|  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| 附件    建筑业营改增建设工程计价依据调整表    一、以“元”为单位的要素价格     |  |  |  |  | | --- | --- | --- | --- | | 项目名称 | | 单位 | 调整方法 | | 840027 | 摊销材料费 | 元 | 以各定额子目的数量为基数×89.3% | | 840028 | 租赁材料费 | 元 | 以各定额子目的数量为基数×90.7% | | 840004 | 其他材料费 | 元 | 以各定额子目的数量为基数×96.6% | | 840016 | 机械费 | 元 | 以各定额子目的数量为基数×94.7% | | 840023 | 其他机具费 | 元 | 以各定额子目的数量为基数×94.7% | | 888810 | 中小型机械费 | 元 | 以各定额子目的数量为基数×94.7% | |  | 03通用安装工程第一册第573页：金属桅杆及人字架等一般起重机具的摊销费 | 元 | 按所安装设备净重量(包括设备底座、辅机)计算,按11.36元/吨计取,列入措施项目费用中。 |   说明：调整系数适用2012年《北京市建设工程计价依据——预算定额》、2012年《北京市房屋修缮工程计价  依据——预算定额》、2014年《北京市城市轨道交通运营改造工程计价依据——预算定额》中对应编码的要  素数量调整。    **二、2012年《北京市建设工程计价依据——预算定额》**    **01 房屋建筑与装饰工程**  1.安全文明施工费   |  |  |  |  |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | | 项目名称 | | 建筑装饰工程 | | | | | | | 钢结构工程 | | 其他工程 | | | 建筑面积（m2） | | | | | | | | 20000以内 | | 50000以内 | | | 50000以外 | | | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | | 计费基数 | | 以第一章至第十七章的相应部分除税预算价为基数（不得重复）计算 | | | | | | | | | | | | 费率（%） | | 5.54 | 4.93 | 5.35 | | 4.75 | 4.88 | 4.47 | 4.02 | 3.73 | 3.69 | 3.63 | | 其中 | 环境保护 | 1.23 | 1.2 | 1.2 | | 1.16 | 1.17 | 1.15 | 1.07 | 1.05 | 0.98 | 0.96 | | 文明施工 | 0.69 | 0.66 | 0.66 | | 0.64 | 0.64 | 0.62 | 0.53 | 0.49 | 0.49 | 0.47 | | 安全施工 | 1.33 | 1.18 | 1.27 | | 1.13 | 1.11 | 1.1 | 1.02 | 1.01 | 0.93 | 0.92 | | 临时设施 | 2.29 | 1.89 | 2.22 | | 1.82 | 1.96 | 1.60 | 1.4 | 1.18 | 1.29 | 1.28 | |  |  |  |  |  |  |  |  |  |  |  |  |  |     2.企业管理费   |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | | | 计费基数 | 企业管理费率（%） | 其中 | | | 现场管理费率（%） | 其中：工程质量检测费率（%） | | 1 | 单层建筑 | 厂房 | 跨度18m以内 | | 除  税  预  算  价 | 8.74 | 3.75 | 0.45 | | 2 | 跨度18m以外 | | 9.94 | 4.17 | 0.47 | | 3 | 其他 | | | 8.40 | 3.45 | 0.43 | | 4 | 住宅建筑 | 檐  高  （m） | | 25以下 | 8.88 | 3.62 | 0.46 | | 5 | 45以下 | 9.69 | 3.88 | 0.47 | | 6 | 80以下 | 9.90 | 4.09 | 0.48 | | 7 | 80以上 | 10.01 | 4.23 | 0.50 | | 8 | 公共建筑 | 25以下 | 9.25 | 3.73 | 0.46 | | 9 | 45以下 | 10.38 | 4.25 | 0.48 | | 10 | 80以下 | 10.76 | 4.54 | 0.50 | | 11 | 120以下 | 10.92 | 4.71 | 0.51 | | 12 | 200以下 | 10.96 | 4.84 | 0.52 | | 13 | 200以上 | 10.99 | 4.96 | 0.52 | | 14 | 钢结构 | | | | 3.81 | 1.54 |  | | 15 | 独立土石方 | | | | 7.10 | 2.63 |  | | 16 | 施工降水 | | | | 6.74 | 2.67 |  | | 17 | 边坡支护及桩基础 | | | | 6.98 | 2.82 |  | |  |  |  |  |  |  |  |  |  |     **02 仿古建筑工程**  1.