



Delivering excellent
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management

FLAT ■ GRENFELL TOWER

MAJOR WORKS FINAL ACCOUNT SUMMARY STATEMENT - LHS 1884- LIFT REFURBISHMENT WORKS

ESTIMATE				FINAL ACCOUNT				VARIANCE
ITEM OF WORK	ESTIMATE BLOCK SHARE *(a)	SECTION 125 LIMITATIONS	ESTIMATE FLAT SHARE *(d)	ITEM OF WORK	ACTUAL BLOCK SHARE *(a)	SECTION 125 LIMITATIONS	ACTUAL FLAT SHARE *(d)	DIFFERENCE IN CHARGES
Electric Lift Specification	£465,829.00	-	£4,671.17	Electric Lift Specification	£482,979.08	-	£4,751.82	£80.65
Hydraulic Lift Spec. - Non Rechargeable	£143,383.00	-	£0.00	Hydraulic Lift Spec. - Non Rechargeable	£148,661.43	-	£0.00	£0.00
Sub-Total *	£609,212.00		£4,671.17	Sub-Total *	£631,640.51		£4,751.82	£80.65
	Management Fee	12.50%	£583.90		Management Fee	12.50%	£593.98	£10.08

WEIGHTED ROOMS	
Flat wlr value	4.00
Estate wlr Value	-
Block wlr value	440.00
Sub Block wlr value	-

* Excludes Non Rechargeable items
 *(a) Includes Preliminaries
 *(b) Including Inflation
 *(d) Includes Professional Fee & Limitations

PROPERTY REFERENCE

TOTAL CHARGES	
Total Estimated Share Over 4 Quarters	£5,255.07
Total Actual Share	£5,345.80
Additional Costs of Works waived under Statute (F)	£90.73
No Adjustment Required For This Project	£0.00

FEES & CHARGES	
Estimated Management Fee	12.50%
Estimated Professional Fee	10.30%
Actual Management Fee	12.50%
Actual Professional Fee	8.22%

The Council will not require payment of the additional sum now due marked (F) as set out in the Landlord and Tenants Act 1985 and as revised The Commonhold & Leasehold Reform Act 2002.

I hereby certify that the above summary of costs for the major works scheme identified therein amounts to the total costs and expenses incurred by the lessors in fulfilling its obligations under the lease.

Steve Mellor
 Steve Mellor C.P.F.A. Group Finance Manager, Housing, Health & Adult Social Care. The Royal Borough of Kensington & Chelsea.

Freephone

www.kctmo.org.uk



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FINAL ACCOUNT

LIFT REFURBISHMENT

GRENFELL TOWER

LANCASTER WEST ESTATE

ROYAL BOROUGH OF KENSINGTON

AND CHELSEA

Butler & Young Lift Consultants Limited
Timber Hall
21 Timber Lane
Caterham
Surrey
CR3 6LZ

Tel. [REDACTED]
Fax. [REDACTED]
Email: [REDACTED]

February 2007

L2508

Kensington & Chelsea TMO Limited
C/o The Royal Borough of Kensington &
Chelsea
Charles House
375 Kensington High Street
London W14 8QH

Prepared by:
Date:
Checked by:
Date:

Butler & Young Lift Consultants Ltd

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LIFT REFURBISHMENT

GRENFELL TOWER

LANCASTER WEST ESTATE

ROYAL BOROUGH OF KENSINGTON AND CHELSEA

FINAL ACCOUNT

SECTION 1 – INTRODUCTION

The follow document represents the final account for the lift refurbishment and renewal project at Grenfell Tower, Lancaster West Estate, London, W11, undertaken on behalf of the Royal Borough of Kensington and Chelsea.

The project was successfully completed within the adjusted timed period and slightly over budget for reasons delineated later in this report.

There have been three instructions issued during the course of the works, which we have detailed below.

During the course of the works, the extended programme of cutting out entrances caused unforeseen and unacceptable noise emissions and thus during the second phase diamond cutting was employed albeit this method created more mess, and cost time in the programme. Other factors were incorporated into the accepted claim for an extension of time and a certificate thus issued.

