Our Ref:

1 October 2009

1. Cable & Utilities Detection Services Pte Ltd
2. Evergreat Engineering Pte Ltd
3. H H Tan Technical Services

CONFIDENTIAL
BY EMAIL & POST

Dear Sirs

PROPOSED CONDOMINIUM DEVELOPMENT (TOTAL 405 UNITS FOR PLOT B1 & 396 UNITS FOR PLOT B2) ON LOTS 6182W& 6183V MK NO. 28 AT BEDOK RESERVOIR ROAD
INVITATION TO TENDER FOR DETECTION OF EXISTING SERVICES WITHIN THE VICINITY OF THE SITE

On behalf of the Employer, FCL Peak Pte Ltd, we are pleased to invite you to submit a quotation for the detection of the existing underground services within the vicinity of the site for the proposed redevelopment of Bedok WaterFront Condominium.

You are required to comply with the enclosed conditions and specifications in your works.

Please submit your tender and deliver to the office of:

Alpha Consulting Engineers Pte Ltd
2 Bukit Merah Central #16-00
Singapore 159919

Attention: Mr Goh Soon Huat

in a properly sealed envelope marked:

PRIVATE & CONFIDENTIAL
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to arrive not later than **1200 hours on 8 October 2009**. Tenders arriving after the stipulated time and date will not be considered.

Yours faithfully
ALPHA CONSULTING ENGINEERS PTE LTD

GOH SOON HUAT

cc FCL Peak Pte Ltd – Mr Victor Goh]
cc DP Architects Pte Ltd Mr Lee Shee Koeng/Mr Joshua Goh] without enc
cc KPK Quantity Surveyors – Ms Grace Chan/Ms Adeline Low]

enc
LFY/na

PROPOSED CONDOMINIUM DEVELOPMENT (TOTAL 405 UNITS FOR PLOT B1 & 396 UNITS FOR PLOT B2) ON LOTS 6182W& 6183V MK NO. 28 AT BEDOK RESERVOIR ROAD
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SPECIFICATION FOR DETECTION OF EXISTING SERVICES

1. BRIEF DESCRIPTION OF THE WORKS

The scope of works is as follows:

(a) Engage and provide the services of an EMA Licensed Cable Detection Worker to carry out detection and chart routings of existing underground power and telecommunication cables (SingTel, Starhub and M1 etc), water mains, sewer lines, drainage lines, gas mains and manholes (Telecom, Starhub, SCV and Sewer manholes etc) within and around the vicinity of the site.

(b) Where services are detected within the site and along the site boundary, trial holes of size 2m (L) x 1.5m (W) x 2.5m (D) shall be dug to establish the exact locations and routings of the services (please refer to attached site plan indicating locations of trial holes).

It shall be the Contractor's responsibility to ensure that the excavation is safe and to clear the ground water from the trial holes. Shoring shall be provided if the trial holes are more than 1.5m deep.

All trial holes shall be backfilled on the same day with appropriate markers erected. The markers that protrude above the earth shall provide all information on the services detected (e.g. depth, size, type of service, etc.). The markers shall be installed such that it cannot be easily removed or shifted. Photographs showing the markings are to be provided

(c) Plot the routes of existing services on a survey plan and also show the cross sectional view indicating the depth, size and distance from the boundary line.

(d) Obtain all necessary permits from the relevant Authorities (including fee payments) and Landowners for carrying out the cable detection, survey and digging of trial holes. Take all necessary precautions to ensure safety of people and to protect against damage to any existing works on site.

(e) Co-ordinate with the relevant Authorities for inspection of exposed electrical cables, sewer pipes, water pipes, gas pipes and telephone pipes.

(f) Submit five (5) sets of certified survey plan (endorsed by both the Licensed Surveyor and Licensed Cable Detection Worker) and one set of soft copy of the drawing file in AutoCAD format on CD-Rom.

(g) Make good/reinstate all affected areas to the satisfaction of the relevant authorities and the Architects.

(h) All other necessary works not mentioned above but deemed necessary to capture accurately the complete existing underground services.

2. PRICES

The Contract shall be on a lump sum price basis and be deemed to include but shall not be limited to the following:

(a) Labour and all costs in connection therewith.

(b) Materials and goods including materials required for lapping, jointing and the like and all costs in connection therewith such as conveyance and delivery.

(c) Hoardings or barricades including safety signage to cordon off areas of work activities.

(d) Unloading, storing, returning, packing, handling, hoisting and lowering materials.

(e) Assembling, setting, fitting and fixing materials and goods in position.

(f) Waste of materials.

(g) All cutting.

(h) Use of plant and hand tools and all costs in connection therewith.

