

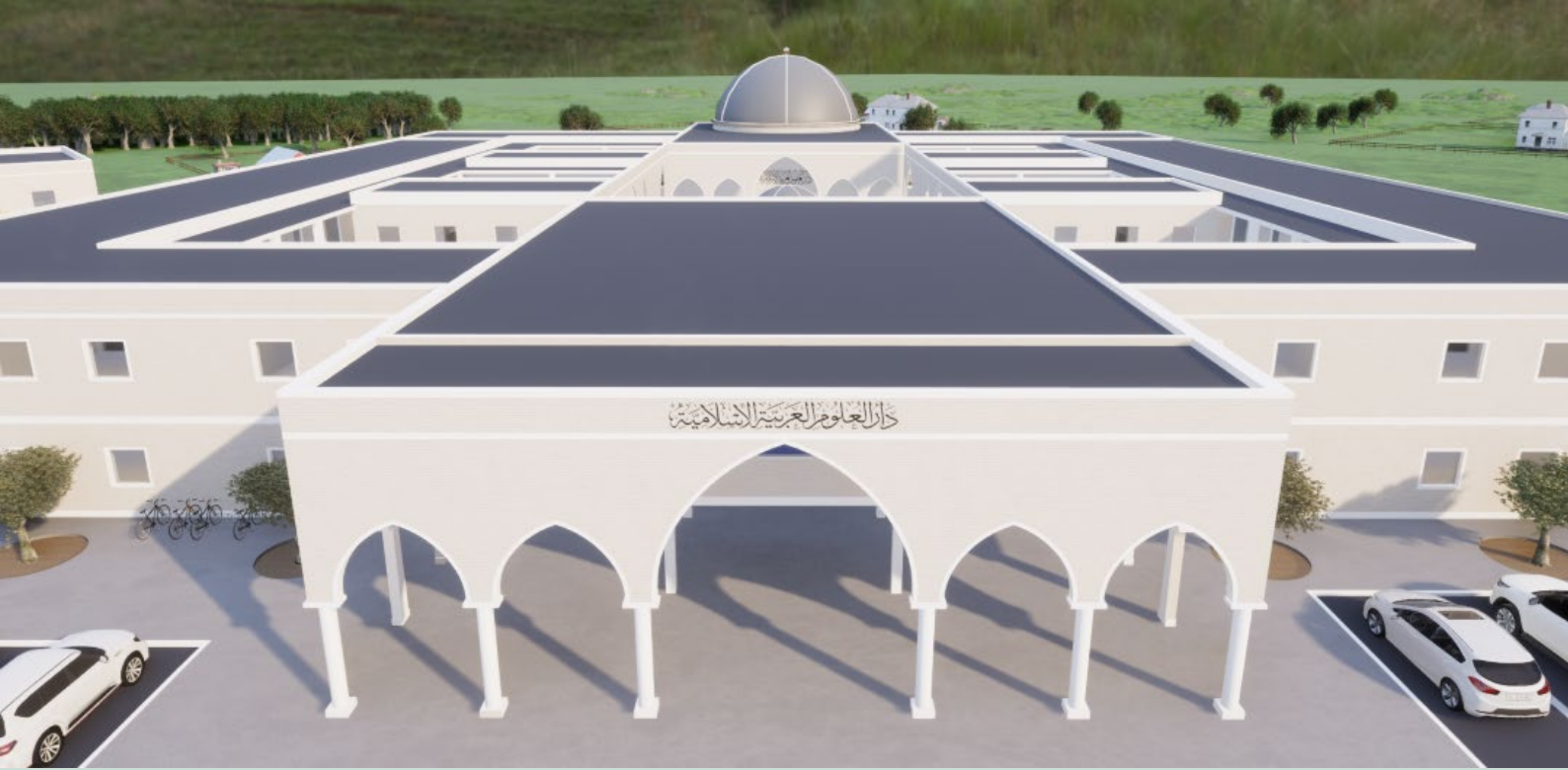
دار العلوم العربية الإسلامية

DĀR AL-'ULŪM

AL-'ARABIYYAH AL-ISLĀMIYYAH

STRAND, CAPE TOWN, SOUTH AFRICA

سٲٲراند - كبٲ ٲاون - جنوب إفريقيا



New Development Project Costs

1444/2023

Initial Works

Rezoning	<p>The land needed to be rezoned from agricultural to institutional use, thus requiring professionals.</p> <p>R60,000</p>
Development Contribution	<p>The municipality levies a mandatory charge on developments that impact upon bulk services, involve rezoning and an increase in land use.</p> <p>R1,521,839</p>
Civil Services	<p>The property is situated in an agricultural Civil services area with no municipal services. The costs for civil services include the provision of water, sewerage, and stormwater networks, both internal to the property and external to it, as well as roadworks. This is the major expense prior to construction.</p> <p>R8,048,490</p>
Scrutiny Fees	<p>The municipality levies a further charge upon the submission of building plans.</p> <p>R273,000</p>
TOTAL incl. VAT	<p>R9,903,329</p>



Primary Elements

Substructure	R3,884,145
Ground Floor Construction	R3,582,350
Structural Frame	R11,616,064
External Envelope	R11,485,774
Roofs	R6,101,167
Internal Divisions	R2,345,205
Internal Wall & Floor Finishes	R7,284,522
Ceilings and Soffits	R3,223,550
Internal Plumbing	R2,820,900
Fire Services	R84,600
Balustrading	R273,800
TOTAL excl. VAT	R52,702,077



Primary Elements	R52,702,077	
Preliminaries (20%)	R10,540,415	
Subtotal		R63,242,492
Building Contingencies (5%)	R3,162,125	
Contract Escalation (8%)	R5,059,399	
Subtotal		R71,464,016
Professional Fees Allowance (18%)	R12,863,523	
Subtotal		R84,327,539
VAT (15%)	R12,649,131	
TOTAL		R96,976,670



External Works and Services

Boundary, Screen & Retaining Walls	R1,152,356
