

Republic of the Philippines
Department of Social Welfare and Development
Field Office X

Masterson Ave., Upper Carmen, Cagayan de Oro City
Email Address: bac.fo10@dswd.gov.ph

**NEGOTIATED
PROCUREMENT – TWO
FAILED BIDDINGS**

**Design and Build of Various
Civil Works for CRCF
Lot 3: Repair and Improvement
of Home for Girls Building
(Design and Build)
NNP No. 2025-06-26-TFB**

June 25, 2025

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Section I. Notice of Negotiated Procurement

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NOTICE OF NEGOTIATED PROCUREMENT
(Negotiated Procurement due to Two-Failed Biddings)
–NNP NO. 2025-06-26-TFB –

**DESIGN AND BUILD OF VARIOUS CIVIL WORKS
FOR CRCF –
LOT 3: REPAIR AND IMPROVEMENT OF HOME
FOR GIRLS BUILDING (DESIGN AND BUILD)**

1. The **Department of Social Welfare and Development Field Office X** through the **GAA 2025** intends to apply the sum of **Three Million Three Hundred Seventy Five Thousand Pesos (Php 3,375,000.00)** only being the Approved Budget for the Contract (ABC) to payments under the contract for the Design and Build of Various Civil Works for CRCF - Lot 3: Repair and Improvement of Home for Girls Building (Design and Build).
2. The DSWD now invites technically, legally, and financially capable supplier for the project at hand. Interested suppliers are requested to submit the Technical and Financial Component as specified in the herein attached Checklist of Technical and Financial Documents.
3. The procurement procedure that will be adopted is Negotiated Procurement considering that there has been two failure of biddings pursuant to Section 35.1 of the Implementing Rules and Regulations (IRR) of Republic Act 12009 (R.A. 12009), otherwise known as the New Government Procurement Act (NGPA).

The Bids and Awards Committee (BAC) will engage in negotiation a sufficient number of suppliers to ensure effective competition. If only one (1) bidder respond to the notice/invitation or posting, the BAC shall proceed with the negotiation subject to the rules prescribed in the IRR of RA 12009. The selection of the successful offers shall be based on the best and final offer that will be submitted on a specified date, which could meet the DSWD's minimum technical and financial requirements and does not exceed the ABC.

4. Interested Suppliers may obtain further information from DSWD FO X Bids and Awards Committee (BAC) Secretariat and inspect the Bidding Documents at the address given below from **Monday to Friday (except holidays) at 8:00 AM to 5:00 PM.**
5. The deadline for the submission of quotation/proposal (Technical and Financial documents) is on **30 June 2025 at 10:00 a.m.** which shall be delivered at the **BAC Secretariat Office, 2nd Floor Main Building, DSWD Field Office X, Masterson Avenue, Upper Carmen, Cagayan de Oro City.** Late quotations/proposals shall not be accepted.

6. Virtual opening of quotations/proposal and negotiation shall be on **30 June 2025, 02:00 PM**, through videoconferencing via Google meet. Quotations will be opened in the presence of the suppliers' representatives who choose to attend the activity. The links will be provided upon submission of the documents.
7. The DSWD FO X reserves the right to accept or reject any proposal and to annul the procurement process at any time prior to contract award, without thereby incurring any liability to the affected suppliers.
8. For further information, please refer to:

ATTY. JUSTINE PHILLIP O. TADEO

Head, BAC Secretariat

DSWD Field Office X

Masterson Avenue, Upper Carmen, Cagayan de Oro City

Mobile No.0975-486-0960

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25 June 2025

BELLENE L. AHMAD

Chairperson, Bids and Awards Committee

Section II. Checklist of Technical and Financial Documents

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Checklist of Technical and Financial Documents

Interested supplier shall submit one (1) original and two (2) more duplicate copies of its Technical and Financial Components duly marked, signed, and sealed by the Authorized Representative.

I. TECHNICAL COMPONENT ENVELOPE

Class “A” Documents

Legal Documents

- a) Valid PhilGEPS Registration Certificate (Platinum Membership) (all pages) **in accordance with Section 8.5.2 of the IRR of RA No. 9184; and**

Technical Documents

- b) Statement of the prospective bidder of all its ongoing government and private contracts, including contracts awarded but not yet started, if any, whether similar or not similar in nature and complexity to the contract to be bid; **and**
- c) Statement of the bidder’s Single Largest Completed Contract (SLCC) similar to the contract to be bid, except under conditions provided for in Section 52.4.1.3 of the IRR of RA No. 12009, within the relevant period as provided in the Bidding Documents;

For this purpose, the Bidder shall have an SLCC that is at least one (1) contract similar to the Project the value of which, adjusted to current prices using the PSA’s CPI, must be at least equivalent to at fifty percent (50%) of the ABC. Contracts similar to the Project shall be:

- i. **Design and Build of Various Civil Works must be similar in nature with the Proposed project; and**
 - ii. Shall be completed within **two (2) years** prior to the deadline for the submission and receipt of bids.
- d) Philippine Contractors Accreditation Board (PCAB) License; **or**

Special PCAB License in case of Joint Ventures **and** registration for the type and cost of the contract to be bid; **and**

- e) Original copy of Bid Security. If in the form of a Surety Bond, submit also a certification issued by the Insurance Commission **or** Original copy of Notarized Bid Securing Declaration;

Form of Bid Security	Amount of Bid Security (Not Less than the Percentage of the ABC)
a. Cash or cashier’s/manager’s check issued by a Universal or Commercial Bank.	The amount of not less than Two Percent (2%) of the Total Approved Budget for the Contract (ABC)
b. Bank draft/guarantee or irrevocable letter of credit issued by a Universal or Commercial Bank; Provided, however, that it shall be confirmed or authenticated by a Universal or Commercial Bank, if issued by a Foreign Bank.	

c. Surety bond callable upon demand issued by a surety or insurance company duly certified by the Insurance Commission as authorized to issue such security.	The amount of not less than Five Percent (5%) of the Total Approved Budget for the Contract (ABC)
d. Bid Securing Declaration - is an undertaking which states, among others, that the bidder shall enter into contract with the procuring entity and furnish the required performance security within ten (10) calendar days, or less, from receipt of the Notice of Award, and committing to pay the corresponding fine and be suspended for a period of time from being qualified to participate in any government procurement activity in the event it violates any of the conditions stated therein as required in the guidelines issued by the GPPB.	

The bid and bid security shall be valid for **one hundred twenty (120) calendar days** from the date of opening of quotation; **and**

- f) Conformity with the Specifications/Terms of Reference, which shall include the Project Requirements:
- a. Organizational chart for the contract to be bid;
 - b. List of contractor's key personnel (*e.g.*, Project Manager, Project Engineers, Materials Engineers, and Foremen), to be assigned to the contract to be bid, with their complete qualification and experience data;
 - c. Construction Schedule and S-Curve;
 - d. Manpower Schedule;
 - e. Construction Methods;
 - f. Equipment Utilization Schedule;
 - g. PERT/CPM;
 - h. List of contractor's major equipment units, which are owned, leased, and/or under purchase agreements, supported by proof of ownership or certification of availability of equipment from the equipment lessor/vendor for the duration of the project, as the case may be;
- g) Original duly signed Omnibus Sworn Statement (OSS); in the case of a corporation, partnership or cooperative, an Original Notarized Secretary's Certificate or Board Resolution authorizing the representative; or Original Notarized Special Power of Attorney of all members of the joint venture giving full power and authority to its authorized representative to sign the OSS; or Original Notarized Special Power of Attorney executed in favor of the authorized representative in case of sole-proprietorship to do acts to represent the Bidder.
- h) Certificate of Site Visit; and
- i) Conceptual Design

Financial Documents

- j) The prospective bidder's computation of Net Financial Contracting Capacity (NFCC); **or** A committed Line of Credit from a Universal or Commercial Bank in lieu of its NFCC computation.

Class "B" Documents

- k) If applicable, a duly signed joint venture agreement (JVA) in case the joint venture is already in existence; **or** duly notarized statements from all the potential joint venture partners stating that they will enter into and abide by the provisions of the JVA in the instance that the bid is successful.

II. FINANCIAL COMPONENT ENVELOPE

- l) Original of duly signed and accomplished Financial Bid Form; **and**

Other documentary requirements under RA No. 9184

- m) Original of duly signed Bid Prices in the Bill of Quantities; **and**
- n) Duly accomplished Detailed Estimates Form, including a summary sheet indicating the unit prices of construction materials, labor rates, and equipment rentals used in coming up with the Bid; **and**
- o) Cash Flow by Quarter.

Section III. Additional Documentary Requirements

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ADDITIONAL DOCUMENTARY REQUIREMENTS

The following documents shall be submitted upon request by the BAC on a specified date/within the prescribed period of submission.

- i. Best and Final Offer;
- ii. Post Qualification requirements –
 - a. Latest Income Tax Returns (ITR) covering the immediately preceding year filed and paid through the Electronic Filing and Payment System (eFPS) of the BIR; and
 - b. Latest Business Tax Returns (BTR)¹ for the last six (6) months preceding the date of bid submission filed and paid through the Electronic Filing and Payment System (eFPS) of the BIR.

To guarantee the faithful performance by the contractor of its obligations under the Contract, it shall submit a performance security, within a maximum period of ten (10) calendar days from the receipt of the Notice of Award from the Procuring Entity and in no case later than the signing of the contract, to wit:

Form of Performance Security	Amount of Performance Security (Equal to Percentage of the Total Contract Price)
a. Cash or cashier's/manager's check issued by a Universal or Commercial Bank.	Ten percent (10%)
b. Bank draft/guarantee or irrevocable letter of credit issued by a Universal or Commercial Bank: Provided, however, that it shall be confirmed or authenticated by a Universal or Commercial Bank, if issued by a foreign bank.	
c. Surety bond callable upon demand issued by a surety or insurance company duly certified by the Insurance Commission as authorized to issue such security; and/or	Thirty Percent (30%)

Failure of the successful Bidder to comply with the above-mentioned requirement shall constitute sufficient ground for the annulment of the award and forfeiture of the bid security, in which event the Procuring Entity shall have a fresh period to initiate the procedure to the next LCRB identified and selected for recommendation of contract award.

¹ Latest Business Tax Returns refers to Value Added Tax (VAT) or Percentage tax returns pursuant to BIR Revenue Regulation 3-2005

Section IV. General Conditions of Contract

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1. Scope of Contract

This Contract shall include all such items, although not specifically mentioned, that can be reasonably inferred as being required for its completion as if such items were expressly mentioned herein. All the relevant provisions of RA No. 9184 and its 2016 revised IRR, including the Generic Procurement Manual, and associated issuances, constitute the primary source for the terms and conditions of the Contract, and thus, applicable in contract implementation. Herein clauses shall serve as the secondary source for the terms and conditions of the Contract.

This is without prejudice to Sections 74.1 and 74.2 of the 2016 revised IRR of RA No. 9184 allowing the GPPB to amend the IRR, which shall be applied to all procurement activities, the advertisement, posting, or invitation of which were issued after the effectivity of the said amendment.

2. Sectional Completion of Works

If sectional completion is specified in the **Special Conditions of Contract (SCC)**, references in the Conditions of Contract to the Works, the Completion Date, and the Intended Completion Date shall apply to any Section of the Works (other than references to the Completion Date and Intended Completion Date for the whole of the Works).