安全文明施工费   |  |  |  |  | | --- | --- | --- | --- | | 项目名称 | | 仿古建筑工程 | | | 五环以内 | 五环以外 | | 计费基数 | | 以第一章至第十章的相应部分除税预算价为基数（不得重复）计算 | | | 费率（%） | | 5.48 | 4.78 | | 其中 | 环境保护 | 1.24 | 1.13 | | 文明施工 | 0.70 | 0.47 | | 安全施工 | 1.52 | 1.26 | | 临时设施 | 2.02 | 1.92 |     2.企业管理费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 企业管理费率（%） | 其中 | | 现场管理费率（%） | | 1 | 仿古建筑工程 | 除税预算价 | 10.12 | 4.12 |     **03 通用安装工程**  1.工程调试费   |  |  | | --- | --- | | 项目名称 | 费 率 | | 采暖系统调试费 | 采暖系统调试费按采暖工程人工费的13.8%计取，其中人工费占26% | | 空调水工程系统调试费 | 空调水工程系统调试费，按空调水工程人工费的13.8%计取，其中人工费占26% | | 通风空调工程系统调试费 | 通风空调工程系统调试费，按系统人工费的13.8%计取，其中人工费占26% |     2.脚手架使用费   |  |  | | --- | --- | | 项目名称 | 费 率 | | 第一册  机械设备安装工程 | 脚手架使用费按下列系数计算:  (1)第一章“起重设备安装”、第二章“起重机轨道安装”脚手架使用费按定额人工费的7.74%计算，其中人工费占36.18%。  (2)电梯脚手架使用费：  电梯载重量≤1500kg,井道高度≤50m时:5.78%,其中人工费占25.97%;  电梯载重量≤1500kg,井道高度>50m时:9.24%,其中人工费占25.97%;  电梯载重量>1500kg所增加的脚手架费用另行计算 。  (3)除第一、二、四章外,脚手架使用费按人工费的4.81%计算,其中人工费占25.97%。 | | 第二册  热力设备安装工程 | 脚手架使用费按下列系数计算:  (1)第一章至第七章按人工费的9.63%计算,其中人工费占25.97%;  (2)第八章按人工费的4.81%计算,其中人工费占25.97%。 | | 第三册  静置设备与工艺金属结构制作安装工程 | 2.静置设备制作,脚手架使用费按人工费的4.81%计算,其中人工费占25.97%。  3.除静置设备制作工程以外,本定额其他项目脚手架使用费按人工费的9.63%计算,其中人工费占25.97%。 | | 第四册  电气设备安装工程 | 2.脚手架使用费按人工费的4.81%计算,其中人工费占25.97%。  3.对单独承担的室外埋地敷设电缆、架空配电线路和路灯工程,不计取脚手架使用费。 | | 第五册建筑智能化工程  第六册自动化控制仪表安装工程  第七册通风空调工程  第八册工业管道工程  第九册消防工程  第十册给排水 采暖 燃气工程  第十一册通信设备及线路工程 | 2.脚手架使用费按人工费的4.81%计算,其中人工费占25.97%。  3.第八册《工业管道工程》和第十册《给排水 采暖 燃气工程》，对单独承担的埋地管道工程，不计取脚手架使用费。  第十一册《通信设备及线路工程》,室外通信工程项目不计取脚手架使用费。 | | 第十二册  刷油 防腐蚀 绝热工程 | 脚手架使用费按下列系数计算：  (1)刷油工程:按人工费的7.70%计算,其中人工费占25.97%;  (2)防腐蚀工程:按人工费的11.55%计算,其中人工费占25.97%;  (3)绝热工程:按人工费的19.25%计算,其中人工费占25.97%。 |     3.安装与生产同时进行增加费   |  |  | | --- | --- | | 项目名称 | 费 率 | | 安装与生产同时进行增加费 | 按人工费的9.60%计算;其中人工费占安装与生产同时进行增加费的20.83%。 |     4.在有害身体健康的环境中施工增加费   |  |  | | --- | --- | | 项目名称 | 费 率 | | 在有害身体健康的环境中施工增加费 | 按人工费的9.53%计算;其中人工费占在有害身体健康环境中施工增加费的5.25%。 |     5.