Fencing and Railings	R463,042
Roads, Paving, etc.	R1,294,124
Pergolas, Canopies, etc.	R323,000
Garden Works	R1,387,074
TOTAL excl. VAT	R4,619,596



Provisional Sums

Marmoran Plastering	R1,351,100
Calligraphy and Artwork	R460,000
Seljuk Mosaic Tiling	R1,081,000
Airconditioning and Ventilation	R402,500
Solar Heating	R747,500
Electrical, Telephone and Data Installation	R5,175,000
Masjid Dome	R1,725,000
Furniture and Fittings	R2,300,000
Kitchen Equipment	R322,000
Kitchen Appliances	R230,000
Gas Installation	R71,300
Cold Room Installation	R575,000



Sporting Equipment	R49,680
Covered Walkways	R159,840
Remainder of Civil and Roadworks	R2,700,000
Automated Access Boom	R108,480
TOTAL excl. VAT	R17,458,400



Overall Project Cost

Primary Elements	R52,702,077	
External Works and Services	R4,619,596	
Provisional Sums	R17,458,400	
Subtotal		R74,780,073
Preliminaries (20%)	R14,956,015	
Subtotal		R89,736,088
Building Contingencies (5%)	R4,486,804	
Contract Escalation (8%)	R7,178,887	
Subtotal		R101,401,779
Professional Fees Allowance (18%)	R18,252,320	
Subtotal		R119,654,099
VAT (15%)	R17,948,115	
Subtotal		R137,602,215



Land	R4,250,000	
Initial Works	R9,903,329	
GRAND TOTAL PROJECT COST		R151,755,544
COMPLETED WORK COST		(R10,963,700)
PROJECT COST BALANCE		R140,791,844



ACCOUNT DETAILS

The DUA Foundation Trust Building Fund

Trust Registration No. IT 1927/2013
NPO Registration No. 144-094 NPO
PBO Registration No. 930057296

Bank Absa
Branch Code 632005

Account No.
Building Fund (Savings) 92-9273-0919

PayPal Account paypal.me/DUAIFoundation

Send Proof of Payment to payments@duai.org.za

Reference Building-Donor's Name

Section 18A Tax Certificates Submit request via
issued on request duai.org.za

Visit duai.org.za for online payment options



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