3. Possession of Site

- 3.1 The Procuring Entity shall grant possession of all or parts of the Site to the Contractor based on the schedule of delivery indicated in the **SCC**, which corresponds to the execution of the Works. If the Contractor suffers delay or incurs cost from failure on the part of the Procuring Entity to give possession in accordance with the terms of this clause, the Procuring Entity's Representative shall give the Contractor a Contract Time Extension and certify such sum as fair to cover the cost incurred, which sum shall be paid by Procuring Entity.
- 3.2 If possession of a portion is not given by the above date, the Procuring Entity will be deemed to have delayed the start of the relevant activities. The resulting adjustments in contract time to address such delay may be addressed through contract extension provided under Annex "E" of the 2016 revised IRR of RA No. 9184.

4. The Contractor's Obligations

The Contractor shall employ the key personnel named in the Schedule of Key Personnel indicating their designation, in accordance with **ITB** Clause 10.3 and specified in the **BDS**, to carry out the supervision of the Works.

The Procuring Entity will approve any proposed replacement of key personnel only if their relevant qualifications and abilities are equal to or better than those of the personnel listed in the Schedule.

5. Performance Security

- 5.1. Within ten (10) calendar days from receipt of the Notice of Award from the Procuring Entity, but in no case later than the signing of the contract by both

parties, the successful Bidder shall furnish the performance security in any of the forms prescribed in Section 39 of the 2016 revised IRR.

- 5.2. The Contractor, by entering into the Contract with the Procuring Entity, acknowledges the right of the Procuring Entity to institute an action, pursuant to RA No. 3688, against any subcontractor, be they an individual, firm, partnership, corporation, or association supplying the Contractor with labor, materials and/or equipment for the performance of this Contract.

6. Site Investigation Reports

The Contractor, in preparing the Bid, shall rely on any Site Investigation Reports referred to in the **SCC** supplemented by any information obtained by the Contractor.

7. Warranty

- 7.1. In case the Contractor fails to undertake the repair works under Section 62.2.2 of the 2016 revised IRR, the Procuring Entity shall forfeit its performance security, subject its property (ies) to attachment or garnishment proceedings, and perpetually disqualify it from participating in any public bidding. All payables of the GOP in his favor shall be offset to recover the costs.
- 7.2. The warranty against Structural Defects/Failures, except that occasioned-on force majeure, shall cover the period from the date of issuance of the Certificate of Final Acceptance by the Procuring Entity. Specific duration of the warranty is found in the **SCC**.

8. Liability of the Contractor

Subject to additional provisions, if any, set forth in the **SCC**, the Contractor's liability under this Contract shall be as provided by the laws of the Republic of the Philippines. If the Contractor is a joint venture, all partners to the joint venture shall be jointly and severally liable to the Procuring Entity.

9. Termination for Other Causes

Contract termination shall be initiated in case it is determined *prima facie* by the Procuring Entity that the Contractor has engaged, before, or during the implementation of the contract, in unlawful deeds and behaviors relative to contract acquisition and implementation, such as, but not limited to corrupt, fraudulent, collusive, coercive, and obstructive practices as stated in **ITB** Clause 4.

10. Dayworks

Subject to the guidelines on Variation Order in Annex "E" of the 2016 revised IRR of RA No. 9184, and if applicable as indicated in the **SCC**, the Dayworks rates in the Contractor's Bid shall be used for small additional amounts of work only when the Procuring Entity's Representative has given written instructions in advance for additional work to be paid for in that way.

11. Program of Work

- 11.1. The Contractor shall submit to the Procuring Entity's Representative for approval the said Program of Work showing the general methods, arrangements, order, and timing for all the activities in the Works. The submissions of the Program of Work are indicated in the **SCC**.
- 11.2. The Contractor shall submit to the Procuring Entity's Representative for approval an updated Program of Work at intervals no longer than the period stated in the **SCC**. If the Contractor does not submit an updated Program of Work within this period, the Procuring Entity's Representative may withhold the amount stated in the **SCC** from the next payment certificate and continue to withhold this amount until the next payment after the date on which the overdue Program of Work has been submitted.

12. Instructions, Inspections and Audits

The Contractor shall permit the GOP or the Procuring Entity to inspect the Contractor's accounts and records relating to the performance of the Contractor and to have them audited by auditors of the GOP or the Procuring Entity, as may be required.

13. Advance Payment

The Procuring Entity shall, upon a written request of the Contractor which shall be submitted as a Contract document, make an advance payment to the Contractor in an amount not exceeding fifteen percent (15%) of the total contract price, to be made in lump sum, or at the most two installments according to a schedule specified in the **SCC**, subject to the requirements in Annex "E" of the 2016 revised IRR of RA No. 9184.

14. Progress Payments

The Contractor may submit a request for payment for Work accomplished. Such requests for payment shall be verified and certified by the Procuring Entity's Representative/Project Engineer. Except as otherwise stipulated in the **SCC**, materials and equipment delivered on the site but not completely put in place shall not be included for payment.

15. Operating and Maintenance Manuals

- 1) If required, the Contractor will provide "as built" Drawings and/or operating and maintenance manuals as specified in the **SCC**.
- 2) If the Contractor does not provide the Drawings and/or manuals by the dates stated above, or they do not receive the Procuring Entity's Representative's approval, the Procuring Entity's Representative may withhold the amount stated in the **SCC** from payments due to the Contractor.

Section V. Special Conditions of Contract

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Special Conditions of Contract

GCC Clause	
2	<p>The Intended Completion Period is One Hundred Twenty (120) Days</p> <p>NOTE: The contract duration shall be reckoned from the start date and not from contract effectivity date.</p>
4.1	<p>The Procuring Entity shall give possession of all parts of the Site to the Contractor beginning on the date of effectivity of contract until the date of its termination and/or project completion.</p>
6	<p>The site investigation reports are: Certificate of Site Inspection issued by the DSWD FO-X TWG.</p>
7.2	<p><i>[In case of permanent structures, such as buildings of types 4 and 5 as classified under the National Building Code of the Philippines and other structures made of steel, iron, or concrete which comply with relevant structural codes (e.g., DPWH Standard Specifications), such as, but not limited to, steel/concrete bridges, flyovers, aircraft movement areas, ports, dams, tunnels, filtration and treatment plants, sewerage systems, power plants, transmission and communication towers, railway system, and other similar permanent structures:]</i> The contractor shall be held liable involving the aforementioned for Fifteen (15) years.</p> <p>For Architectural, Electrical Connections and Equipment that needs repairs / replacement, the warranty shall be One (1) Year from project completion AND acceptance of the Procuring Entity.</p>
10	<p>Dayworks are applicable at the rate shown in the Contractor's original Bid.</p>
11.1	<p>The Contractor shall submit the Program of Works to the Procuring Entity's Representative within 30 days reckoned from the delivery of the Notice of Award.</p>
11.2	<p>The amount to be withheld for late submission of an updated Program of Work is 1/50 of 1% of Contract Value.</p>
13	<p>The amount of the advance payment is 15% of the contract cost. Value can be availed of upon the submission and receipt of a request for the release of the advance payment after the issuance of the Notice to Proceed (NTP) and posting of an irrevocable letter of credit in favor of the Procuring Entity.</p>
14	<p>Progress payments shall be based on the "updated" Detailed Bill of Quantities based on the detailed cost estimates prepared and submitted by the Contractor during the design phase which is part of the submittals. Updating shall be limited only to minor items or sub-items not initially considered by the Contractor, but in no way shall "updating" changes the bid amount for each particular item. The Bill of Quantities as submitted by the Contractor during bidding process shall serve only for that purpose and shall not in any way become the basis for payment.</p> <p>Materials and equipment delivered on the site but not completely put in place shall not be included for payment.</p>

15.1	<p>Before the <i>issuance of Certificate of Completion</i>, the Contractor shall submit “As-Built” drawings, operating and maintenance manuals as required in Item 7d under the Terms and conditions in these Bidding Documents, subject for Owner’s approval.</p> <p>Electronic versions of the As Built documents shall be in PDF and original design software formats.</p>
15.2	<p>No amount will be withheld for failing to submit “as built drawings” and/or operating and maintenance manuals and warranty certificate for all equipment within the date required.</p> <p>However, such documents will form part of the requirements in processing of final payment.</p>
15.3	<p>Operations and maintenance manual, together with operations training shall be provided to the end-user as part of their testing and commissioning for completion.</p>

Section VI. Specifications/Terms of Reference

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Specifications/Terms of Reference

Brief Description/ Rationale

The **Department of Social Welfare and Development (DSWD)** as the major arm of the state for social welfare, social justice and social protection, aims to lead in the formulation, implementation, and coordination of social welfare and development policies and programs for the poor, vulnerable and disadvantage sectors. Pursuant to the Department's thrust towards providing expedient and compassionate service to the public, it continually seeks the approval of budget to upgrade the ***Centers and Residential Care Facilities*** into a centers of excellence. The ***Centers and Residential Care facilities (CRCF)*** significantly contribute to the attainment of the Department's organizational outcome. As the vanguard of hope that will provide therapeutic, protective and safe environment, the ***Centers and Residential care Facilities (CRCF)*** aim to provide exemplary service in the protection and rehabilitation of marginalized and disadvantaged individuals, groups, and families. Regardless of scope and funding, these projects require same degree of effort and diligence. The terrain of operation requires management of scope, cost and time/schedule, and well-defined plans reflecting the desired results.

Objectives

The Department needs a reputable contractors, with experience in major renovation and repair projects that will provide reliable and efficient works with the deployment of skilled manpower, materials, equipment, and supervision. Through Design & Build procurement mode which all of these project proposals aims to:

1. Give the clients and its occupants a safe, convenient and livable environment;
2. Ensure safe working conditions at the DSWD premises preventing injury and loss of life;
3. Comply with statutory requirements such as the National Building Code, Plumbing Code of the Philippines, and other related codes/laws;

Pre-planning phase

The Bidder, by submitting his Proposal, represents that:

- a) He/ She has thoroughly read or examined carefully and understands fully all the proposal documents and his proposal will be in accordance therewith.
- b) His Proposal is based upon the conditions and requirements of the proposal documents without exception.
- c) He / She has visited and inspected the Site of Works and its surroundings and has determined for and satisfied himself as to all matters pertaining to the project, including the location and the nature of the work; climatic conditions; the nature and condition of the terrain: geological conditions at the site; transportation and communication facilities; the requirement and the availability of materials, labor, water, electric power and roads: the locations and extent of aggregate sources, and other factors that may affect the cost, duration and execution of the work; that he has determined the general characteristics of the project and the conditions indicated above.
- d) He / She has acquainted and familiarized himself with all conditions, local or otherwise,

affecting the carrying out of the contract work and has arrived at an estimate of the facilities available and the facilities needed for the project.

- e) He / She has familiarized himself with all laws, decrees, regulations of the Philippines and the Local Government, which may affect or apply to the operations and activities of the contractors.
- f) He / She has conducted an actual site survey of the project area preliminary identifying the limitations of land utilization. In the process, he shall be able to familiarize himself with the site and its surrounding.
- g) He / She has determined existing infrastructure, facilities, utilities, etc., which may have a bearing on the planning and design consideration; the bidder shall identify/locate the existing utilities at the site, namely: Electrical Power Supply Water Supply Sewer and Storm Drainage Telephone Lines Others that may be necessary.