安全文明施工费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 项目名称 | | 通用安装工程:第1～4册、6～12册 | | 通用安装工程:第5册 | | | 五环以内 | 五环以外 | 五环以内 | 五环以外 | | 计费基数 | | 人工费 | | | | | 费率（%） | | 20.86 | 18.20 | 15.74 | 13.74 | | 其中 | 环境保护 | 2.93 | 2.65 | 2.14 | 2.00 | | 文明施工 | 6.39 | 5.64 | 4.92 | 4.28 | | 安全施工 | 7.13 | 6.31 | 5.36 | 4.65 | | 临时设施 | 4.40 | 3.60 | 3.32 | 2.82 |   说明：安全文明施工费按以上标准计取,其中人工费占安全文明施工费的10.47%。    6.企业管理费   |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | | 计费  基数 | 企业管理费率（%） | 其中 | | 现场管理费率（%） | | 1 | 住宅建筑 | 檐  高 | 25 m以下 | 人工费 | 60.30 | 25.32 | | 2 | 45 m以下 | 65.27 | 28.08 | | 3 | 80 m以下 | 66.84 | 29.46 | | 4 | 80 m以上 | 67.99 | 30.64 | | 5 | 公共建筑 | 25 m以下 | 62.29 | 26.36 | | 6 | 45 m以下 | 67.38 | 29.17 | | 7 | 80 m以下 | 69.32 | 30.72 | | 8 | 120 m以下 | 70.82 | 32.07 | | 9 | 200 m以下 | 72.22 | 33.43 | | 10 | 200 m以上 | 73.54 | 34.79 | | 11 | 其他 | | | 65.37 | 27.37 |     **04 市政工程**  1.安全文明施工费   |  |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | | 项目名称 | | | 道路工程 | | 桥梁工程 | | 管道工程 | |  | |  | | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 |  | |  | | 计费基数 | | | 除税预算价 | | | | | |  | | 费率（%） | | | 5.87 | 5.22 | 6.28 | 5.67 | 6.07 | 5.47 |  | | 其中 | 环境保护 | % | 1.32 | 1.10 | 1.43 | 1.27 | 1.33 | 0.95 |  | | 文明施工 | % | 0.93 | 0.77 | 1.03 | 0.96 | 1.01 | 1.62 |  | | 安全施工 | % | 1.39 | 1.31 | 1.42 | 1.36 | 1.40 | 1.12 |  | | 临时设施 | % | 2.22 | 2.04 | 2.40 | 2.08 | 2.33 | 1.78 |  |     2.企业管理费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | 计费基数 | 企业管理费率（%） | 其中 | | 现场管理费率（%） | | 1 | 道路、桥梁工程 | 道路 | 除  税  预  算  价 | 9.33 | 3.93 | | 2 | 桥梁 | 9.40 | 3.96 | | 3 | 管道工程 | 给水 | 7.37 | 3.18 | | 4 | 排水 | 9.32 | 3.90 | | 5 | 燃气、热力 | 8.29 | 3.51 |     **05 园林绿化工程**  1.安全文明施工费   |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | | 项目名称 | | | 绿化工程 | | 庭园工程 | | | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | | 计费基数 | | | 人工费 | | 除税预算价 | | | 费率（%） | | | 8.67 | 6.32 | 5.18 | 4.31 | | 其中 | 环境保护 | % | 2.17 | 1.40 | 1.24 | 1.03 | | 文明施工 | % | 1.48 | 1.01 | 0.80 | 0.66 | | 安全施工 | % | 1.82 | 1.27 | 1.19 | 1.00 | | 临时设施 | % | 3.20 | 2.64 | 1.95 | 1.62 |     2.企业管理费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 企业管理费率（%） | 其中 | | 现场管理费率（%） | | 1 | 绿化工程 | 人工费 | 27.04 | 11.46 | | 2 | 庭园工程 | 除税预算价 | 8.37 | 3.33 |   **06 构筑物工程**  1.