

INTERNATIONAL ISLAMIC YOUTH LEAGUE LEAGUE IIYL GLOBAL

African Youth Development Centre

BILL OF QUANTITIES (BoQ)

IIYL Freetown Campus — New International Headquarters

Location: 104 Cordelia Drive, Regent Road, Lumley, Freetown, Republic of Sierra Leone
Project: 3-Storey Office Building, Accommodation Wing, Training & Conference Centre, Canteen, Security Post & Parking **Total Project Budget:** USD 2,500,000 **Timeline:** 18 Months **Document Status:** Conceptual / Planning Estimate **Drawing Reference:** A-101 (Rev. 01)

1. Project Overview

This Bill of Quantities provides an itemised cost breakdown for the construction and setup of the new IIYL International Headquarters and Humanitarian Coordination Centre in Freetown, Sierra Leone. It supports a total project value of **USD 2,500,000** and includes expanded facilities for training, conferences, and enhanced accommodation. All figures are conceptual planning estimates and are subject to verification on site.

2. Bill of Quantities — Construction & Setup

#	Item Description	Unit	Qty	Unit Cost (USD)	Total (USD)
1	Site Preparation & Surveys — earthworks, clearing, levelling, soil testing	L.S.	1	50,000	50,000
2	Foundation & Structure — concrete, rebar, blockwork (3-storey office, accommodation, training centre)	L.S.	1	350,000	350,000
3	Building Envelope — walls, roofing, windows, doors, facade finishes, branding	L.S.	1	420,000	420,000
4	Interior Finishes — flooring, painting, ceilings, partitions, acoustic treatments	L.S.	1	280,000	280,000

#	Item Description	Unit	Qty	Unit Cost (USD)	Total (USD)
5	Mechanical, Electrical & Plumbing (MEP) — wiring, lighting, HVAC, water supply, drainage, fire safety	L.S.	1	300,000	300,000
6	Sustainable Systems — solar PV array (expanded), rainwater harvesting, greywater recycling, LED systems	L.S.	1	180,000	180,000
7	Training & Conference Centre — 2 training halls (100-seat capacity each), AV systems, breakout rooms	L.S.	1	220,000	220,000
8	Canteen Construction & Fit-out — building, commercial kitchen equipment, dining furniture (capacity: 150 persons)	L.S.	1	90,000	90,000
9	Accommodation Wing Construction & Fit-out — 12 en-suite bedrooms, common areas, kitchenette, laundry, storage	L.S.	1	200,000	200,000
10	Security Post & Fencing — guard house, gates, perimeter fencing, CCTV system	L.S.	1	40,000	40,000
11	Parking Area & Landscaping — paved parking (20 bays + CEO reserved), planting, flagpole, drainage	L.S.	1	80,000	80,000
12	Humanitarian Relief Warehouse — construction, shelving, climate control, security	L.S.	1	150,000	150,000
13	Office Furniture & IT Equipment — desks, chairs, computers, network infrastructure, server room	L.S.	1	120,000	120,000
14	AV & Technology Systems — conference room AV, training hall projectors, video conferencing, WiFi 6	L.S.	1	85,000	85,000
15	Project Management & Supervision	L.S.	1	50,000	50,000
16	Contingency (approx. 10%)	L.S.	1	145,000	145,000
TOTAL ESTIMATED PROJECT COST				2,500,000	

3. Summary Budget Allocation

Category	Allocation (USD)	Percentage
Land Acquisition & Construction	1,500,000	60%
Training & Conference Centre	220,000	8.8%
Office Fit-out, IT & AV Equipment	205,000	8.2%
Initial Staffing (6 months)	300,000	12%
Operational Contingency & Launch	275,000	11%
TOTAL	2,500,000	100%

4. Schedule of Accommodation

Level	Primary Functions
Ground Floor	Reception, CEO Office Suite, Administration, meeting rooms, server room, security office
First Floor	Programmes & Projects departments, M&E offices, conference room (50-seat), training hall breakout rooms
Second Floor	Field Operations, Finance, Human Resources, board room, training hall (100-seat capacity)
Accommodation Wing	12 en-suite bedrooms, common living area, kitchenette, laundry, storage, guest lounge
Humanitarian Warehouse	Climate-controlled relief supplies storage, inventory management, loading dock
Training & Conference Centre	2 training halls (100-seat each), AV-equipped, breakout rooms, registration area

5. Key Facility Enhancements (USD 2.5M vs. USD 1.0M)

- **Expanded Accommodation:** 6 bedrooms → 12 en-suite bedrooms with enhanced common areas
- **Training & Conference Centre:** New dedicated facility with 2 training halls, AV systems, and breakout rooms
- **Humanitarian Warehouse:** Dedicated climate-controlled storage for relief supplies and equipment
- **Enhanced MEP & Sustainability:** Expanded solar array, advanced HVAC, fire safety systems
- **Technology Infrastructure:** Video conferencing, WiFi 6, expanded IT equipment and AV systems
- **Extended Timeline:** 12 months → 18 months for quality construction and fit-out

6. Notes & Conditions

- All dimensions and quantities to be verified on site prior to construction.
- This document is a conceptual planning estimate; a fully measured BoQ will be prepared during detailed design.
- Costs are indicative and exclusive of statutory fees and price escalation unless otherwise stated.
- Sustainable systems (solar, rainwater harvesting) are integral to the design and not optional add-ons.
- Training & Conference Centre is designed to serve IIYL staff, partners, and beneficiary communities.

- Humanitarian Warehouse capacity: 500+ cubic metres for emergency relief supplies and equipment.
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International Islamic Youth League League IIYL Global — African Youth

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