GENERAL CONDITIONS

- 1.1 **SCOPE OF WORK:** The work covered under this Contract consists of the furnishing all materials, labor, equipment, transportation, incidentals, facilities, and superintendence necessary to complete the project In accordance with true intent these Specifications and Contract Drawings.
- 1.2 **PLANS AND SPECIFICATIONS:** The Contractor shall be responsible for carefully examining, comparing and verifying the data furnished by the Plans and Specifications. In case of obscurity or discrepancy in the Plans and Specifications, the Contractor shall submit the matter to the Architect or his authorized representative for the proper explanation or necessary correction, before any adjustment shall be made. Any adjustment by the Contractor without such determination shall be at his risk and expense.
Omitted or wrongly described details of work, which are manifestly necessary to carry out the true intent of the drawings and specifications, shall be performed as if fully and correctly set forth and described in the drawings and specifications.
The Owner may, from time to time, make changes in the specifications and construction drawings. However, if the cost to the Contractor shall be materially increased by such change, the Owner shall pay the Contractor for the reasonable cost in accordance with the changes.
- 1.3 **LAWS TO BE OBSERVED:** The contractor shall comply with all the laws, City or Municipal Ordinances and all government Specifications and regulations in so far as they are binding upon or affecting the portion of the work hereto. The Contractor or those engaged thereon shall obtain all necessary licenses and permits and pay all taxes or fees, which may due to the local and/or National Government in connection with the prosecution of the work. He shall also be responsible for all damages to persons or property that may occur.

MATERIALS

- 2.1 **MATERIALS:** Unless otherwise specified, all materials shall be new and free from defects and imperfections. The quality of materials shall be of the best grade of their respective kinds for the purpose. The work shall be performed in the best and most acceptable manner in strict accordance with the requirements of the Plans and Specifications. Preference will be given to articles or materials that are locally manufactured, conditions of quality and price being equal.

- 2.2 **SAMPLES AND INFORMATION ON MATERIALS:** When required by the Specifications, or when called for by the Architect, the Contractor shall furnish, for approval, full Information and satisfactory evidence as to the kind and quality of materials or articles he will incorporate in the work. The Contractor shall furnish, for Architect's and Owner's approval, all samples when so directed. The work shall be in accordance with approved samples. Materials and articles installed or used without such approval shall be at the risk of subsequent rejection.

Any failure on the part of the Contractor to conform or use materials that are not specified herein shall be under subsequent rejection. Any alteration or revision of material usage without approval from the Architect shall make the Contractor responsible and liable in terms of guarantee, workmanship and defects.

WORKMANSHIP

- 3.1 **WORKMANSHIP:** Workmanship shall be in accordance with the best standard practices and all operations required under any and all parts of the Specifications shall be undertaken in a neat, workmanlike manner. Only skilled personnel with sufficient experience in similar operations shall be allowed to undertake the same.

Any alteration or revision on the execution of Drawings without approval from the Architect shall be under subsequent rejection and shall make the Contractor responsible and liable for any workmanship and execution defects.

Defective workmanship shall be remedied by the Contractor, at his expense. He shall not be entitled to any payment hereunder until defective workmanship has been remedied.

- 3.2 **TEMPORARY FACILITIES:** The Contractor shall provide and maintain adequate weather-tight temporary facilities with water, light, and toilet facilities. He shall keep such places clean and free from flies. He shall remove all connections and appliances connected there with prior to the completion of the Contract and leave the premises perfectly clean.

The Contractor shall furnish all temporary lights and power and shall pay all expenses in connection therewith. Furthermore, the Contractor shall provide and pay for all water expenses for building purposes that are required by all trades.

- 3.3 **PROTECTION OF WORK AND OWNER'S PROPERTY:** The Contractor shall put up safety measures and continuously maintain adequate protection of all his work from damage and shall protect the Owners property, as well as all materials furnished and delivered to him by the Owner. He shall make good any such damage, injury or loss, except such as may be caused by agents or employees of the Owner, or due to causes considered as an Act of God.

SUPERVISION AND INSPECTION

- 4.1 **AUTHORIZED REPRESENTATIVE:** Whenever the Contractor is not at the site, orders maybe given by the Owner to his authorized representative and shall be accepted and complied to by the superintendent or foreman of the Contractor.

- 4.2 **INSPECTION OF WORK:** The Architect, Engineer, or Owner shall, at all times, have access to the work whenever it is in preparation or progress and the Contractor shall

provide facilities for such access for inspection. The manner of work and all materials and equipment used therein shall be subject to inspection, tests, and approval of the Owner.

- 4.3 **CONSTANT SUPERVISION.** The Contractor shall ensure that the project will have constant supervision by a competent superintendent, who shall be present where construction is being always carried on during the working hours.
- 4.4 **DISPUTES:** The Architect shall, within a reasonable time, make decision on all claims of the Owner or Contractor and on all matters relating to the execution and progress of the work or the interpretation of the Contract Documents.

Except as otherwise specifically provided in this Contract, all disputes concerning questions of fact arising under this contract shall be decided by the Architect, whose decisions shall be final and conclusive upon the parties as to questions of fact.

- 4.5 **CLEAN UP:** The Contractor, prior to the turnover of the work to the Owner, shall remove any excess materials, waste, debris, rubbish, and all construction and installation equipment and tools from the premises.

CAST-IN-PLACE CONCRETE

5.1 GENERAL

- A. **CEMENT.** Cement shall be stored immediately upon receipt at the site of the work in a suitable weatherproof and airtight structure and elevated above the ground to prevent the absorption of moisture. Bags shall be stacked close together to reduce circulation of air, but shall not be stacked against outside walls. The manner of storage shall permit easy access for inspection and identification of each shipment. Bulk cement shall be transferred to elevated airtight and weatherproof bins. At the time of use, all cement must be free flowing, and free of lumps. Cement that has been in storage for longer than 6 months will be tested by standard mortar tests or other test as deemed necessary by the Construction Architect or Engineer to determine its suitability for use.
- B. **AGGREGATES.** Aggregates shall be stored in areas covered with tightly laid wood planks, sheet metal or other hard and clean surface, and in a manner that will preclude the inclusion of foreign materials. Aggregates of different sizes shall be stored in separate piles.
- C. **REINFORCEMENT.** Reinforcement shall be stored in such a manner that will prevent excessive rusting or coating with grease, oil, dirt, and other objectionable materials. Storage shall be in separate piles or racks to avoid confusion and loss of identification after bundles have been broken.

STRUCTURAL STEEL WORK

- 6.1 **GENERAL REQUIREMENTS.** All reinforcement bars, stirrups, hanger bars, wire fabric, spiral, and other reinforcing materials shall be provided as indicated on the drawing or required by this specification, together with all necessary wire ties, chairs, spaces, supports and other devices necessary to install and secure the reinforcement properly. All reinforcement, when

placed, shall be free from rust, scales, oil, grease, clay, and other coatings, and foreign substances that would reduce or destroy the bond. Rusting of reinforcement shall not be a basis of rejection, provided that the rusting has not reduced the effective cross sectional area of the reinforcement to the extent that the strength is reduced beyond specified value. Heavy, thick rust or loose, flaky crust shall be removed by rubbing with burlap or other approved method, prior to placing. Reinforcement, which has bends not shown on the project drawings, approved shop drawings, or is reduced in section by rusting such that its weight is not within permissible ASTM tolerances, shall not be used. All reinforcement shall be supported and wired together to prevent displacement by construction loads or by the placing of concrete. Unless directed otherwise by the Construction Architect/Engineer, reinforcement shall not be bent after being partially embedded in hardened concrete. Where cover over reinforcing steel is not specified it shall be in accordance with ACI 318.

- 6.2 PLACING. Reinforcement shall be placed accurately and secured. It shall be supported by suitable chairs or spacers or by metal hangers. On the ground, and where otherwise subject to corrosion, concrete or other suitable non-corroding material shall be used for supporting reinforcement. Where the concrete surface will be exposed to the weather in the finished structure or where rust would impair the appearance or finish of the structure, all reinforcement supports, within specified concrete cover, shall be galvanized or made of a suitable non-corroding material.
- 6.3 SPLICING OF REINFORCEMENT. Splicing of reinforcement shall be in accordance with ACI 318, except as indicated otherwise or modified herein. Where splices in addition to those indicated on the drawings are necessary, they shall be approved by the Construction Architect/Engineer prior to their use. Splices shall not be used in grade beams and slabs at points of maximum stress. Except as indicated or specified otherwise herein, in lieu of lapping, but splicing of reinforcement may be permitted provided the splicing material, equal or greater in cross sectional area to the spliced steel, shall possess a minimum of 125 percent of the yield strength or 90 percent of the ultimate strength of the reinforcing steel, whichever is the greater. But splicing shall preferably use over lapping for bar sizes No. 11 and above.
- 6.4 MOVING REINFORCING STEEL. All placement or movement of reinforcing steel after placement to positions other than that indicated or specified shall be subject to the approval of the Construction Architect/Engineer.
- 6.5 SETTING MISCELLANEOUS MATERIAL. Anchors and bolts, including, but not limited to those for machine and equipment Bases, frames or edgings, hangers and inserts, door bucks, pipe supports, pipe sleeves, metal ties, conduits, drains and all other materials in connection with concrete construction, shall, where practicable, be placed and secured in position when the concrete is placed. Anchor bolts for machines shall be set to templates, plumbed carefully and checked for location and elevation with an instrument, and shall be held in position

- 6.6 rigidly to prevent displacement while concrete is being placed.
- REFERENCE STANDARDS: Comply with the latest edition of the following of the following as applicable unless otherwise specified or modified:

- A. AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC), 1978: Specification for the Design, Fabrication and Erection of Structural Steel for Building; Code of Standard Practice for Steel Buildings and Bridges: Specification for Architecturally Exposed Structural Steel.
- B. AMERICAN IRON AND STEEL INSTITUTE (AISI): "Specifications for the Design of Cold Formed Steel Structural Members, 1974.'
- C. AMERICAN WELDING SOCIETY (AWS): Standard Welding Symbols A2.0-68; Standard Welding Code D1.1-1973 (Rev. 1-73 & 2-74). (To govern if in conflict with AISC).
- D. RESEARCH COUNCIL ON RIVETED AND BOLTED JOINTS OF THE ENGINEERING FOUNDATION (RCRBJ): Specification for Structural Joists using ASTM A-325-76a Bolts.
- E. STEEL JOIST INSTITUTE-AMERICAN INSTITUTE OF STEEL CONSTRUCTION (SJI-AISC): 'Standard Specifications for Open Web Steel Joists,' and 'Standard Specifications for Long span Steel Joists,' 1978 Editions.
- F. STRUCTURAL STEEL PAINTING COUNCIL (SSPC): Painting Manual, Volume 1; Good Painting Practice, Painting Manual, Volume 2; Systems and Specifications.

6.7 SOURCE QUALITY CONTROL

The Contractor shall be responsible for the fabrication, correct fitting and alignment of the various metal items or component members. However, the Fabricator shall permit the Architect or an independent inspection agency, if engaged by the Owner, to inspect work In progress in his shop. Such Inspection shall not relieve the Contractor of his responsibility to furnish materials and workmanship in accordance with the Contract Documents.

PRODUCT DELIVERY, HANDLING AND STORAGE: All materials shall be handled and stored in such manner as to prevent damage or disfigurement. Finished items or components shall be stored above ground on platforms, pallets, or other supports and protected from harmful elements.