安全文明施工费   |  |  |  |  | | --- | --- | --- | --- | | 项目名称 | | 构筑物 | | | 五环路以内 | 五环路以外 | | 计费基数 | | 以第一章至第三章的相应部分除税预算价为基数（不得重复）计算 | | | 费率（%） | | 4.31 | 3.75 | | 其中 | 环境保护 | 1.12 | 1.06 | | 文明施工 | 0.58 | 0.56 | | 安全施工 | 1.13 | 1.06 | | 临时设施 | 1.48 | 1.07 |     2.企业管理费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | 计费基数 | 企业管理费率（%） | 其中：现场管理费率（%） | | 1 | 构筑物 | 烟囱、水塔、贮仓（库） | 除税预算价 | 9.80 | 4.16 | | 2 | 池类 | 8.83 | 3.58 | | 3 | 其他 | 8.37 | 3.32 |     **07 城市轨道交通工程**  **土建、轨道工程**  1.安全文明施工费   |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | | 项目名称 | | | 地上工程 | | 地下明挖工程 | | | 地下盖挖、暗挖工程 | | 盾构工程 | | 轨道工程 | | | |  | | | 五环路以内 | 五环路以外 | | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 |  | | 计费基数 | | | 除税预算价 | | | | | | | | | | |  | | 费率（%） | | | 6.29 | 5.94 | | 6.47 | 6.01 | 6.12 | 5.81 | 6.09 | 5.58 | 5.00 | 4.84 |  | | 其中 | 环境保护 | % | 1.46 | 1.39 | | 1.35 | 1.31 | 1.25 | 1.14 | 1.32 | 1.18 | 1.26 | 1.25 |  | | 文明施工 | % | 1.02 | 0.92 | | 1.16 | 0.99 | 0.98 | 0.95 | 1.04 | 0.90 | 0.59 | 0.58 |  | | 安全施工 | % | 1.54 | 1.52 | | 1.64 | 1.60 | 1.71 | 1.65 | 1.59 | 1.50 | 1.56 | 1.53 |  | | 临时设施 | % | 2.27 | 2.11 | | 2.32 | 2.11 | 2.18 | 2.07 | 2.14 | 2.00 | 1.59 | 1.47 |  | |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |     2.企业管理费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | 计费基数 | 企业管理费率（%） | 其中 | | 现场管理费率（%） | | 1 | 地下工程 | 明挖 | 除税预算价 | 8.56 | 3.40 | | 2 | 盖挖、暗挖 | 9.02 | 3.55 | | 3 | 盾构 | 8.08 | 3.05 | | 4 | 地上工程 | | 9.06 | 3.55 | | 5 | 轨道工程 | | 5.51 | 2.15 |   供电、通信信号、智能机电工程  1.安全文明施工费   |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | | 项目名称 | | | 通信、信号工程 | | 供电工程 | 智能与控制系统、机电工程 | | | 计费基数 | | | 人工费 | | | | | | 费率（%） | | | 22.61 | | 22.96 | 22.74 | | | 其中 | 环境保护 | % | | 3.11 | 3.02 | | 3.18 | | 文明施工 | % | | 7.23 | 7.02 | | 6.97 | | 安全施工 | % | | 7.51 | 7.30 | | 7.78 | | 临时设施 | % | | 4.76 | 4.62 | | 4.81 | |  |  |  |  |  |  |  |  |     2.