

Trade	Painting	Revision	B
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Project Overview:

Brief overview of the project, site or phase providing relevant information

A. Product Selector

Products must be purchased through our Group National Suppliers.

Code	Item	Included	Product Selector Item	Product
A	1	✓	Paint: Primary Contact	Crown Paints Ltd: Michael Anderson - Michael.anderson@crownpaints.co.uk John O'Sullivan - john.o'sullivan@crownpaints.co.uk
*Data sheets available from the manufacturer on request				

Key Information

Code	Item	Included	Scope of Works Item
B. Quality & Compliance			
B	1	✓	Supply all labour, materials, tools, plant and equipment to carry out all painting and decorating works in accordance with the relevant site specific drawings, details, schedules and below details:
B	2	✓	Materials and workmanship to comply to current:
B	2.1	✓	NHBC standards and recommendations.
B	2.2	✓	British standards code of practice
B	2.3	✓	TW UK Construction Specification and details
B	2.4	✓	Framework Agreement
B	2.5	✓	House type working drawings
B	2.6	✓	Standard details
B	2.7	✓	UK National Sales Specification
B	2.8	✓	Manufacturers' instructions,
B	2.9	✓	TW Customer Quality Approach (CQA) document,
B	2.10	✓	TW Production Manual,
B	2.11	✓	Customer Service Policy,
B	2.12	✓	Air Tightness Best Practice Manual
B	2.13	✓	TW Current Health & Safety Manual
B	2.14	✓	BSA Contractors Guidance
B	3	✓	If there is a conflict between building regulations, British standards, NHBC guidelines and TW UK construction specification. The contractor is to contact and confirm with the TW BU Technical department prior to installation.
B	4	✓	You must provide supervision and ensure all works are fully checked and completed prior to offering to Taylor Wimpey Site management. TW Build Quality Checklist (BQC) must also be signed by the contractor and TW.
B	5	✓	Contractor is not permitted to vary the design without first obtaining prior written approval from the regional technical teams.
B	6	✓	The contractor to examine the drawings and specifications, and any questions should be raised prior to contract start.
B	7	✓	It is essential that the Contractor liaises with all other trades associated with the Works to ensure details are constructed correctly and appropriately prior to following work being carried out.
B	8	✓	Sufficient drying time should be allowed between coats in accordance with manufacturers recommendations.
B	9	✓	All paint is applied as a full coat and NO THINNERS are allowed.
B	10	✓	Taylor Wimpey reserves the right to recover £50 per Reportable Item received by the Subcontractor at the end of each quarter.
Part L Compliance			
B	11.1	✓	Subcontractors are required to pause works to allow for Taylor Wimpey employees to take photos of the six key build stages that must be captured in order to fulfil legislative requirements set by Part L (Conservation of Fuel and Power).
B	11.2	✓	Subcontractors are required to have robust QA processes in place. Evidence of such may be requested by Taylor Wimpey employees at any point to ensure these processes are being consistently exercised.
C. HSE			
C	1	✓	Please refer to the HSE Manual.
C	2	✓	Contractor to gain confirmation that electric supply switched off prior to removal of ceiling roses
D. Materials & Logistics			
D	1	✓	The subcontractor will be responsible for all material handling applicable to their trade. TW will make available, where possible, a forklift and driver. The driver will not be responsible for sorting, loading, unloading or any other activity on behalf of the Subcontractor. Sufficient resources shall be allowed by the subcontractor for this purpose.
D	2	✓	The contractor is to coordinate with the site manager/material controller for material requirements daily. No claims for delay due to lack of materials will be accepted.

D	3	✓	It is the contractor's responsibility to ensure that all surplus materials are correctly stacked on pallets to either be moved back to the compound or moved on to a following plot.
E. Waste			
E	1	✓	All waste to be segregated appropriately and working area to be left in a clean and tidy state. All used paint tins are to be disposed of by the contractor via approved TW paint can recycling scheme or to be deposited at a local CDC/Brewers branch. Any material movement to or from site must comply with waste regulations, transfer tickets must be made available, and the weight or volume of waste taken from site must be made available to TW upon request.
E	2	✓	It is the contractor's responsibility to ensure minimal wastage of materials. If a contractor fails to ensure minimal wastage, TW reserves the right to levy charges against the painter.
E	3	✓	The TW Site Management team should be made aware of any surplus material for reuse in other plots.
F. Cleaning & Protection			
F	1	✓	Please refer to Protection Guidance in S21 of the Production Manual.
F	2	✓	It is the contractor's responsibility to ensure that all their work is suitably protected, in line with S21 of the Production Manual.
F	3	✓	Should the contractor feel that adequate protection has not been provided by other trades for them to safely carry out their works, it is the responsibility of the contractor to notify the TW site manager.
F	4	✓	All surfaces must be clean, dry and free from any other substance that will interfere with the application of the finishes.
F	5	✓	Washing of brushes and rollers etc should not be completed in plot as this could cause damage.
F	6	✓	Where necessary, barriers and WET PAINT signs should be provided to protect freshly applied coatings from damage.

Project Tasks			
Note to TW - where a section is highlighted, there is a choice, please pick the relevant options to be included in the scope using the drop downs.			
Code	Item	Included	Scope of Works Item
G. Quotation & Inclusions			
G	1	✓	Quotation to be broken down in labour & materials.
G	2	✓	Price to be fixed for a minimum of 12 months'.
G	3	✓	The contractor is required to submit an all inclusive sum fixed price for all painting works and the providing of relevant sundry materials should be all encompassing and inclusive of all labours. No extra over rates or dayworks will be entertained.
G	4	✓	TW to ensure that plots lighting and heating is available however, for exceptional circumstances please provide a rate for any site specific lighting or drying equipment that may be necessary to complete your works to the programme provided.
G	5	✓	You must allow for bringing the paintwork up to a standard which will be passed for the HQT certification. Any costs involved for return visits to get the property to the appropriate standard are deemed to be included within your price and at your risk.
G	6	✓	Minimal amount of filling is to be allowed for with nail holes however anything that requires excessive filling is to be notified to the site manager prior to works commencing.
G	7	✓	Wall/ceiling surfaces will be plasterboard with taped and filled joints.
G	8	✓	Timber preservatives will be specified by the B.U. and are site specific.
G	9	✓	Architraves, Skirtings, Window Boards and Door Linings will be pre-primed MDF.
G	10	✓	Allowance for painting of boxing in where required, unless it is pre finished.
G	11	✓	Radiators, fascias, GRP canopies/Dormers etc will not require decorating
G	12	✓	All loft/trap hatches are supplied pre-finished and are not required to be painted (unless otherwise stated in an addendum to this specification).
G	13	✓	Rafter feet will be pre-finished and will not require painting.
G	14	✓	Separate rate to be submitted for re-decoration of apartment block communals areas following residents moving in.
G	15	✓	Communal Areas to apartments to be included
G	16	✓	Allow in the price for a minimum of 4 hours to complete snags.
G	17	✓	Allow for painting internal bin/cycle store doors.
H. Project Tasks			
H	1	✓	Minor defects in the Walls, Ceilings and MDF surfaces are to be filled with an appropriate fine surface filler.

Open text box - to be used to capture any comment or amendments to be assessed and included on future SOWs.		
Item	Included	Scope of Works Item

Date:	Signature:
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