PROTECTION:

The installer shall protect any existing work subject to damage during the installation of specified work and shall adequately protect specified work during installation. The installer shall protect finished work that is readily subject to damage by subsequent work or environmental conditions immediately following the installation thereof.

FIELD MEASUREMENTS:

Fabricator shall take actual measurements in field to verify or supplement dimensions indicated. He shall be responsible for accurate fit of specified work.

FIELD QUALITY CONTROL:

Facilities shall be provided by the Contractor, as needed, for the proper inspection of the specified work, including temporary platforms, hoists,

protective devices, electric current, etc. Improper workmanship, as determined by the Architect, shall be corrected and replaced, at no additional cost to the Owner,

CONDITIONS OF WORK-IN-PLACE:

Work-in-place, on which specified work is in any way dependent, must be examined. Any defect that may influence satisfactory completion and performance of specified work must be reported, in writing, to the Contractor and the Architect. The absence of such notification shall be construed as acceptance of work-in-place.

CORROSION PROTECTION:

Separate dissimilar metals, and metals from soil and other corrosive surfaces, with a 30-mil coating of Bituminous compound, SSPC Paint 12, unless permanent separation is provided.

6.8

MATERIALS

- A. **CAST IRON:** Lowest grade acceptable for cast Iron shall be that of BS 321) Grade C. The casting shall be sharp and of exact form and required shape to fit the parts truly and to hold full dimensions. The product must be free from air holes, scratches, core nails, flaws and defects of any kind.
- B. **WROUGHT IRON:** Shall be kept free from any crack, blister, flaw and any defect and comply with BS 51, Grade A.
- C. **COPPER:** Shall conform to BS 743 and shall not be used in contact with aluminum.
- D. **BRONZE:** Shall consist of 56.5% copper, 41.25% zinc) 2.25% lead and shall have a natural polished finish.
- E. **BRASS:** Shall conform to any of the three main groups:
 - Alpha brass 0-39 % zinc
 - Alpha plus beta brass 39-46%
 - Beta brass 46-50%
- F. **STAINLESS STEEL SHEET:** Shall be of high chromium, high nickel steel. It shall comply generally with the requirements of BS 970 EN and be the type established for welding (58B).
- G. **ALUMINUM SECTIONS OF FITTINGS:** Shall be anodized of a minimum thickness 0.02mm of natural color or of analok finish as specified. All screws shall be stainless steel or approved alloy, countersunk flush whenever possible.
- H. **STEEL:** Shall be cold-rolled of high tensile strength with good surface finish. Provide tubular steel rafters for all structures. Refer to Structural Plans.

J. METAL DOOR JAMBS: Shall be of pressed bend prefabricated type, gauge 16, shop painted with metal primer upon delivery to site. Refer to schedule for locations

K. GALVANIZED STEEL: Shall be entirely and evenly coated with zinc and free from stains, bare spots and other defects, such as blisters, pits, unplanted areas, cloudy patches, cracks and stains.

L. STRUCTURAL CARBON STEEL FOR BOLTED OR WELDED WORK shall conform to ASTM A36.

STRUCTURAL TUBING FOR BOLTED OR WELDED WORK shall conform to ASTM A500 or A501.

BOLTS AND NUTS shall conform to the requirements for regular hexagon bolts and nuts of ANSI 818.2.1 and 818.2.2. Materials shall conform to ASTM 307.

WASHERS. Circular washers shall be flat and smooth and shall conform to requirements for Type A washers in ANSI B 27.2. Bevelled washers to American Standard Beams and channel shall be square or rectangular, shall conform tapered in thickness, and shall be smoothed. Washer for use- with high strength bolts shall be hardened.

WELDING ELECTRODES AND RODS.

SUBMERGED ARC WELDING. Bare electrodes and flux for submerged arc welding shall conform to the requirements of AWS D1.0, and the following grades:

STEEL	GRADE
A36	SAW-1 or SAW-2

FABRICATION

GENERAL. Except as modified herein, fabrication shall be in accordance with the applicable specifications and standards of the American Institute of Steel Construction. Workmanship shall be equal to standard commercial practice in modern structural shops. Portions of the work exposed to view shall be finished neatly.

Structural materials, either plain or fabricated, shall be stored above the ground on platforms, skids, or other supports. Material shall be kept from dirt, grease, and other foreign matter, and shall be protected as far as practicable from corrosion. All materials shall be clean and straight. If straightening or flattening is necessary, it shall be done by a process and in a manner that will not damage the material. Shearing, flame- cutting and chipping shall be done carefully and accurately. The radii of a re-entrant gas-cut fillet shall be not less than 25 mm and as large as practicable. The top and bottom surfaces of base plates, cap plates of columns and sole plates shall be planed, or the plates shall be hot straightened and parts of members in contact with them shall be faces.

BOLTED CONSTRUCTION. Holes for bolted construction shall be 1.59 mm larger than the nominal diameter of the bolt. Holes shall be clean cut without torn or ragged edges. Outside burrs resulting from reaming or drilling shall be removed. For punched holes the diameter of the die shall not exceed the diameter of the punch by more than 1.59 mm. The dies for sub-punched holes shall be at least 1.59 mm smaller than the nominal diameter of the bolt. If any hole must be enlarged to admit the bolts, they shall be reamed. Reamed holes shall be cylindrical and perpendicular to the member. Where practicable, reamers shall be directed by mechanical means. After assembly of the member and before reaming, holes punched full size and holes sub-punched shall admit a cylindrical pin 3 mm less in diameter than the nominal size of the holes perpendicular to the face of the member without drifting in not less than 75 percent of any group of continuous holes in the same plane. When holes are reamed or drilled, 85 percent of the holes in any contiguous group, after reaming or drilling, shall show no offset greater than 79 mm between adjacent thicknesses of metal. Bolts' holes shall be at right angle to the member. The slope of bolted parts in contact with the bolt head shall not exceed 1:20 with respect to a plane normal to the bolt axis. Where the surface of a bolted path has slope of more than 1:20, bevelled washer shall be used to compensate for the lack of parallelism.

STRUCTURE'S SUBJECT TO STATIC LOADING. Holes for bolts shall be drilled or sub-punched and reamed, except that where the thickness of the material is not greater than the nominal diameter of the bolt plus 3 mm, the holes maybe punched full size.

COMMON BOLTS. Bolts transmitting shear shall be threaded to such a length that not more than one thread would be within the grip of the metal. The bolts shall be of such length that they will extend entirely through the nuts with the bevelled end outside the nut. Bolt heads and nuts shall be drawn tight against the work with a suitable wrench not less than 38-cm long. Bolt heads shall be tapped with a hammer while the nut is being tightened.

SHOP PAINTING. All structural steel work, except zinc coated surfaces and steelwork to be embedded in concrete or mortar, shall be shop painted. Surfaces to be welded shall not be coated within 75 mm of the weld, prior to welding. Surfaces shall be thoroughly dry and clean when the paint is applied. No painting shall be done in wet weather except under cover; the temperature shall be above 45 degrees F. But not over 90 degrees F. Paint shall be applied thoroughly. Surfaces that will be concealed or inaccessible after assembly shall be painted prior to assembly.

CLEANING. Except as modified herein, surfaces shall be cleaned to bare metal by a suitable blasting process. Surfaces that may be damaged by blasting shall be cleaned to bare metal by powered wire brushing or other mechanical means. Surface that will be enclosed from the weather and subject to exposure no more corrosive than an indoor atmosphere controlled

for human comfort, may be cleaned by wire brushing or other manual or mechanical means for removal of loose mill scale, rust, dirt, and other deleterious substances. Cleaned surfaces, which become contaminated with rust, dirt, oil, grease, or other contaminants, shall be washed with solvents until thoroughly clean. Steel to be embedded in concrete shall be free from dirt and grease. Bearing surfaces, including contact surfaces within friction-type joints, shall not be painted nor galvanized but shall be coated with rust preventive coating, applied in the shop. The coating shall be removed just prior to field erection using a remover approved by the rust preventive manufacturer. The surfaces, when assembled, shall be free from rust, greases. Dirt and other foreign matter.

PRE-TREATMENT. Except as modified herein, immediately after cleaning, surfaces shall be coated with a coat of pre-treatment coating applied to a dry film thickness of 0.3 to 0.5 mil or be given a crystalline phosphate base coating. The phosphate base coating shall be applied only to blast-cleaned bare metal surfaces.

PRIMING. Treated surfaces shall be primed as soon as practicable after the pre-treatment coating has dried. Except as modified herein, the primer shall be two coats of epoxy type or as specified in Section: Field Painting applied to a minimum dry film thickness of 3 mils. Surfaces that will be concealed after construction and will require no over-painting may be primed. Damage to primed surfaces shall be repaired with primer.

MATCH MARKING. Members and component part of structures shall be assembled and match marked prior to erection to insure accurate assembly and adjustment of position on final erection. Painted assembly markings shall be removed from any surface to be welded or riveted. Scratch or notch marks shall be located in a manner that will not affect the strength of the member or cause concentrations of stress.

ERECTION

GENERAL. Except as modified herein, erection shall be in accordance with the applicable specifications and standards of the AISC "Manual of Steel Construction". Erecting equipment shall be suitable for the work and shall be in first class condition. Where parts cannot be assembled or fitted properly because of errors in fabrication or of deformation due to handling or transportation, such condition shall be reported immediately to the Construction Architect/Engineer and his approval of the method correction obtained. The correction shall be made in his presence. Bent or damaged parts shall be rejected. Steelwork shall be drained properly. Pockets in structures exposed to the weather shall be filled with waterproof material. Safety belts and lines shall be used by workers on high structures, unless safe working platforms or safety nets are provided.

ASSEMBLY. The frame of steel structures shall be carried up true as shown and all match markings shall be followed. Temporary bracing shall be used wherever necessary to support all loads to which the structure may be

subjected, including equipment and operation thereof and piles of materials. Such bracing shall be left in a place as long as may be required for safety. The various members forming parts of a completed frame after being assembled shall be aligned and adjusted accurately before being fastened. Fastening of splices of compression members shall be done after the abutting surfaces have been brought completely into contact. No riveting, welding, or bolting shall be done until much of the structure will be stiffened and by has been aligned properly. Bearing surfaces and surfaces which will be in permanent contact shall be cleaned before the members are assembled. As erection progresses, the work shall be bolted or welded sufficiently to take care of all dead load, wind, and erection stresses. Splices will be permitted only where indicated. Erection bolts used in welded construction may be tightened securely and left in place; if removed, the holes shall be filled with plug welds.

FIELD BOLTING shall be in accordance with the requirements specified for shop fabrication. Unfair holes shall be corrected by reaming.

FIELD WELDING shall be as specified for shop fabrication of welded construction. Any shop paint on surfaces adjacent to joints to be field-welded shall be wire-brushed to reduce the paint film to a minimum.

FIELD PAINTING. All exposed surface of steelwork shall be shop painted. Surfaces where the shop coat of paint has been damaged shall be retouched using the same system as the original shop painting. Surfaces which will be in contact after erection, except when in contact with bolted or welded connections, shall be given one finish coat before erection. The cleaning, pre-treatment and priming of welds and the areas adjacent thereto shall be done promptly after the acceptance of the weld and shall be as specified under the shop painting.

INSPECTION

GENERAL. Contractor's inspection shall be made promptly to permit immediate correction of defects. The inspector shall stamp each piece, which is accepted, with the mark assigned to him. The contractor shall be fully responsible for the accuracy and character of the work in all details, errors or faults which are discovered after delivery or during erection shall be corrected by the contractor in accordance with the requirements of the contract and without increase in the contract price. The contractor shall provide competent supervision and visual inspection of all fabrication through shop inspectors whose primary duty is inspection.