L2508

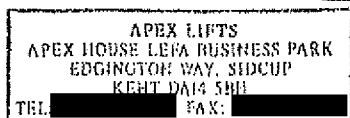
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LIFT REFURBISHMENT**GRENfell TOWER****LANCASTER WEST ESTATE****ROYAL BOROUGH OF KENSINGTON AND CHELSEA****FINAL ACCOUNT****SECTION 2 – FINAL ACCOUNT SUMMARY**

Contract Sum	£609,211.00
Less Contingencies	£ 29,010.00
= Nett Contract Sum	<u>£580,201.00</u>
Plus:	
SO Instruction No. 1	+£ 23,976.00
SO Instruction No. 2	+£ 23,976.00
SO Instruction No. 3	+£ 3,487.51
Final Billing Value	<u>£631,640.51</u>

*I Karen Watersfield on behalf of
Apex lifts, are in agreement
with the final account figure of
£631,640.51.*



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LIFT REFURBISHMENT

GRENELL TOWER

LANCASTER WEST ESTATE

ROYAL BOROUGH OF KENSINGTON AND CHELSEA

FINAL ACCOUNT

SECTION 3 – CERTIFICATION

This section incorporates the Practical Completion, Extension of Time and Making Good of Defects certificates.

L2508

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LIFT REFURBISHMENT

GRENFELL TOWER

LANCASTER WEST ESTATE

ROYAL BOROUGH OF KENSINGTON AND CHELSEA

FINAL ACCOUNT

SECTION 4 – INSTRUCTIONS

Below are given details of the instructions issued and copies of relevant paperwork is enclosed within this section.

		Cost	Time Implication
SO Instruction No. 1	12 hour per day engineer standby for first 4 weeks of project.	+ £23,976.00	Nil
SO Instruction No. 2	12 hour per day engineer standby for second 4 weeks of project.	+ £23,976.00	Nil
SO Instruction No. 3	Fire alarm recall feature, mirrors for rear of car, tooling for special pushes.	+ £ 3,487.51	Nil

The first two instructions relate to the decision to employ a full time standby engineer during the early stages of the project, due to the potential unreliability of the remaining lift in the tall residential building. The tendered costs for this were only introduced into the Butler & Young specification, following, as we understand, severe problems experienced during the refurbishment of the Worlds End Estate. The late introduction of this costed option took place a considerably time after the project budgets were originally set, and has resulted in a perceived overspend of some 3.6%.

L2508

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Kensington & Chelsea TMO



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Butler & Young Lift Consultants Ltd

LIFT CONSULTANCY SERVICES

Timber Hall
21 Timber Lane
Caterham
Surrey CR3 6LZ
Tel: [REDACTED]
Fax: [REDACTED]
Email: liftconserv@btinternet.com

Also at:
Central Services
Shakespeare Tower
Barbican Estate
London EC2Y 8DR
Tel/Fax: [REDACTED]

O: Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
Sidcup
Kent
DA14 5BH

RE: Lift Refurbishment at Grenfell Tower,
Lancaster Road West Estate

Contract No. L2508

Order No.

SUPERVISING OFFICER INSTRUCTION No. ONE

Standby engineer for first 4 weeks of the contract period as per Option 1 of the tender submission £5,994.00 per week, as authorised at the pre start meeting 30th November 2004.

SO INSTRUCTION VALUE

£23,976.00

TOTAL INSTRUCTION

£23,976.00

NOTES:

This is the approved form on which the SO's instruction shall be given or confirmed in writing.

SO's instructions not given or confirmed in writing on this form may not be taken into account in the calculation of the Final Sum.

Superintending Officer
Name: Steve Ellis

Date: 4th March 2005

0019

The Royal Borough of Kensington & Chelsea Tenant Management Organisation Ltd.

Registered Office: Network Hub, 292a Kensal Road, London W10 5BE

Registered in England & Wales No. 3048135 VAT No. 672 0689 19

TMO00838558/7

TMO0000000_0001

Freephone

www.kctmo.org.uk



Kensington & Chelsea TMO



Delivering excellent housing services through resident led management

Butler & Young Lift Consultants Ltd

LIFT CONSULTANCY SERVICES

Timber Hall
21 Timber Lane
Caterham
Surrey CR3 6LZ
Tel: [REDACTED]
Fax: [REDACTED]
Email: liftconserv@btinternet.com

Also at:
Central Services
Shakespeare Tower
Barbican Estate
London EC2Y 8DR
Tel/Fax: [REDACTED]

TO: Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
Sidcup /
Kent
DA14 5BH

RE: Lift Refurbishment at Grenfell Tower,
Lancaster Road West Estate

Contract No. L2508

Order No.

