAL AND ELECTRICAL WORKS:	£
7.1	<p>ELECTRICAL INSTALLATION: Arrange for an NIC EIC Approved Contractor to complete electrical design and installation of the property, including installation, testing and commissioning of new electrical services fixtures, fittings and outlets throughout the property as indicated on the drawings.</p> <p>Confirm the required layout of the fixtures and fittings with Client prior to carrying out the work, including adjustment of electrical sockets, and light fitting locations if required.</p> <p>Allow for providing supplies/connections to mechanical services, including heating installations, showers, etc. New cable runs are to be concealed in ducting beneath plaster. All outlets to be flush finished as existing.</p> <p>Electrical works are to comply with BS 7671 / current IEE Regulations.</p> <p>Allow for Scolmore Click Define brushed steel fascias to all sockets, switches etc. Switches and sockets to be located 450-1200mm above FFL.</p> <p>Allow for all costs involved, including profit and attendance of subcontractor.</p> <p>Provide record drawings and test certificates on completion.</p>	
7.2	<p>COORDINATION OF WORKS / BUILDERS WORKS IN ATTENDANCE: Allow for attendance & coordinating building works with electrical installation.</p>	
7.3	<p>MECHANICAL SERVICES GENERALLY: Arrange for a CIOP Registered WIAPS Plumbing Contractor to complete the plumbing of hot and cold water supplies and waste pipework to the positions outlined on the drawings, including installation, testing and commissioning of appliances.</p> <p>Allow for all electrical costs associated with these items herewith. On completion, provide Water Regulations/Byelaws Contractor's Certificate.</p> <p>Complete the design and install systems in accordance with the Domestic Building Services Compliance Guide so that they comply with BS 6700 and water supply byelaws/regulations, free from leaks and water hammer. Install and commission the heating and hot water services in accordance with the relevant CIBSE Guide.</p> <p>Design and install wholesome water supplies to sanitary appliances. to comply with Requirement G2 & Regulation 17K of current Building Regulations.</p>	

	<p>All fittings and equipment to be WRAS approved. Use corrosion resistant fittings and avoid contact between dissimilar metals by use of suitable washers.</p> <p>All equipment, pipework, components, valves, etc. to be fully accessible for maintenance, repair or replacement. Ballofix type service valves shall be installed adjacent all new outlets. Fit sleeves and cover plates to all pipework passing through walls, ceilings and partitions.</p> <p>Installations to be fitted with vents at high points and draining taps at low points. Electrical work in connection with the installation must be in accordance with BS 7671 (The IEE Wiring Regulations).</p> <p>Provide record drawings and Water Regulations Certificate on completion.</p>	
7.4	<p>INTERNAL DRAINAGE & WASTE PIPEWORK</p> <p>Provide new drainage and waste pipework to serve appliances, fixtures and fittings, coordinating with building works.</p> <p>Waste pipework to be laid to adequate sizes and falls in accordance with Building Regulations. including Part H compliant waste pipework, concealing services where possible.</p>	
7.5	<p>COORDINATION OF WORKS / BUILDERS WORKS IN ATTENDANCE</p> <p>Allow for attendance & coordinating building works with mechanical services.</p>	
	Sub-total 7.0 for collection	

8.0	DRAINAGE & EXTERNAL FINISHING WORKS:	£
8.2	<p>NEW SOAKAWAYS: Form 3No. new 300x300x500mm soakaways as shown on the contract drawings.</p> <p>Install MaC Products Greywater Filters to the greywater soakaways.</p> <p>Coordinate with installation of internal drainage.</p>	
8.1	<p>NEW WATER BUTTS: Supply and install new 210l waterbutts and stands, complete with rainwater diverters, as shown on the drawings.</p>	
8.2	<p>WILDLIFE BOXES: Supply and install wildlife boxes, where shown on the drawings:</p> <ul style="list-style-type: none"> • 2No. Eco Crevice Bat Box • 1No. Eco Small Bird Box 	
8.3	<p>PROFESSIONAL CLEAN: On completion of works arrange for specialist subcontractor to complete a full deep clean of the property ready for habitation.</p>	
8.4	<p>GROUNDS REINSTATEMENT AND SITE CLEARANCE On completion clear all debris from grounds surrounding the building, and remove arisings from site.</p>	
	Sub-total 8.0 for collection	

	TENDER SUMMARY	£
1.0	Preliminaries	
2.0	General and Preparatory Works	
3.0	Substructure Works:	
4.0	Staff Welfare Building Structure & Envelope:	
5.0	Internal Fit Out & Decorative Works:	
6.0	Storage Buildings & Canopy:	
7.0	Mechanical And Electrical Works:	
8.0	Drainage & External Finishing Works:	
	TOTAL:	

	HOURLY BASE RATES For daywork, provisional sum expenditure only by prior agreement (includes incidental costs, overheads and profit)	£
	Mason:	
	Plasterer:	
	Carpenter:	
	Roofer:	
	Lead:	
	Plumber:	
	Electrician:	
	Labourer:	