

DEVIZ GENERAL
AL OBIECTIVULUI DE INVESTITIE

Reabilitare, anvelopare si consolidare imobil Primarie oras Techirghiol

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NR. Crt.	DENUMIREA CAPITOLELOR SI SUBCAPITOLELOR DE CHELTUIELI	TOTAL CHELTUIELI			CHELTUIELI ELIGIBILE			CHELTUIELI NEELIGIBILE		
		VALOARE (fara TVA)	TVA	VALOARE (cu TVA)	VALOARE (fara TVA)	TVA	VALOARE (cu TVA)	VALOARE (fara TVA)	TVA	VALOARE (cu TVA)
		LEI	LEI	LEI	LEI	LEI	LEI	LEI	LEI	LEI
1	2	3	4	5	3a	4a	5a	3b	4b	5b
CAPITOLUL 1. CHELTUIELI PENTRU OBȚINEREA ȘI AMENAJAREA TERENULUI										
1.1	Obținerea terenului	0.000	0.000	0.000		0.00	0.00	0.00	0.00	0.00
1.2	Amenajarea terenului	0.000	0.000	0.000		0.00	0.00	0.00	0.00	0.00
1.3	Amenajări pentru protecția mediului si aducerea la starea initiala	4,288.260	814.769	5,103.029		0.00	0.00	4,288.26	814.77	5,103.03
1.3.1.	OB.07 - Spatii verzi	4,288.260	814.769	5,103.029		0.00	0.00	4,288.26	814.77	5,103.03
1.4.	Cheltuieli pentru relocarea / protectia utilitatilor	0.000	0.000	0.000		0.00	0.00	0.00	0.00	0.00
TOTAL CAPITOLUL 1		4,288.260	814.769	5,103.029	0.00	0.00	0.00	4,288.26	814.77	5,103.03
CAPITOLUL 2. CHELTUIELI PENTRU ASIGURAREA UTILITĂȚILOR NECESARE OBIECTIVULUI										
2.1.	Rețele electrice exterioare	46,522.91	8,839.35	55,362.26	46,522.91	8,839.35	55,362.26		0.00	0.00
2.2.	Instal. gaze naturale exter.	9,529.06	1,810.52	11,339.58	9,529.06	1,810.52	11,339.58		0.00	0.00
TOTAL CAPITOLUL 2		56,051.97	10,649.87	66,701.84	56,051.97	10,649.87	66,701.84	0.00	0.00	0.00
CAPITOLUL 3. CHELTUIELI PENTRU PROIECTARE ȘI ASISTENȚĂ TEHNICĂ										
3.1	Studii	5,000.00	950.00	5,950.00	0.00	0.00	0.00	5,000.00	950.00	5,950.00
3.1.1.	Studii de teren - geo	5,000.00	950.00	5,950.00		0.00	0.00	5,000.00	950.00	5,950.00
3.1.2.	Raport privind impactul asupra mediului	0.00	0.00	0.00		0.00	0.00	0.00	0.00	0.00
3.1.3.	Alte studii specifice	0.00	0.00	0.00		0.00	0.00	0.00	0.00	0.00
3.2	Documentatii - suport si cheltuieli pentru obtinerea de avize, acorduri si autorizatii	0.00	0.00	0.00		0.00	0.00	0.00	0.00	0.00
3.3	Expertizare tehnica	0.00	0.00	0.00		0.00	0.00	0.00	0.00	0.00
3.4	Certificarea performantei energetice si auditul energetic al cladirilor	12,000.00	2,280.00	14,280.00	12,000.00	2,280.00	14,280.00		0.00	0.00
3.5	Proiectare	141,000.00	26,790.00	167,790.00	0.00	0.00	0.00	141,000.00	26,790.00	167,790.00
3.5.1.	Tema de proiectare	0.00	0.00	0.00		0.00	0.00	0.00	0.00	0.00
3.5.2.	Studiu de prefezabilitate	0.00	0.00	0.00		0.00	0.00	0.00	0.00	0.00
3.5.3.	Studiu de fezabilitate / documentatie de avizare a lucrarilor de interventii si deviz general	48,000.00	9,120.00	57,120.00		0.00	0.00	48,000.00	9,120.00	57,120.00
3.5.4.	Documentatii tehnice necesare in vederea obtinerii avizelor / acordurilor / autorizatiilor	2,000.00	380.00	2,380.00		0.00	0.00	2,000.00	380.00	2,380.00
3.5.5.	Verificarea tehnica de calitate a proiectului tehnic si a detaliilor de executie	15,000.00	2,850.00	17,850.00		0.00	0.00	15,000.00	2,850.00	17,850.00
3.5.6.	Proiect tehnic si detalii de executie	76,000.00	14,440.00	90,440.00		0.00	0.00	76,000.00	14,440.00	90,440.00
3.6.	Organizarea procedurilor de achizitie	20,000.00	3,800.00	23,800.00	0.00	0.00	0.00	20,000.00	3,800.00	23,800.00
3.7.	Consultanta	30,000.00	5,700.00	35,700.00	0.00	0.00	0.00	30,000.00	5,700.00	35,700.00
3.7.1.	Managementul de proiect pentru obiectivul de investitii	20,000.00	3,800.00	23,800.00	0.00	0.00	0.00	20,000.00	3,800.00	23,800.00
3.7.2.	Auditul financiar	10,000.00	1,900.00	11,900.00		0.00	0.00	10,000.00	1,900.00	11,900.00
3.8.	Asistenta tehnica	68,000.00	12,920.00	80,920.00	68,000.00	12,920.00	80,920.00	0.00	0.00	0.00