SUPERVISING OFFICER INSTRUCTION No. TWO

Standby engineer for second 4 weeks of the contract period as per Option 1 of the tender submission £5,994.00 per week, as instructed by TMO Technical Services.

SO INSTRUCTION VALUE

£23,976.00

TOTAL INSTRUCTION

£23,976.00

NOTES:

This is the approved form on which the SO's instruction shall be given or confirmed in writing.

SO's instructions not given or confirmed in writing on this form may not be taken into account in the calculation of the Final Sum.

Superintending Officer
Name: Steve Ellis

Date: 4th March 2005

PA0019



Delivering excellent housing services through resident led management

Butler & Young Lift Consultants Ltd

LIFT CONSULTANCY SERVICES

Timber Hall
21 Timber Lane
Caterham
Surrey CR3 6LZ
Tel: [REDACTED]
Fax: [REDACTED]
Email: liftconserv@btinternet.com

Also at:
Central Services
Shakespeare Tower
Barbican Estate
London EC2Y 8DR
Tel/Fax: [REDACTED]

**TO: Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
Sidcup
Kent
DA14 5BH**

**RE: Lift Refurbishment at Grenfell Tower,
Lancaster Road West Estate**

Contract No. L2508

Order No.

SUPERVISING OFFICER INSTRUCTION No. THREE

This VO confirms acceptance of works additional to contract as set out in your letter dated 13th January 2006.

1. Hydraulic machine room acoustics.
2. FA recall.
3. Special tooling - S&W pushes.
4. Three polished stainless steel mirrors in Super 8 metal.

SO INSTRUCTION VALUE

£1,040.00

£147.51

£500.00

£1,800.00

TOTAL INSTRUCTION

£3,487.51

NOTES:

This is the approved form on which the SO's instruction shall be given or confirmed in writing.

SO's instructions not given or confirmed in writing on this form may not be taken into account in the calculation of the Final Sum.

Superintending Officer
Name: Steve Ellis

Date: 20th January 300+



Kensington & Chelsea TMO

01753 2000 14 22 FROM KEN TMO

TU 201305070716

Certificate for payment

and payment direction where applicable

delivering excellent
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through resident led
management

Employer address:

The Royal Borough of Kensington & Chelsea
Tennant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX

Site address

Grenfell Tower
Lancaster West Estate
London W11 1TQ

Description of work

Refurbishment of Two Electric
Passenger Lifts and the Replacement of
One Hydraulic Passenger Lift.

This certificate is due for settlement within 21 days of the
date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
sidecup
Kent
DA14 5BH

Job reference	L2508
Contract date	22 nd October 2004
Instalment no	Ten (Final)
Issue date	5 th February 2008
Valuation date	5 th February 2008
Contract sum	£609,211.00
Gross valuation	£631,640.51
Less amount previously certified	£617,323.96
Payment now due to contractor	£14,316.55
Exclusive of VAT (see below)	

We certify that under the terms of the contract, payment is due from the
Employer to the Contractor in the sum of (amount in words)

£14,316.55

Fourteen Thousand, Three Hundred and Sixteen Pounds
And 55 Pence

Signature of Contract Administrator

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%.
Thus the VAT due on this Certificate is £2,505.40 which should be added by the Employer to the amount
certificated above when setting this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the
supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates
applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File

TOTAL P. 02

Certificate for payment

and payment direction where applicable

Delivering excellent
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through resident led
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Employer address:

The Royal Borough of Kensington & Chelsea
Tenant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX

Site address

Grenfell Tower
Lancaster West Estate
London W11 1TQ

Description of work

Refurbishment of Two Electric
Passenger Lifts and the Replacement of
One Hydraulic Passenger Lift.