CARPENTRY

7.1

WORK INCLUDED. This section covers the furnishing of all materials, labor, equipment, and everything listed or mentioned on the drawings and necessary in performing all operations for the completion of all finish carpentry works in accordance with all applicable drawings and subject to

the terms and conditions of the contract.

7.2

QUALITY ASSURANCE

A. QUALIFICATION OF WORKMEN

If required by the Architect, the Manufacturer of specified work shall show evidence of his experience, including a list of projects for which he manufactured work similar in scope and quality to the specified work.

For actual cutting and fitting of trim and finish materials, use only competent finish carpenters, who have been thoroughly trained and experienced in the skills required, who are completely familiar with the materials involved and the manufacturers' recommended methods of installation, and who are thoroughly familiar with the requirements of this work.

B. REJECTION

In the acceptance or rejection of finish carpentry, no allowance will be made for lack of skill on the part of the workmen.

7.3

MATERIALS

FINISH WOOD AND WOOD FRAMES

- a. All finish wood shall be of quality suitable for painting finish specified and shall be fire retardant treated. Exterior finish wood shall also be water-repellent treated.
- b. Lumber shall be of the best grade available of the respective kinds required for the various parts of the work, well-seasoned, thoroughly dry, and free from loose or unsound knots, cup shakes or other imperfections impairing its strength, durability or appearance. All exposed surfaces shall be smooth unless otherwise specified.
- c. Yakal, Guijo or Paitan shall be used for wood plates, doorjambs, head, stair framing, girders, girt, and for all wood works in contact with masonry and all exposed woodworks where indicated on schedule.
- d. Pressure treated Apitong or Tanguile shall be used for ceiling joists, studs, cleats, roof framing, rafters, bottom chords and nailers and all other woodworks for structural purposes.
- e. Narra or Tanguile, kiln dried, shall be used for baseboards, cornices, door casings, and other moldings, wood framing, paneling, cabinetry and all other woodworks specified in the drawings to be Narra or Tanguile.
- f. Plywood shall be A-B grade 6 mm, 12 mm, 19 mm thick, and fire resistant treated with Fire Hazard Classification Rating of not more than 25 for flame spread, fuel-contributed and smoke-generated. Use marine plywood for exposed, use ordinary plywood for painted paneling and ceiling requirements and ribbon grain, Tanguile for varnished paneling and doors.
- g. BASEBOARDS & MOULDINGS: Narra or Tanguile, kiln dried, with size and finishes as indicated in architecture plans.

- h. MAIN STAIR HANDRAIL AND TREADS; Yakal or Guijo wood in stained finish with wrought iron supports as approved by the Architect. Refer to Plans for details.

- i. TREATMENT

All wood used for finishing shall be kiln-dried with fire retardant, unless otherwise specified. All exposed wood shall be kiln-dried to be applied with approved type of wood preservative, Xyladecor or equal.

MISCELLANEOUS

ROUGH HARDWARE: Rough hardware shall be provide for all Items such as spikes, nails, bolts, toggle bolts, anchor bolts, wood screws, straps, clips necessary for the installation of specified work. Rough hardware items shall be of suitable type and of sufficient size and length to draw the work firmly together. Anchor bolts for wood nailers shall be steel 1/2-inch diameter. All rough hardware shall be hot-dip galvanized.

CABINET HARDWARE: All necessary cabinet hardware shall be provided. (See notes on Hardware Schedule and refer to architectural plans.

EXECUTION

- j. Work-in-place, on which specified work is in any way dependent, must first be carefully examined. Any defect, which may influence satisfactory completion and performance of specified work, must be report, in writing, to the Architect .The absence of such notification shall be construed as acceptance of work-in-place.

Architectural woodwork, and other finished woodwork, shall be installed only when normal temperature and humidity conditions approximate the interior conditions that will exist when the building is occupied. The building should not be cold and damp, or hot and dry.

FABRICATION

- k. Construction millwork to meet or exceed "Quality Standards ", for custom grade for exposed surfaces.

- l. Finished work shall be square, plumb and true, and free from defects and blemishes.

When it is necessary to cut and fit work at job site, units and materials shall be made with ample allowance for cutting. All joints shall be formed and made, both in shop and at job site, in such manner as to securely join members together and prevent warping, splitting and opening up of joined parts due to swelling and shrinkage.

Whenever possible, fastening shall be concealed on surfaces exposed to view. Where not possible, secure with finishing nails or screws and glue; set all nail heads, and countersink all screw heads and cover with neatly fitted

wood plugs to match grain. Fasten exterior work with non-corrosive fasteners.

INSTALLATION

- m. Install trim in as long lengths as possible, with tight joints, coped where possible.
- n. Secure work with finishing nails or screw and waterproofing glue, on surfaces exposed to view, set all nail heads, and countersink all screw heads and cover with neatly fitted wood plugs to match grain.
- o. Apply exterior materials with non-corrosive devices as detailed and as required to complete the project.

WATERPROOFING

8.1 MATERIALS

A. Waterproofing materials needed for this system shall be cementitious powder, consisting of 38 active chemicals, wherein crystals are formed once in contact with water. These crystals will follow the water through 15 Inches of solid concrete structure, thus filling the voids and capillary tracts with their crystalline, resulting in the prevention of seepage of water in the area while still allowing the substrate to breathe. Use product as approved by architect/ engineer.

B. The waterproofing effect is produced by the active chemicals in the coating that reacts with the free lime of the concrete, hence, producing a non-soluble crystal. The crystallization process in the capillaries produces a barrier from water and thus waterproofing becomes an integral part of the structure. Waterproofing is effective in any direction of water or osmotic pressure, which means it may be applied to either Internal or external surface. However, wherever possible, it is preferable to apply waterproofing to the surface with which water is in direct contact. This will create an accelerated rate of penetration and crystallization into the concrete structure.

EXECUTION

SURFACE PREPARATION:

A. All concrete must be structurally sound. All forms of scale, oil, form release agents, laitance, and any foreign materials, which will impair the bond, penetration, and performance of the waterproofing must be removed. Employ acid etching, water pressure blasting or light sand blasting, if necessary. Rout visible cracks exceeding 0.01" in size $\frac{3}{4}$ " deep, also honeycomb pockets and faulty construction joints. Form tie holes shall be left approximately 1" back of surface. Rinse all surfaces thoroughly with water the day prior to the application. All surfaces to receive integral (capillary) waterproofing shall be poured to slope to drain to avoid additional concrete for leveling screed.

- B. Moisture must be present in the concrete strata to assure maximum chemical penetration. Surfaces shall be moist only, not wet when coating is applied.

MIXING

A. GENERAL: Waterproofing is mixed in a proportion of 2 parts waterproofing to 1 part water by volume. Always add water to the product and never on the reverse order. However, a mixture of 1 part product to 1 part water is recommended for concrete surfaces that is too rough but an additional coat is added to attain the same material usage rate of 1.0 to 1.5 kg. Per square meter for 2 to 3 coats.

B. RATE OF USE: As a general rule, it may be considered that for a two-coat slurry application, the rate of use of waterproofing product should be between 0.5 kg. And 0.75 per square meter per coat.

CURING

A. Moisture cure HYGARD treated surfaces for a period of three days starting with fine water fog spraying the day following the completion of waterproofing application. Backfill material can be placed on waterproofing.

B. All waterproofing treated surfaces to receive Epoxy coating or to be aged for a minimum period of two weeks before application of Epoxy.

GUARANTEE

Contractor shall supply, install, and guarantee the works specified in this section, free from defects of materials, workmanship and leakage for five years from the date of final acceptance.

FINISHING HARDWARE

A. Install all hardware listed in FINISH HARDWARE SECTION or required in completing the project.

B. Adjust moving parts to operate properly.

ROOFING MATERIALS

9.1 DESCRIPTION: The metal roofing required for this work is indicated on the drawings.

QUALITY ASSURANCE: Work shall be done by thoroughly trained and experienced workmen, who are completely familiar with the materials involved and the recommended methods of installation.

PRODUCT HANDLING

A. PROTECTION: The Roofing Contractor shall use all means necessary to protect the materials before, during and after installation. All roofing

materials shall be stored in a covered shelter or covered completely with loose tarpaulin or similar materials and stock with one end slightly elevated.

B. REPLACEMENTS: In the event of damage, all necessary repairs and replacements must be immediately made, subject to the approval of the Architect and at no additional cost to the Owner.

SUBMITTALS: Samples of finishes and accessories, shop drawings showing materials, layouts, details of construction, installation and all necessary dimensions shall be submitted.

PRODUCTS

MATERIALS: All metal roofing shall be horizontal Rib Design Pre-painted metal roofing, 4MM THK METAL ROOF.

THICKNESS: 0.4mm to 0.6mm thick, (Ga. 26) Color roof sheets for roofing and 0.4mm thick. (GA. 26) for flashing. *Use Ga. 24 steel gutters.*

COLOR: For Architects approval.

FASTENING: Fastened by metal cleats, which are mounted on the roof structure by means of self-drilling screws, wood screws or stove bolts. Location of fasteners are along trusses and rafters.

ACCESSORIES: Provide all accessories indicated in the drawings or necessary for the completion of work. *Use Individual hip and ridge caps.*

EXECUTION

9.2

ROOF FRAMING

- A. Roof frames should be well anchored.
- B. Rafters and trusses should be straight, level and parallel to each other.
- C. Regular spacing between rafters and trusses should be based on metal thickness and profile of roof to be installed.
- D. Provide top girt along ridge line and bridging at midspan between rafters along valley gutter line.
- E. Double rafters should be provided with 0.10 meter (4') clear space between rafters along valley gutter line.
- F. Gutters should be installed before any roofing is laid.

9.3

ROOF INSTALLATION

- A. Roof framing should be well anchored, straight, level and parallel to each

other.

B. Check that all gutter and eave lines are perpendicular by using the 345 triangle method or by Intersecting method.

C. Install the main gutter before the hip and valley gutters.

9.4 ROOF CARE DURING INSTALLATION

A. Cement from concreting works, waterproofing compounds, chemical solutions, joint welding sparks, nails and iron tools should not be allowed to drop on, extend to or rust away at the roof, since removal or scraping of such materials later could damage the roof's coating.

B. Scaffoldings should have protective caps on the points of contact with the roof and should be rested gently on the roof edges, gutters and end-flashings to prevent dents and scratches.

C. Roof traffic should be minimized. When crossing the roof area, walking should be conducted along roof frame locations, along overlaps or on wooden planks laid over the roof panels.

9.5 CLEANING UP

A. Pick up all discarded scrap materials, especially ferrous metals such as nails and wires.

B. Immediately wash all plastering sites with water.

C. Clean all gutters of leaves and other waste refuse to prevent clogging at downspout areas and to allow the continuous flow of water.

9.6 FRAMING AND BRACING

A. Frames and supports should be well anchored.

B. All Bracing and sun louvers shall be straight, level and parallel to each other.

C. Regular spacing between sun louvers should be based on metal thickness and profile specified in the drawings.

9.7 SUN LOUVER CARE DURING INSTALLATION

A. Cement from concreting works, waterproofing compounds, chemical solutions, joint welding sparks, nails and iron tools should not be allowed to drop on, extend to or rust away at the roof since removal or scraping of such materials later could damage the sun louvers coating.