企业管理费   |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | 计费基数 | 企业管理费率（%） | 其中：现场管理费率（%） |  | |  | | 1 | 通信 信号工程 | | 人工费 | 63.21 | 27.12 |  | | 2 | 供电工程 | | 66.95 | 28.65 |  | | 3 | 智能与控制系统、机电工程 | 智能与控制系统工程 | 65.19 | 27.87 |  | | 机电工程 | 66.30 | 28.43 |  |     **三、2012年《北京市房屋修缮工程计价依据——预算定额》**    **01 土建工程**  1.工程水电费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 费率（%） |  | |  | | 1 | 土建工程 | 除税直接工程费 | 0.80 |  |     2.其他措施费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 取费基数 | 费率（%） | 其中人工费占比（%） | | 1 | 安全文明施工费 | 除税直接工程费 | 1.00 | 54 | | 2 | 夜间施工费 | 0.48 | 44 | | 3 | 二次搬运费 | 1.52 | 91 | | 4 | 冬雨季施工费 | 0.82 | 54 | | 5 | 临时设施费 | 1.80 | 28 | | 6 | 施工困难增加费 | 0.52 | 64 | | 7 | 原有建筑物、设备、陈设、高级装修及文物保护费 | 0.50 | 33 | | 8 | 高台建筑增加费（高在2m以上） | 0.50 | 78 | | 9 | 高台建筑增加费（高在5m以上） | 0.72 | 78 | | 10 | 超高增加费（高在25～45m） | 0.50 | 78 | | 11 | 超高增加费（高在45m以上） | 0.72 | 78 | | 12 | 施工排水、降水费 | 0.55 | 49 |     3.企业管理费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 企业管理费率（%） | 其中： | | | 现场管理费率（%） | 工程质量检测费率（%） | | 1 | 土建工程 | 除税直接费 | 16.26 | 6.85 | 0.43 |     **02 古建筑工程**  1.工程水电费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 费率（%） |  | |  | | 1 | 古建筑工程 | 人工费 | 1.30 |  |     2.其他措施费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 取费基数 | 费率（%） | 其中人工费占比（%） | | 1 | 安全文明施工费 | 人工费 | 2.80 | 54 | | 2 | 夜间施工费 | 1.34 | 44 | | 3 | 二次搬运费 | 4.62 | 91 | | 4 | 冬雨季施工费 | 2.50 | 54 | | 5 | 临时设施费 | 5.43 | 28 | | 6 | 施工困难增加费 | 1.37 | 64 | | 7 | 原有建筑物、设备、陈设、高级装修及文物保护费 | 1.37 | 33 | | 8 | 高台建筑增加费（高在2m以上） | 1.57 | 78 | | 9 | 高台建筑增加费（高在5m以上） | 2.15 | 78 | | 10 | 超高增加费（高在25～45m） | 1.57 | 78 | | 11 | 超高增加费（高在45m以上） | 2.15 | 78 | | 12 | 施工排水、降水费 | 1.66 | 49 |     3.企业管理费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费  基数 | 企业管理费率（%） | 其中： | | | 现场管理费率（%） | 工程质量检测费率（%） | | 1 | 古建筑工程 | 人工费 | 37.72 | 16.31 | 0.92 |     4.利润   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 费率（%） |  | |  | | 1 | 古建筑工程 | 人工费+企业管理费 | 13.00 |  |     **03 安装工程**  1.系统调试费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目 | 取费基数 | 费率标准（%） | 其中人工费占比（%） | | 1 | 采暖、消防水、空调水工程系统调试费 | 单位工程人工费 | 14.38 | 30 | | 2 | 通风空调工程系统调试费 | 13.48 | 30 |     2.工程水电费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 费率（%） |  | |  | | 1 | 安装工程 | 人工费 | 1.33 |  |     3.