This certificate is due for settlement within 21 days of the
date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

Job reference L2508

Contract date 22nd October 2004

Instalment no Nine

Issue date 8th March 2006Valuation date 8th March 2006

Contract sum £609,211.00

Gross valuation £617,323.96

Less amount
previously certified £566,123.96Payment now
due to contractor £51,200.00

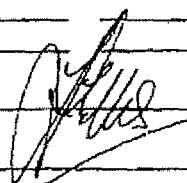
Exclusive of VAT (see below)

We certify that under the terms of the contract, payment is due from the
Employer to the Contractor in the sum of (amount in words)

£51,200.00

Fifty One Thousand, Two Hundred Pounds

Signature of Contract Administrator



The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%.
Thus the VAT due on this Certificate is £8,960.00 which should be added by the Employer to the amount
certificated above when settling this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the
supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates
applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File

(P1) WL102
Certificate for payment

and payment direction where applicable

delivering excellent
housing services
through resident led
management

Employer address:

The Royal Borough of Kensington & Chelsea
Tenant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX

Site address

Grenfell Tower
Lancaster West Estate
London W11 1TQ

Description of work

Refurbishment of Two Electric
Passenger Lifts and the Replacement of
One Hydraulic Passenger Lift.

Job reference

L2508/08

Contract date

22nd October 2004

Instalment no

Eight

Issue date

8th December 2005

Valuation date

8th December 2005

Contract sum

£609,211.00

Gross valuation

£566,123.96

Less amount

previously certified £526,123.96

Payment now

due to contractor £40,000.00

Exclusive of VAT (see below)

received

CD 19/12/05

This certificate is due for settlement within 21 days of the
date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

830392

checked by 20/12

We certify that under the terms of the contract, payment is due from the
Employer to the Contractor in the sum of (amount in words)

Forty Thousand Pounds

£40,000.00

Signature of Contract Administrator

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%.
Thus the VAT due on this Certificate is £7,000.00 which should be added by the Employer to the amount
certificated above when setting this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the
supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates
applicable thereto.



Contractor



Employer



Quantity Surveyor



Project Manager



File

Delivering excellent
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management

Employer address:

**The Royal Borough of Kensington & Chelsea
Tennant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX**

Site address

**Grenfell Tower
Lancaster West Estate
London W11 1TO**

Description of work

Refurbishment of Two Electric Passenger Lifts and the Replacement of One Hydraulic Passenger Lift.

This certificate is due for settlement within 21 days of the date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

Job reference **L2508**

Contract date 22nd October 2004

Instalment no Seven

Issue date 20th September 2005

Valuation date 20th September 2005

Contract sum	£609,211.00
--------------	-------------

Gross valuation	£526,123.96
-----------------	-------------

Less amount	
previously certified	£446,952.00

Payment now	
due to contractor	£79,171.96

Exclusive of VAT (see below)

We certify that under the terms of the contract, payment is due from the Employer to the Contractor in the sum of (amount in words)

£79,171.96

Seventy Nine Thousand, One Hundred and Seventy One Pounds
and 96 pence

Signature of Contract Administrator

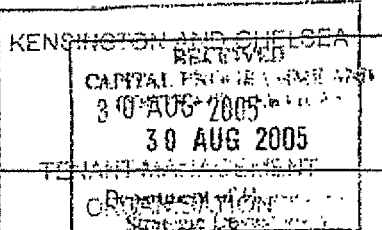
The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%. Thus the VAT due on this Certificate is **£13,855.09** which should be added by the Employer to the amount certificated above when settling this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ Files



Kensington & Chelsea TMO



Certificate for payment

and payment direction where applicable

providing excellent housing services through resident led management

Employer address

The Royal Borough of Kensington & Chelsea
Tennant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX

Site address

Grenfell Tower
Lancaster West Estate
London W11 1TQ

Description of work

Refurbishment of Two Electric
Passenger Lifts and the Replacement of
One Hydraulic Passenger Lift.