	3.8.1. Asistenta tehnica din partea proiectantului	11,000.00	2,090.00	13,090.00		11,000.00	2,090.00	13,090.00		0.00	0.00	0.00
	3.8.1.1. pe perioada de executie a lucrarilor	2,000.00	380.00	2,380.00		2,000.00	380.00	2,380.00		0.00	0.00	0.00
	3.8.1.2. pentru participarea proiectantului la fazele incluse in programul de control al lucrarilor de executie , avizat de catre Inspectoratul de Stat in Constructii	9,000.00	1,710.00	10,710.00		9,000.00	1,710.00	10,710.00		0.00	0.00	0.00
	3.8.2. Dirigentie de santier	57,000.00	10,830.00	67,830.00		57,000.00	10,830.00	67,830.00		0.00	0.00	0.00
TOTAL CAPITOLUL 3		276,000.00	52,440.00	328,440.00		80,000.00	15,200.00	95,200.00		196,000.00	37,240.00	233,240.00
CAPITOLUL 4. CHELTUIELI PENTRU INVESTIȚIA DE BAZĂ												
4.1	Construcții și instalații	3,424,927.47	650,736.22	4,075,663.69		2,777,212.41	527,670.36	3,304,882.77		647,715.06	123,065.86	770,780.92
4.1.1.	OB.01. Renovare energetica	2,062,492.57	391,873.59	2,454,366.16		1,559,362.11	296,278.80	1,855,640.91		503,130.46	95,594.79	598,725.25
4.1.2.	OB.04. Lucrari conexe (Detectie & semnaliz.incendiu C1)	27,901.66	5,301.32	33,202.98		0.00	0.00	0.00		27,901.66	5,301.32	33,202.98
4.1.3.	OB.05. Consolidare seismica	1,313,571.97	249,578.67	1,563,150.64		1,217,850.30	231,391.56	1,449,241.86		95,721.67	18,187.12	113,908.79
4.1.4.	Inst.detec&avertiz incendiu Corp C2	20,961.27	3,982.64	24,943.91			0.00	0.00		20,961.27	3,982.64	24,943.91
4.2	Montaj utilaje, echipamente tehnologice si functionale	21,991.11	4,178.31	26,169.42		6,838.58	1,299.33	8,137.91		15,152.53	2,878.98	18,031.51
4.2.1.	OB.01. Renovare energetica	7,930.12	1,506.72	9,436.84		6,838.58	1,299.33	8,137.91		1,091.54	207.39	1,298.93
4.2.2.	OB.04. Lucrari conexe (Detectie & semnaliz.incendiu C1)	7,855.79	1,492.60	9,348.39		0.00	0.00	0.00		7,855.79	1,492.60	9,348.39
4.2.3.	Inst.detec&avertiz incendiu Corp C2	6,205.20	1,178.99	7,384.19		0.00	0.00	0.00		6,205.20	1,178.99	7,384.19
4.3	Utilaje, echipamente tehnologice si functionale care necesita montaj	164,800.00	31,312.00	196,112.00		124,350.00	23,626.50	147,976.50		40,450.00	7,685.50	48,135.50
4.3.1.	OB.01. Renovare energetica	136,850.00	26,001.50	162,851.50		124,350.00	23,626.50	147,976.50		12,500.00	2,375.00	14,875.00
4.3.2.	OB.04. Lucrari conexe (Detectie & semnaliz.incendiu C1)	20,800.00	3,952.00	24,752.00			0.00	0.00		20,800.00	3,952.00	24,752.00
4.3.3.	Inst.detec&avertiz incendiu Corp C2	7,150.00	1,358.50	8,508.50			0.00	0.00		7,150.00	1,358.50	8,508.50
4.4.	Utilaje, echipamente tehnologice si functionale care nu necesita montaj și echipamente de transport	0.00	0.00	0.00			0.00	0.00		0.00	0.00	0.00
4.5	Dotări + mobilier	79,522.12	15,109.20	94,631.32		0.00	0.00	0.00		79,522.12	15,109.20	94,631.32
4.6.	Active necorporale	0.00	0.00	0.00			0.00	0.00		0.00	0.00	0.00