其他措施费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 取费基数 | 费率（%） | 其中人工费占比（%） | | 1 | 安全文明施工费 | 人工费 | 2.64 | 54 | | 2 | 夜间施工费 | 1.41 | 44 | | 3 | 二次搬运费 | 2.08 | 91 | | 4 | 冬雨季施工费 | 2.21 | 54 | | 5 | 临时设施费 | 4.78 | 28 | | 6 | 施工困难增加费 | 1.45 | 64 | | 7 | 原有建筑物、设备、陈设、高级装修及文物保护费 | 1.38 | 33 | | 8 | 高台建筑增加费（高在2m以上） | 1.25 | 78 | | 9 | 高台建筑增加费（高在5m以上） | 1.50 | 78 | | 10 | 超高增加费（高在25～45m） | 1.20 | 78 | | 11 | 超高增加费（高在45m以上） | 1.54 | 78 | | 12 | 施工排水、降水费 | 1.66 | 49 |     3.企业管理费   |  |  |  |  |  | | --- | --- | --- | --- | --- | | 序号 | 项目名称 | 计费基数 | 企业管理费率（%） | 其中：现场管理费率（%） | | 1 | 安装工程 | 人工费 | 64.56 | 28.10 |     **四、2014年《北京市城市轨道交通运营改造工程计价依据——预算定额》**    **01 土建、轨道工程**  1.安全文明施工费   |  |  |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | --- | --- | | 项目名称 | | | 土建工程 | | | | 轨道工程 | | 地上工程 | | 地下工程 | | | 五环路以内 | 五环路以外 | 五环路以内 | 五环路以外 | | 计  费  基 数 | | | 除税预算价 | | | | | | 费    率（%） | | | 6.10 | 5.81 | 6.47 | 5.77 | 4.92 | | 其中 | 环境保护 | % | 1.05 | 1.00 | 0.96 | 0.92 | 1.25 | | 文明施工 | % | 0.83 | 0.76 | 0.94 | 0.80 | 0.59 | | 安全施工 | % | 1.90 | 1.88 | 1.99 | 1.93 | 1.53 | | 临时设施 | % | 2.32 | 2.17 | 2.58 | 2.12 | 1.55 |     2.企业管理费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | 计费基数 | 企业管理费率（%） | 其中 | | 现场管理费率（%） | | 1 | 土建工程 | 地上工程 | 除税预算价 | 12.89 | 5.14 | | 2 | 地下工程 | 12.83 | 5.13 | | 3 | 轨道工程 | | 6.22 | 2.45 |     **02 供电、通信信号、智能机电工程**  1.安全文明施工费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 项目名称 | | | 通信、信号工程 | 供电工程 | 智能与控制系统、机电工程 | | 计  费  基 数 | | | 人工费 | | | | 费    率（%） | | | 22.61 | 22.96 | 22.74 | | 其中 | 环境保护 | % | 3.11 | 3.02 | 3.18 | | 文明施工 | % | 7.23 | 7.02 | 6.97 | | 安全施工 | % | 7.51 | 7.30 | 7.78 | | 临时设施 | % | 4.76 | 4.62 | 4.81 |     2.企业管理费   |  |  |  |  |  |  | | --- | --- | --- | --- | --- | --- | | 序号 | 项目名称 | | 计费基数 | 企业管理费率（%） | 其中 | | 现场管理费率（%） | | 1 | 通信 信号工程 | | 人工费 | 63.21 | 27.66 | | 2 | 供电工程 | | 66.95 | 29.21 | | 3 | 智能与控制系统 机电工程 | 智能与控制系统工程 | 65.19 | 27.87 | | 机电工程 | 66.30 | 28.43 |     五、税金     |  |  |  |  | | --- | --- | --- | --- | | 序号 | 项目名称 | 计 费 基 数 | 税率( % ) | | 1 | 税金 | 税前工程造价 | 11.00 |   说明：1.税金适用2012年《北京市建设工程计价依据——预算定额》、2012年《北京市房屋修缮工程计价  依据——预算定额》、2014年《北京市城市轨道交通运营改造工程计价依据——预算定额》的调整。 |