*Approved for payment
25/8/05*

This certificate is due for settlement within 21 days of the
date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd 830992
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

*checked
J.M. 30/8/05*

OP/46255

Job reference	L2508
Contract date	22 nd October 2004
Instalment no	Six
Issue date	17 th August 2005
Valuation date	17 th August 2005
Contract sum	£609,211.00
Gross valuation	£446,952.00
Less amount previously certified	£410,952.00
Payment now due to contractor	£36,000.00
Exclusive of VAT (see below)	

We certify that under the terms of the contract, payment is due from the
Employer to the Contractor in the sum of (amount in words)

Thirty Six Thousand Pounds

£36,000.00

*received
CS 30/8/05*

Signature of Contract Administrator

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%.
Thus the VAT due on this Certificate is £6,300.00 which should be added by the Employer to the amount
certificated above when setting this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the
supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates
applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File



Kensington TMO

RECEIVED
CAPITAL PROJECT UNIT AND
COMPLETION REPORTS

28 AUG 2005

Employer address:

Department of Housing and
Scientific Development

**The Royal Borough of Kensington & Chelsea
Tennant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX**

Certificate for payment

and payment direction where applicable

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management

Site address

**Grenfell Tower
Lancaster West Estate
London W11 1TQ**

Description of work

Refurbishment of Two Electric Passenger Lifts and the Replacement of One Hydraulic Passenger Lift.

Approved for payment
[Signature]
5/8/05

This certificate is due for settlement within 21 days of the date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd 830392
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

OP/46255

Job reference L2508

Contract date 22nd October 2004

Instalment no Five

Issue date 1st August 2005Valuation date 1st August 2005.

Contract sum	£609,211.00
--------------	-------------

Gross valuation	£410,952.00
-----------------	-------------

Less amount	
previously certified	£374,952.00

Payment now
due to contractor £36,000.00

Exclusive of VAT (see below)

We certify that under the terms of the contract, payment is due from the Employer to the Contractor in the sum of (amount in words)

Twenty Six Thousand Pounds

£36,000.00

Received
S/R/or
dnc recd.
J.M.
05/02/05

Signature of Contract Administrator

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%. Thus the VAT due on this Certificate is £6,300.00 which should be added by the Employer to the amount certificated above when setting this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File

The Royal Borough of Kensington & Chelsea Tenant Management Organisation Ltd.
Registered Office: Network Hub, 292a Kensal Road, London W10 5BE
 Registered in England & Wales No. 3048135 VAT No. 672 0689 19

TMO00838558/15



WCL 10 Kensington & Chelsea TMO
PI

Certificate for payment

and payment direction where applicable

delivering excellent housing services through resident led management

Employer address:

The Royal Borough of Kensington & Chelsea
Tennant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX

Site address

Grenfell Tower
Lancaster West Estate
London W11 1TQ

Description of work

Refurbishment of Two Electric
Passenger Lifts and the Replacement of
One Hydraulic Passenger Lift.

Job reference	L2508
Contract date	22 nd October 2004
Instalment no	Four
Issue date	24 th June 2005
Valuation date	24 th June 2005
Contract sum	£609,211.00
Gross valuation	£374,952.00
Less amount previously certified	£350,940.00
Payment now due to contractor	£24,012.00
Exclusive of VAT (see below)	

This certificate is due for settlement within 21 days of the date of issue

Contractor address:

830392
Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

OP/46255

We certify that under the terms of the contract, payment is due from the
Employer to the Contractor in the sum of (amount in words)
twenty Four Thousand and Twelve Pounds

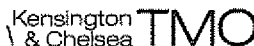
£24,012.00
received
30/6/05

Signature of Contract Administrator

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%.
Thus the VAT due on this Certificate is £4,202.10 which should be added by the Employer to the amount
certificated above when setting this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the
supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates
applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File



and payment direction where applicable

nt Delivering excellent housing services through resident led management

Employer address:

**The Royal Borough of Kensington & Chelsea
Tenant Management Organisation Ltd
The Town Hall
Hornton Street
London**

~~WFO-TNX~~

**CAPITAL, PROMOTIVE AND
CONTRACT SERVICES**

23 MAY 2005

Department of Planning and
Statistics

This certificate is due for settlement within 21 days of the date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd 830392

Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

Site address

**Grenfell Tower
Lancaster West Estate
London W11 1TO**

Description of work

Refurbishment of Two Electric Passenger Lifts and the Replacement of One Hydraulic Passenger Lift.