TOTAL CAPITOLUL 4		3,691,240.70	701,335.73	4,392,576.43		2,908,400.99	552,596.19	3,460,997.18		782,839.71	148,739.54	931,579.25
CAPITOLUL 5. ALTE CHELTUIELI												
5.1.	Organizare de șantier	98,764.22	18,765.20	117,529.42		98,764.22	18,765.20	117,529.42		0.00	0.00	0.00
	5.1.1.1. Lucrari de constructii si instalatii aferente organizarii de santier	77,257.60	14,678.94	91,936.54		77,257.60	14,678.94	91,936.54		0.00	0.00	0.00
	5.1.1.2. Cheltuieli conexe organizării santierului	21,506.62	4,086.26	25,592.88		21,506.62	4,086.26	25,592.88		0.00	0.00	0.00
5.2	Comisioane, cote, taxe, costul creditului	38,458.09	0.00	38,458.09		0.00	0.00	0.00		38,458.09	0.00	38,458.09
	5.2.1.Comisioanele si dobanzile aferente creditului bancii finantatoare	0.00	0.00	0.00			0.00	0.00		0.00	0.00	0.00
	5.2.2. Cota aferenta I.S.C. ptr controlul calitatii lucrarilor de constructii (0,5% x C+M)	17,215.79	0.00	17,215.79			0.00	0.00		17,215.79	0.00	17,215.79
	5.2.3. Cota aferenta I.S.C. ptr controlul statului in amenajarea teritoriului , urbanism si pentru autorizarea lucrarilor de constructii (0,1% x C+M)	3,826.50	0.00	3,826.50			0.00	0.00		3,826.50	0.00	3,826.50
	5.2.4.Cota aferenta Casei Sociale a Constructorilor - CSC 0,5%	17,215.79	0.00	17,215.79			0.00	0.00		17,215.79	0.00	17,215.79
	5.2.5.Taxe pentru acorduri , avize conforme si autorizatia de construire / desfiintare	200.00	0.00	200.00			0.00	0.00		200.00	0.00	200.00
5.3	Cheltuieli diverse și neprevăzute (20% x cap. 1.2, 1.3, 1.4, 2, 3.5, 3.8, 4)	622,487.21	118,272.57	740,759.78		0.00	0.00	0.00		622,487.21	118,272.57	740,759.78
5.4.	Cheltuieli pt. informare si publicitate	10,000.00	1,900.00	11,900.00		8,000.00	1,520.00	9,520.00		2,000.00	380.00	2,380.00
TOTAL CAPITOLUL 5		769,709.52	138,937.77	908,647.29		106,764.22	20,285.20	127,049.42		662,945.30	118,652.57	781,597.87
CAPITOLUL 6. CHELTUIELI PENTRU PROBE TEHNOLOGICE SI TESTE												
6.1	Pregătirea personalului de exploatare	0.00	0.00	0.00			0.00	0.00		0.00	0.00	0.00
6.2	Probe tehnologice si teste	0.00	0.00	0.00		0.00	0.00	0.00		0.00	0.00	0.00

TOTAL CAPITOLUL 6	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL GENERAL	4,797,290.45	904,178.15	5,701,468.60	3,151,217.18	598,731.26	3,749,948.44	1,646,073.27	305,446.88	1,951,520.15
din care C + M (1.2 + 1.3 +1.4 + 2 + 4.1 + 4.2 + 5.1.1)	3,584,516.41	681,058.12	4,265,574.53	2,917,360.56	554,298.51	3,471,659.07	667,155.85	126,759.61	793,915.46
	TOTAL CHELTUIELI			CHELTUIELI ELIGIBILE			CHELTUIELI NEELIGIBILE		

Cursul valutar utilizat este cursul Inforeuro aferent lunii mai 2021, conform PNRR, Componenta 5 – Valul Renovării, Anexa III- Metodologie costuri

1 euro = 4,9227 lei

Data: ACTUALIZARE 28.03.2024

Beneficiar: Oras Techirghiol

Proiectant:
UZO PROJECT DESIGN SRL

Sef proiect: ing. Cotac Oana-Cristina