B. Scaffoldings should have protective caps on the points of contact with the

sun louvers and should be rested gently on the walls to prevent dents and scratches.

9.8 CLEANING UP

- A. Pick up all discarded scrap materials, especially ferrous metals such as nails and wires.
- B. Immediately, wash all plastering sites with water.
To attain its original bright cluster finish, wipe the panel with the wet rag and follow it up with a clean, dry rag.

MASONRY

- 10.1 SCOPE. This section includes concrete masonry unit work.
DELIVERY, HANDLING, AND STORAGE OF MATERIALS. Cement and other cementitious materials shall be delivered to the site and stored in unbroken bags, barrels, or other approved containers, plainly marked and labeled with the manufacturer's names and brands. Mortar materials shall be stored in dry, weather tight sheds or enclosures, and shall be stored and handled in a manner which will prevent the inclusion of foreign material and damage by water or dampness. Concrete masonry units shall be handled with care to avoid chipping and breakage, and shall be stored as directed. Materials stored in newly constructed floors shall be stacked in such manner that the uniformly distributed loading does not exceed 50 psi. Concrete masonry materials shall be protected from contact with the earth and exposure to the weather, and shall be kept dry until used.

10.2 MATERIALS

CONCRETE MASONRY UNITS shall be 2 or 3-core steam-cured modular blocks. Exterior and interior masonry units shall be load bearing and non-load bearing units with compressive strength of 800 psi and 400 psi respectively. However, load-bearing units may be provided in lieu of non-load-bearing units. Surfaces of units that are to be plastered shall be sufficiently rough to provide a suitable bond.

PORTLAND CEMENT shall be type 1 conforming to PNS 07.

SAND shall conform to PNS 18 type 1.

WATER for mixing shall be potable.

REINFORCING STEEL BARS shall be corrugated structural grade.

10.3 PROPORTIONS, MEASUREMENT AND MIXING

MORTAR MIXING. Mortar materials shall be measured by volumetric proportioning in approved containers that will insure that the specified proportions of materials will be controlled and accurately maintained during the progress of the work. Measuring materials with shovels will not be permitted. Unless specified otherwise, mortar shall be mixed in such a manner that the materials will be distributed uniformly throughout the mass. A sufficient amount of water shall be added gradually and the mass further mixed

not less than 3 minutes until a mortar of the plasticity necessary for the purposes intended is obtained. Mortar boxes, pans and/or mixer drums shall be kept clean and free of debris of dried mortar. The mortar shall be used before the initial setting of the cement has taken place; re-tempering of mortar in which cement has started to set will not be permitted. Mortar shall be mixed in the proportions of one part Portland cement and 3 parts sand.

GROUT shall consist of a mixture of cementitious materials aggregate as specified hereinafter; water shall be added in sufficient quantity to produce a fluid mixture. Fine grout shall be provided in grout spaces less than 50 mm in any horizontal dimension or in which clearance between reinforcing and masonry is less than 20 mm. Coarse grout shall be provided in-group spaces 50 mm or greater in all horizontal dimensions and clearance between reinforcement and masonry is not less than 20 mm.

FINE GROUT shall be mixed in proportions of one part Portland cement and 3 parts sand.

COARSE GROUT shall be mixed in proportions of one part Portland cement, 3 parts sand and 3 parts pea gravel passing a 10-mm sieve.

ERECTION

WORKMANSHIP. Concrete masonry walls shall be carried up level and plumb all around. One section of the walls shall not be carried up in advance of the others unless specifically approved. Unfinished work shall be stepped back for joining with new work. Heights of masonry at each floor, and at sills and heads of opening shall be checked with an instrument to maintain the level of the walls. Door and window frames, louvered openings, anchors, pipes, ducts and conduits shall be built-in carefully and in a neat manner as the masonry work progresses. Spaces around metal doorframes shall be filled solidly with mortar. Concrete masonry units shall be handled with care to avoid chipping, backing, and spilling of faces and edges. Structural steel work, bolts, anchors, inserts, plugs, ties, lintels, and miscellaneous metal work specified elsewhere shall be placed in position as the work progresses. Unless directed otherwise, partitions shall extend from the floor to the bottom of the floor or roof construction above. Non-load-bearing partitions and interior walls shall be securely anchored to the construction above in a manner that provides lateral stability while permitting unrestricted deflection of construction above, scaffolding well-braced and securely tied in position. Overloading of scaffolding will not be permitted.

MORTAR JOINTS shall be uniform in thickness, and the average thickness of any three consecutive joints shall be 10 mm to 12 mm. Changes in coursing or bonding after the work is started will not be permitted. Exposed joints shall be rolled slightly concave with a round or other approved jointer when the mortar is thumbprint hard. The jointer shall be slightly larger than the width of the joint so that complete contact is made along the edges of the units, compressing and sealing the surface of the joint. Joints in masonry that will not be exposed shall be struck-flush. Horizontal joints shall be struck-flush.

Horizontal joints shall be rolled first. Joints shall be brushed to remove all loose and excess mortar. All horizontal joints shall be level; vertical joints shall be plumb and in alignment from top to bottom of wall, within a tolerance of plus or minus 12 mm.

CONCRETE MASONRY UNIT WORK. The first course of concrete masonry units shall be laid in a full bed of mortar for the full width of the unit; the succeeding courses shall be laid with broken joints. The bed-joints of concrete masonry unit shall be formed by applying the mortar to the entire top surfaces of the inner and outer face shell. The head joints shall be formed by applying the mortar for a width of about 25-mm to the ends of the adjoining units laid previously. The mortar for joints shall be smooth, not furrowed, and shall be of such thickness that it will be forced out of the joints as the units are being placed in positions. Where anchors, bolts, and ties occur within the cells of the units, such cells shall be filled with mortar or grout as the work progresses. Concrete masonry units shall not be damped before or during laying.

REINFORCING shall be positioned accurately as indicated. As masonry work progresses, vertical reinforcing shall be rigidly secured in place at vertical intervals as indicated. Reinforcing shall be embedded in grout as grouting proceeds. The minimum clear distance between masonry and vertical reinforcement shall be not less than 12 mm. Unless indicated or specified otherwise, splices shall be formed by lapping bars not less than 20 bar diameters and wire tying them together.

BONDING AND ANCHORING. Masonry walls and partitions shall be accurately anchored or bonded at points where they intersect, and where they abut or adjoin the concrete frame of a building. All anchors shall be completely embedded in mortar.

GROUT PLACEMENT. Grouting shall be performed from interior side of walls, except as approved otherwise. Sills, ledges, offsets and other surfaces to be left exposed shall be protected from grout droppings; grout falling on such surfaces shall be removed immediately. Grout shall be stirred before placing to avoid segregation of the aggregate and shall be sufficiently fluid to flow into joints and around reinforcing without leaving voids. Grout shall be placed by pumping or pouring from buckets equipped with spouts, not exceeding 1.22 m; pours shall be kept at 38 mm below the top of masonry units in top course. Grout shall be puddled or agitated thoroughly to eliminate voids without displacing masonry from its original position. Masonry displaced by grouting operation shall be removed and laid in re-alignment with fresh mortar.

DRYWALLING

FIBER-CEMENT BOARDS

11.1 GENERAL

WORK INCLUDED: This section covers the furnishing of all materials, labor, and equipment, necessary in performing all operations for the Fascia Board subject to the terms and conditions of the Contract.

QUALITY ASSURANCE

Specified work shall be done by thoroughly trained and experienced workmen who are completely familiar with the materials involved and the manufacturer's recommended methods of installation.

PRODUCT HANDLING

- A. **PROTECTION:** The Contractor shall use all means necessary to protect the materials before, during and after installation. Sheets should generally be stacked on edge or laid flat on a smooth level surface. Edges and corners should be protected from chipping. To ensure optimum performance, store sheets under cover and keep dry prior to fixing. If the sheet should become wet, allow to dry thoroughly before fixing is commenced.
- B. **REPLACEMENTS.** In the event of damage, immediately make all repairs and replacements necessary to the approval of the Architect at no additional cost to the Owner.

SUBMITTALS

- A. **SHOP DRAWINGS / MANUFACTURER'S BROCHURE:** Show materials, layouts, details of construction, installation and all necessary dimensions. Submit manufacturer's latest manual for installation.
- B. **SAMPLES:** Fiber-cement boards, vertical metal studs, fasteners & accessories.

11.2

PRODUCTS

MATERIALS: Use Fiber-cement Board as approved by Architect/Engineer. Refer to plans for exact location and design of the fiber-cement boards.

- A. Fiber-cement Board is a smooth surfaced fiber-cement building sheet that will not rot and burn. It can be finished with two coats of water-based acrylic or PVA paints. Fiber-cement Board shall not be used as a backing sheet for textured coating.

- a. Thickness: Use 6mm thick for ceiling, as indicated in the plans.
- b. Dimensions: 2400 x 1200mm

- B. **HARDIPANEL COMPRESSED** is a high density autoclaved double faced fiber-cement building sheet that does not contain asbestos. The sheets are light-gray in color and have square edges suitable for expressed jointing. Hardipanel Compressed sheet for the Fascia Board shall be 18mm thick or as indicated on the plans.

ACCESSORIES: Provide corner and flashing molds, PVC Hard jointer, gauge

16 galvanized metal framing and all necessary accessories to complete the work. Sample of all accessories shall be submitted for Architect's approval.

FASTENERS: Provide Galvanized fiber-cement nails for timber construction and galvanized screws for metal-framed construction. Refer to Manufacturer's recommended type of fasteners.

11.3

EXECUTION

FRAMING: Framing shall be constructed in accordance with local building regulations and acceptable building practice. Studs, timber or light-gauge metal should be spaced at 450 or 600mm on centers. Ceiling joist shall be spaced at 400mm x 600mm on centers

FIXING

A. **FICEMBOARD Panels:** Fix to metal frames with 19mm galvanized screws. Space screws no further than 300mm apart in center of sheets, 200mm around edges and no less than 12mm from the edge of sheets. Screws in ceiling sheets should be spaced at 250mm on center of sheet. Screws may be driven flush with sheet surface.

Fasten sheets to furring battens fixed vertically at 600mm max. centers and nogged horizontally at 1200mm max. centers.

B. **FICEMBOARD Panels:** Fixing of top hat sections to structural sub framing to engineer's details. Sub framing including girts/studs etc. shall be in accordance with the Engineer's/ Architect's details. The Hard panel Compressed fascia system can accommodate some misalignment in the locations of the sub framing by using neoprene packers or approved equivalent between the top hats and the sub framing. In light of this, the installed positional tolerances for the sub framing as outlined in the relevant project specification should be checked so that a sensible amount of packing is expected. Fasten sheets to furring battens fixed at 600mm vertically & horizontally.

C. Verify Manufacturer's Brochures for detailed information on applications and installations.

GUARANTEE

Deliver to the Architect and Owner a guarantee signed by the manufacturer's guaranteeing all materials to be free from defects and deterioration for a period of at least (No. of years). Likewise, the installation firm shall issue the Owner a guarantee against damage and defects for all cladding works for a period of 3 years minimum following date of application.

DOORS AND WINDOWS

12.1

GENERAL

DESCRIPTION

A. INCLUDED: All items and components forming any portion of the Steel Doors and Frames, including louvers, glass stops, hardware provisions, etc., all work to install same in place.