Job reference L2508

Contract date 22nd October 2004

Instalment no Three

Issue date 13th May 2005

Valuation date 13th May 2005

Contract sum	£609,211.00
--------------	-------------

Gross valuation	£350,940.00
-----------------	-------------

Less amount	
previously certified	£298,658.00

Payment now	
due to contractor	£52,282.00

Exclusive of VAT* (see below)

We certify that under the terms of the contract, payment is due from the Employer to the Contractor in the sum of (amount in words)

£52,282.00

Five Thousand Two Hundred and Eighty Two Pounds

Signature of Contract Administrator

received

24/5/0

check off.
J.M. 7/65/6

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%. Thus the VAT due on this Certificate is £9,149.35 which should be added by the Employer to the amount certificated above when settling this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File

The Royal Borough of Kensington & Chelsea Tenant Management Organisation Ltd.

Registered Office: Network Hub, 292a Kensal Road, London W10 5BE

Registered in England & Wales No. 3048135 VAT No. 672 0689 19

TMO00838558/17
TMC0000000000000000



Kensington & Chelsea TMO

Certificate for payment

and payment direction where applicable

delivering excellent housing services through resident led management

Employer address:

The Royal Borough of Kensington & Chelsea
Tennant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX

Site address

Grenfell Tower
Lancaster West Estate
London W11 1TQ

Description of work

Refurbishment of Two Electric Passenger Lifts and the Replacement of One Hydraulic Passenger Lift.

Job reference L2508

Contract date 22nd October 2004

Instalment no Two

Issue date 15th March 2005

Valuation date 15th March 2005

Contract sum £609,211.00

Gross valuation £298,658.00

Less amount previously certified £34,658.00

Payment now due to contractor £264,000.00

Exclusive of VAT (see below)

This certificate is due for settlement within 21 days of the date of issue

Contractor address:

Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

approved 22/3/05

checked 22/10/05

We certify that under the terms of the contract, payment is due from the Employer to the Contractor in the sum of (amount in words)

Two Hundred and Sixty Four Thousand Pounds

£264,000.00

received 22/3/05

Signature of Contract Administrator

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%. Thus the VAT due on this Certificate is £46,200.00 which should be added by the Employer to the amount certificated above when setting this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File



Kensington & Chelsea TMO

Certificate for payment

and payment direction where applicable

delivering excellent
housing services
through resident led
management

Employer address:

The Royal Borough of Kensington & Chelsea
Tennant Management Organisation Ltd
The Town Hall
Hornton Street
London
W8 7NX

Site address

Grenfell Tower
Lancaster West Estate
London W11 1TQ

Description of work

Refurbishment of Two Electric
Passenger Lifts and the Replacement of
One Hydraulic Passenger Lift.

Job reference	L2508
Contract date	22 nd October 2004
Issue date	21 st February 2005
Instalment no	21 st February 2005
Valuation date	One
Contract sum	£609,211.00
Gross valuation	£34,658.00
Less amount previously certified	£ -
Payment now, due to contractor	£34,658.00
Exclusive of VAT (see below)	

This certificate is due for settlement within 21 days of the
date of issue

Contractor address:

810392 Apex Lift & Escalator Engineers Ltd
Apex House
LEFA Business Park
Edgington Way
sidcup
Kent
DA14 5BH

checked
J.M.
22/03/05

We certify that under the terms of the contract, payment is due from the
Employer to the Contractor in the sum of (amount in words)

Thirty Four Thousand, Six Hundred and Fifty Eight Pounds

£34,658.00

Signature of Contract Administrator

The Employer and Contractor have agreed that VAT shall be paid on Interim Certificates at a rate of 17.5%.
Thus the VAT due on this Certificate is £6,065.15 which should be added by the Employer to the amount
certificated above when setting this Certificate.

The Contractor shall separately give to the Employer a provisional assessment of the respective values of the
supplies of goods and services in respect of this Certificate upon which VAT is chargeable and the rates
applicable thereto.

☒ Contractor ☒ Employer ☐ Quantity Surveyor ☒ Project Manager ☒ File