(i) Establishment charges, overhead charges and profit.

(j) Engagement of Licensed Land Surveyor to survey and also submit the certified survey plans of the existing services.

3. CONTRACT PERIOD

The whole of the Works shall be completed within four (4) weeks. The Contractor shall, before proceeding with the work, submit a programme of work for the perusal and approval by the Architect.

4. LUMP SUM CONTRACT

The total price as quoted shall be on a lump sum and the breakdown cost of the various items shall be entered in the enclosed Schedule 1 - Schedule of Prices.

5. SITE VISIT

The Contractor shall be deemed to have visited the site of the proposed works and acquainted himself with the nature of the works involved and to any other contingency liable to affect his fees, as no claims for extra payment in this connection will be considered.

6. TERMS OF PAYMENT

6.1 Payment shall be made at 90% of the contract value within 30 days upon the Architect's issuance of the payment certificate when the work has been practically completed.

6.2 The remaining 10% of the contract value shall be payable 30 days upon certification by the Architect that all defective/minor outstanding works have been remedied.

7. DAMAGES TO PERSONS AND PROPERTY

The Contractor shall provide a Letter of Undertaking upon the award of the quotation to indemnify the Employer and be liable in respect of any liability, loss, claims, property or proceedings whatsoever arising under statue or at common law in respect of personal injury or damage to property out of or in the course of or by reasons of the Works provided that the same is due to any negligence, omission or default by the Contractor.

8. WORKMEN'S COMPENSATION AND PUBLIC LIABILITY INSURANCES

The Contractor shall indemnify the Employer against all claims for personal injuries or death and for damages to property arising out of any acts or omissions in the execution of the Works.

The Contractor is required to take up at his own cost the Workmen's Compensation and Public Liability Insurance Policies and all excesses shall be borne by the Contractor.

The minimum limit of indemnity for Public Liability Insurance Policy shall be $1,000,000.00 for any one accident, the number of accidents being unlimited during the period of the insurance.

All insurance policies shall be in the joint names of the Employer and Contractor and have to cover for cross liabilities.

Evidence of payment of insurance premiums in the form of stamped receipts must be presented to the Architect within three days from the Commencement Date.

9. VALIDITY OF QUOTATION

The Contractor shall abide by this quotation for the period of 90 days from the date of receiving the same and it shall remain open for acceptance and may be accepted at any time before the expiration of that period.

10. ACCEPTANCE OF QUOTATION

The Employer is not bound to accept the lowest or any quotation received. In any event, the Employer will not be responsible for any expenses incurred by the Contractor in the preparation of this quotation.

11. EXISTING SERVICES PLANS

The existing services plans received from the various authorities will be given when available. The plans will form part of the specification and are for information only. The routings revealed are to be taken as a guide. It is to be at the risk of the Contractor if different routings are actually encountered on site.

A location plan indicating the site is attached for reference.

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DETECTION OF EXISTING SERVICES

SCHEDULE 1 – SCHEDULE OF PRICES

Item	Description	Plot B1	Plot B2
		Price (S$)	Price (S$)
1.	Cable Detection & Pegging of the Routes of the Existing Electrical, Telephone & SCV Cables, Sewer Line and Water & Gas Pipes		
2.	Allow for the following trial holes and making good: 5 nos. 2m(L) x 1.5m(W) x 2.5m(D)		
3.	Submission of Certified Survey Plans		
4.	Workmen's Compensation & Public Liability Insurance		
5.	Engagement of Licensed Land Surveyor		
6.	Any Other Items not stated above: (a)		
	(b)		
	(c)		
	TOTAL LUMP SUM PRICE		

SCHEDULE 2 – SCHEDULE OF UNIT RATES

1. Digging and making good of trial hole of 2m(L) x 1.5m(W) for depth up to 2m S$……../no.

2. Digging and making good of trial hole of 2m(L) x 1.5m(W) for depth more than 2m S$……../no.

Authorised Signature & Name : …….

Contractor's Stamp : …….

Date : …….

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CABLE DETECTION WORKS

TO: **FCL Peak Pte Ltd**

1. I/We, having read and examined the Specifications for the detection of existing services, do hereby offer to execute and complete the Work for the sum of Singapore Dollars _____ (S$_____) with pricing as per Schedules 1 & 2 above.

2. We shall be able to complete our work within four (4) weeks from the date of award with the time schedule breakdown as follows:

   _____ weeks for mobilisation

   _____ weeks for physical work on site

   _____ weeks for preparation of survey plans (certified by Licensed Land Surveyor)

Authorised Signature & Name : …….

Contractor's Stamp : …….

Date : …….