B. RELATED WORK DESCRIBED ELSEWHERE

- | | | | |
|-------------------------------|---|---------------|-------|
| 1. Furnishing Finish Hardware | : | Section 08700 | |
| 2. Finish Painting | : | Section | 09900 |

SUBMITTALS

A. SHOP DRAWINGS: Within 35 days after awarding of contract, and before any metal doors and frames are delivered to the job site, submit shop drawings, brochures, and Installation instructions to the Architect for review in accordance with the provisions of these specifications. Clearly show detail of each frame type, elevations of each door type, conditions of openings with various wall thickness and materials, typical and special details of door construction, method of assembling sections; location, reinforcement and Installation requirements for hardware; size, shape, and thickness of materials.

B. SCHEDULES: Submit door and frame schedule relating type of door and frame to be installed in each opening.

C. BROCHURES: Submit 12 corner sample showing construction and finish.

12.2

PRODUCTS

A. METAL FLUSH DOOR: Covering for doors shall be heavy duty mild steel, Ga. 18 with a 2 hour fire rating & filled with fiberglass insulation. Standard duty frames shall be mild steel Ga.16 tubular framing, unless indicated otherwise. Frames shall be bonderized and prime finish painted. Refer to plans for location and design of metal doors.

B. HARDWARE PREPARATIONS: All necessary hardware in this section shall be provided for and installed by skilled workmen in accordance to manufacturer's recommendations.

FABRICATION OF METAL FLUSH DOORS

A. TYPE: Flush type with no visible seams.

B. MANUFACTURE: Construct to required shape and profile by forming and welding, with straight edges, corner, hairline joints and surfaces free from warp, wave buckle or other defects. Exposed welding beads shall be grind and flush finished. Door edges shall have vertical seams filled with mineral filler and finished flush.

C. CORES: Comply with one of the following.

1. Minimum 18-gauge Interlocking steel channels or zees spot welded to inner surfaces of outer sheets, minimum four (4) vertical and eight (8) horizontal. Fill spaces between core members with sound deadening liner.
2. The voids between stiffeners shall be filled with fiberglass insulation.

D. TOP FILLER CHANNELS: Provide 18-gauge integral filler channels to close top of the exterior doors if not already closed in basic construction.

E. HARDWARE PREPARATION: Factory mortise, reinforce, drill and tap in accordance with templates or physical hardware furnished by Finished Hardware Supplier. Provide minimum 3/16-inch reinforcement for hinges, 1/4-inch for locksets, and 1/2-inch for surface applied hardware.

F. CLEARANCE OF METAL FLUSH DOORS: Provide 1/8-Inch clearance between door and frame at head and lock jamb, 1/16-inch at hinge jamb with square edge doors (3/32 with beveled edge), 3/8-inch to finish floor (1/4-inch above top of carpets), and 1/4-inch to top of threshold unless noted otherwise.

G. LOUVERS: Louvers for doors shall be of sizes indicated, built into door, sight proof stationary type, with "Z" blades with spacing as indicated on the drawings, and formed from mild steel, standard ga. 16, Door manufacturer's standard louver may be employed subject to the approval of the Architect.

SHOP PAINTING

A. Apply primed finish to all ferrous metal surfaces furnished under this Section.

B. Remove all oil, grease, sand, dirt or other foreign substance. After cleaning, chemically treat metal surfaces to assure maximum paint adherence. After cleaning, follow with dip or spray coat of rust inhibitive metallic oxide, zinc-chromate or synthetic resin metal primer on all exposed surfaces, baked-on or oven dried. Finish surfaces shall be smooth and free from irregularities and rough spots.

12.3

EXECUTION

INSTALLATION OF METAL FLUSH DOORS

A. CONCRETE WALLS: Install frames in forms plumb and to true planes, securely anchoring in-place prior to placing concrete. Provide welded anchors and horizontal stiffeners to prevent jambs from bowing.

B. MASONRY WALLS: Erect in position, plumb and securely anchor to floor and brace. Install horizontal spreaders to keep jambs from bowing and fill solid with grout and mortar.

INSULATION OF DOORS: Install accurately in respective frames, maintaining specified clearances.

12.4 APPLICABLE PUBLICATIONS:

The publications listed below for a part of this specification to the extent referenced. The publications are referred to in the text by the basic designation only.

A. AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM) PUBLICATIONS:

- A 36-81 Structural Steel
- B. 209-82 Aluminum and Aluminum Alloy and Plate (Rev. B)
- B. 221-82 Aluminum-alloy Extruded Bar, Rod, Wire, Shape (Rev. B) and tube

B. ALUMINUM ASSOCIATION (AA) PUBLICATION:
1980 Designation System for Aluminum Finishes

C. ARCHITECTURAL ALUMINUM MANUFACTURING ASSOCIATION (MMA) PUBLICATIONS:

- 603.8-1980 Performance Requirements and Test Procedures for Pigmented Organic Coatings on Extruded Aluminum
- 605.2-1980 High Performance Organic Coatings on Architectural Extrusions and Panels

SUBMITTALS:

A. SHOP DRAWINGS: Include the following:

1. Elevation of each door type
2. Size of doors and frames
3. Metal gauges
4. Details of door and frame construction
5. Methods of anchorage
6. Glazing details
7. Weather stripping
8. Provisions for and location of hardware
9. Hardware specifications
10. Details of installation
11. Schedule showing location of each door, frame, and swing of door

B. SAMPLES: Samples shall be submitted in duplicate, unless otherwise specified. Metal samples shall be complete with required color and finish.

1. Corner section of door and frame members showing method of joining, glazing methods, weather-stripping, and facing sheets, not less than 7' x 7' in overall size.

2. Each color and finish specified for aluminum, 4' x 4' in size. For each color-anodized finish, show the extremes of the color range.

C. MANUFACTURER'S DESCRIPTIVE LITERATURE: Detail specifications and instructions for Installation, adjustments, cleaning, and maintenance.

D. CERTIFICATES OF COMPLIANCE: Manufacturers certificates attesting that doors, frames, and accessories meet the specified requirements.

B. All materials shall be unloaded and stored with minimum handling. The storage space provided shall be in a dry location with adequate ventilation, free from dust or water, and easily accessible for inspection and handling. Materials shall be stored neatly on the floor, properly stacked on non-absorptive strips of platforms, and handled in such a manner as to protect them from damage during the construction period.

C. Do not cover doors and frames with tarps, polyethylene film or similar coverings.

D. Protect finished surfaces during shipping and handling using manufacturers standard method, except no coatings or lacquers shall be applied to surfaces to which caulking and glazing compounds must adhere.

12.5

PRODUCTS

DOORS AND FRAMES

Sliding type aluminum doors and frames of size, design, and location Indicated. Provide doors complete with frames, framing members, adjoining sidelights and accessories.

MATERIALS

- A. ANCHORS: Steel with hot-dipped galvanized finish.
- B. WEATHER STRIPPING: Neoprene or rubber gasket silicone treated, or type recommended by door manufacturer.
- C. ALUMINUM ALLOY FOR DOORS AND FRAMES: ASTM B 221, Alloy 6063-T₆ for extrusions. ASTM B 209, alloy and temper best suited for the purpose for aluminum sheets and strips.
- D. FASTENERS: Hard aluminum or stainless steel.
- E. STRUCTURAL: ASTM A 36.
- F. ZINC-CHROME: Fed. Spec. TT-P-645.
- G. BITUMINOUS PAINT: Mil. Spec. MIL-C-18480.

FABRICATION

- A. ALUMINUM FRAMES: Extruded aluminum shape to contours approximately as indicated. Minimum wall thickness for frames: 0.125 Inch, or 0.09 inch with reinforcing ribs. Minimum wall thickness for glazing beads, molding and trim: 0.050 Inch. Provide removable glass stops and glazing beads for frames accommodating fixed glass. Countersunk mild steel

Philips head screws shall be used for the exposed fastenings, and space not more than 12 Inches on center. Mill joint in frame members to a hairline watertight fit, reinforce, and either weld along concealed lines of contact or secure mechanically. Shapes shown are representations of design, function, and required profile, and function maybe used subject to Architect's approval.

B. ALUMINUM DOORS: Of type, sizes, and design indicated and not less than 1-3/4 inches thick. Minimum wail thickness: 0.125 inch, except beads and trims, 0.050 inch. Door sizes shown are nominal and shall include standard clearances as follows: 1/16 inch at hinges tiles, 1/16 or 1/ 8 at lock stiles and top rails, and 3/16 inch at floors and thresholds. Double-acting doors shall have square edges at hinge stile, lock stile, and meeting stile edges. Full Glazed Stile and Rail Doors: Doors shall have stile and rails, as indicated. Fasten top and bottom rail together by means of welding 3/8 or 112-Inch diameter cadmium-plated tensioned steel tie rods. An adjustable mechanism of jack screws or other methods shall be provided in the top rail to allow for minor clearances adjustments after installation.

C. WELDING AND FASTENING: Where possible, locate welds on unexposed surfaces. Welds on exposed surfaces shall be smoothly dressed. Select welding rods, filler wire, and flux to produce a uniform texture and color in finished work. Removed flux and spatter from the surfaces immediately after welding. Exposed screws or bolts will be permitted only at inconspicuous locations, and shall have countersunk heads. Concealed reinforcements for hardware in place shall be welded.

D. WEATHER-STRIPPING: Provide on stiles and rails of exterior doors. Fit into slots which are Integral with doors or frames. Weather-shipping shall be easy to replace without special tools, and adjustable at meeting rails of pairs of doors. Installation shall allow doors to swing freely and close positively.

E. ANCHORS: Anchors, of the sizes indicated, shall be provided n the back of sub-frames for securing sub-frames to adjacent construction. Transom bars shall be anchored at ends and mullions at head and sill. Free standing door frames shall be reinforced and anchored to floor construction, as indicated on approved shop drawings and in accordance with manufacturers' recommendation. Anchors shall be placed as near top and bottom of each jamb and at intermediate points not more than 25 inches apart.

F. PROVISIONS FOR HARDWARE: Hardware shall be manufacturer-supplied. Specifications and samples shall be submitted for approval. Hardware templates and hardware, except field-applied hardware, shall be delivered to the door manufacturer for use in fabrication of aluminum doors and frames.

Cut, reinforce, drill, and tap doors and frames at the factory to receive template hardware. Doors shall be provided to receive surface-applied hardware, drill and tap in the field. Provide hardware reinforcements of stainless steel or steel with hot-dipped galvanized finish, and secure welding or stainless steel screws.

G. PROVISIONS FOR GLAZING: Extruded aluminum snap-in glazing beads shall be provided on interior side of doors. Extruded aluminum, theft-proof,

and snap-in glazing beads or fixed glazing beads shall be provided on exterior or security side of doors. Glazing beads shall have vinyl insert glazing gaskets, neoprene or rubber gaskets. Glazing beads should be designed to receive glass of thickness indicated or specified. Glazing is specified in the Section 08810, GLASS AND GLAZING.

H. FINISHES: Exposed aluminum surfaces shall be factory finished with bronze anodized coating, 20 microns thick.

Anodic Coating: Clean exposed aluminum surfaces and profile an anodized finish conforming to AA 'Designation system for Aluminum Finishes.' The Anodic coating shall be 0.002 cm thick minimum for all external and internal surfaces.

12.6

EXECUTION

INSTALLATION

A. METHOD OF INSTALLATION: Frames and framing members shall be plumbed, squared, leveled, and aligned to receive doors adjoining sidelights. Frames shall be anchored to adjacent construction as Indicated and in accordance with manufacturers' printed instructions. Bottom of each frame shall be anchored to rough floor construction; mild steel angle clips secured to back of floor construction; mild steel bolts and expansion rivets used for fastening clip anchors. Metal-to-metal joints between framing membranes shall be sealed as specified as in Section 07920, SEALANT AND CAULKING. Hang doors accurately with proper clearances and hardware. After erection and glazing adjust hardware to operate properly.

1. Masonry and Concrete: Provide aluminum surfaces in contact with mortar, concrete, or other masonry materials with one coat of heavy-bodied bituminous paint.
2. Wood or Other Absorptive Materials: Provide aluminum surfaces in contact with absorptive materials subject to frequent moisture, and aluminum surfaces in contact with treated wood with two coats of aluminum paint or one coat of heavy-bodied bituminous paint. In lieu of painting the aluminum, the Contractor shall have the option of painting the wood or other absorptive surfaces with two coats of aluminum paint and sealing the joints with caulking compound.

B. PROTECTION: Protect doors and frames from damage. Prior to completion and acceptance of the work, restore damage doors and frames to original condition, or replace with new.

D. CLEANING: Upon completion of installation, thoroughly clean door and frame surface in accordance with door manufacturers recommended procedure. Do not use abrasive, caustic, or acid cleaning agents.

12.6

POLYVINYL CHLORIDE (PVC) DOORS AND WINDOWS

SCOPE. This section covers PVC doors, windows and frames, complete.

QUALITY ASSURANCE. All PVC doors, windows and frames shall conform to the best commercial standard. **STORAGE AND PROTECTION.** PVC doors windows and frames shall be handled in such a manner as to protect against damage. Doors shall be stored in a covered and well-ventilated building, where they will not be exposed to extreme changes in humidity.

SUBMITTAL REQUIREMENTS. Prior to fabrication and delivery, doors, windows and frames catalogue cuts and sample finishes shall be submitted for Architect's approval.

12.7 PRODUCTS AND MATERIALS

DOOR AND WINDOW FRAMES. Frames shall be of the design and size indicated. Frames shall be set plumb, true, and braced to prevent distortion. Frames in masonry or concrete walls shall be bolted or as indicated. Frames shall be PVC, manufactured by POLYDOOR Industrial Sales, with good grade hardwood as stiffener inside for hinges.

DOORS AND WINDOWS. Doors and windows shall be POLYDOOR moulded PVC door, manufactured by POLYDOOR Industrial Sales, and shall be factory pre-fabricated. Color and configuration shall be as approved by the Architect.

INSTALLATION

Hinged doors shall be hung plumb, and fitted accurately. Allow 1.59 mm clearance at the jambs and heads. Lock stiles of doors, 44 mm thick or thicker, shall be leveled 3 mm in 50 mm. Knob locks and latches shall be installed 97 cm from finished floors to the center knobs. Hardware shall be applied with fastenings of the size, quality, quantity and finish to provide a workable door system. Windows shall be hung plumb, and fitted accurately and provided with appropriate hardware as approved.

12.8 ALUMINUM WINDOWS AND FRAMES

DESCRIPTION: All Items and components forming any portion of the Aluminum Windows and Frames including hardware provisions, glass and glazing, etc., and all similar work to install in the place.

QUALIFICATIONS:

- A. Before specified material or system is installed, the manufacturer, or his authorized agent, shall inform the architect, in writing, that he has familiarized himself with the Contract Documents, environmental conditions, and intended occupancy for this specific project and that his material or system is appropriate to the conditions to be encountered therein,
- B. Before specified material or system is installed, the manufacturer shall inform the Architect, in writing, that he is familiar with the quality of workmanship of the installer and approve of him as the installer of the material or system for this project

SUBMITTALS

- A. **SHOP DRAWINGS:** Submit shop drawings, brochures and installation instructions. Clearly show detail of each frame type, elevations of each window frame type, conditions of openings with various wall thickness and materials, typical and special details of window frame construction, method of assembling sections, location reinforcement and Installation requirements for hardware: size, shape, and thickness of materials.
- B. **SCHEDULES:** Submit Window Schedule relating type of window and frame to be installed in each opening.
- C. **BROCHURE:** Manufacturers descriptive data indicating materials, construction section, finishing system, etc.
- D. **SAMPLE:** Submit 12" corner sample showing construction and finish.

PROTECTION:

- A. The Installer shall protect any existing work subject to damage during installation of specified work.
- B. Finished work that is readily subject to damage by subsequent work or environmental conditions shall be protected by the installer immediately following the installation thereof.
- C. Materials should be stored out of contact with the ground and shall be arranged in such a way as to avoid warping, bending, or damaging.

FIELD MEASUREMENT

Fabricator of custom work shall make measurements in the field to verify or supplement dimensions indicated and be responsible for accurate fit of specified work.

FIELD QUALITY CONTROL

- A. Facilities needed for the proper inspection of specified work shall be provided by the Contractor.
- B. Improper workmanship, as determined by the Architect, shall be corrected and replaced at no additional cost to the Owner.

CONDITION OF WORK IN- PLACE

Work-in-place on which specified work is in any way dependent shall be examined. Any defect, which may influence satisfactory completion and performance of specified work, shall be reported, in writing, to the Architect. The absence of such notification shall be construed as acceptance of work-in-place.

12.9

MATERIALS

- A. **ALLOYS:** Aluminum shall be of commercial quality and proper alloy for window construction, free from defects impairing strength and/or durability. Detached hardware and hinges having component parts (screws, nuts, washers, bolts, rivets, clips, etc.), which are exposed, shall be aluminum.
- B. **WEATHER-STRIPPING:** All weather strips shall be of continuous vinyl with suitable profiles.
- C. **HARDWARE:** Manufacturer-supplied. Submit specifications and samples for approval.
- D. **FRAMING:** The framing members must be square and true and properly designed to resist any load they have to support. Any framing member should not deflect more than $1 / 175$ of its span, with a maximum of 30 mm at any point. The twisting of the horizontal bottom member should be limited to 1" from the horizontal plane. Glazing stop or any other fitting should be designed to resist any load transmitted to the glazing.

SHOP COATING: Prior to coating, all oil, grease, sand, dirt or other foreign substance must be removed. The anodic coating shall be 20 microns thick, bronze anodized finish for all surfaces. Finish surfaces shall be smooth and free from irregularities and rough spots.

PERFORMANCE SPECIFICATION

- A. **NOISE REDUCTION LEVEL:** All windows shall be designed and constructed to reduce exterior peak ambient, air borne noise levels not exceeding 45 decibels.
- B. **AIR TIGHTNESS:** Air Infiltration shall not exceed 0.184 cu.m. / sq.m. (0.06 cfm / sq.ft.) of window area. The permeability (Q/L) shall be less than 0.2 m / sq.m.h.
- C. **THERMAL INSULATION:** Heat transmission shall be less than $k = 3.0$ kilo calories / sq.m. hour °C.
- D. **WATER TIGHTNESS:** The window shall be watertight enough as to withstand 200 kg/ sq.m. water pressure.
- E. **UNIT STRENGTH:** Aluminum finishing shall have electrolytic pigmentation of more than 18 microns.
- F. **FRAMING:** The framing members must be square, true and properly designed to resist any load they will have to support. Any framing member should not deflect more than $1/175$ of its span, with a maximum of 20 mm at any point the twisting of the horizontal bottom member should be limited to 1" from the horizontal plane. Glazing or any other fitting should be designed to resist any load transmitted by the glazing.

CONDITIONS PRIOR TO INSTALLATION: Provisions for drainage of any

water leakage and condensation taking place within the construction must be made.

INSTALLATION OF FRAMES

A. CONCRETE WALLS: Install frames in forms, plumb and true to planes, securely anchoring in place, prior to placing concrete. Provide necessary anchors and horizontal stiffeners, if required, to prevent frames from bowing.

12.10 FINISH HARDWARE

The general conditions, supplementary general conditions, alternates, if any, drawings and all other contract documents are a part of this section of the specifications and all provisions contained in them are so binding as though incorporated herein. Submission of proposal implies that the bidder is fully familiar with all requirements of said documents.

SCOPE

The work in this section shall include the furnishing of all items of finish hardware as hereinafter specified, or obviously necessary, for completion of this project excepting the items specifically excluded from this section.

SCHEDULE

Upon award of the contract, the successful Contractor shall submit six (6) typewritten hardware schedules to the Architect for approval. Each schedule shall contain a door index, listing each door or opening on the project and the hardware for said opening. In addition, each schedule shall have a complete keying lay-out, and explanation of the abbreviations and symbols used in the schedule. Each item of hardware listed is to be clearly identified by manufacturer, manufacturers' number and finish. Schedules not complying with the above will be rejected. The hardware supplier shall be responsible for checking and interpreting the detailed drawings to insure the proper fit and operation of all items of finish hardware.

APPROVAL

The Architect retains the authority to approve or reject any schedule based upon the general quality of the product submitted and its compliance with the specifications. The Contractor shall be prepared to furnish samples, at the Architect's request, of any item he proposes as substitute. Samples will be held until completion of the project and then will be returned to the Contractor.

TEMPLATES

The Contractor shall forward template information to all related trades requiring said information for preparation of their products to fit the finish hardware.

Template submission shall be made In accordance with the latest recommended standards.

QUALITY

All specified materials furnished under this section shall be free from defects and blemishes. The hardware supplier shall repair or replace any item of finish hardware, which may prove to be defective before final acceptance of work.

LOCKSETS: All doors shall have Orbit knob design in satin chrome finish. Comfort rooms shall have privacy lock as approved by the architect. For doors that will require deadbolts, use material approved by the architect. Use flush bolts in satin chrome finish for inactive leaf doors.

HINGES: All hinges shall be contractor supplied and installed. Use hinges, 3-1/2 " x 3-1/2' minimum size, non-ferrous hinge with stainless steel non-removable pin for door opening outside, loose pin for average doors and ball bearing for high frequency doors and doors equipt with door closers. Provide 4 pcs for door width of 0.90 meters or more, 3 pcs. for door width of 0..90 meters or less.

FLOOR HINGES: Pivot hinges shall be provided for all doors that swing both ways, unless otherwise specified. Pivot hinges shall be approved by the architect.

FLUSH BOLTS: Stainless steel flush type, for the inactive leaf of double doors, use as approved by architect.

DOOR CLOSERS: Surface mounted for all Rest Room doors, for all toilet and shower doors, and for one leaf of double doors, unless otherwise indicated.

CABINET HARDWARE: Cabinet pulls shall be provided for all cabinets, hardware as approved by Architect. All cabinet doors shall be provided with self-adjusting action latch. Drawers shall have painted galvanized steel drawer guides and shall be as approved by the Architect.

OTHER HARDWARE: Refer to Architect for all other hardware items not indicated herein, such as door silences, stoppers, pulls, and the like.

ALUMINUM DOOR & WINDOW HARDWARE: Shall be integrated in the manufacture of all aluminum sections, manufacturer-supplied. Submit sample for approval.

METAL AND FIBERGLASS DOOR HARDWARE: Shall be integrated in the manufacture of all metal and fiberglass sections, manufacturer-supplied. Submit samples for approval.

FOLDING AND SLIDING DOOR HARDWARE: Shall be as approved by the Architect. Use steel wheels and galvanized steel channels. This shall be contractor supplied and installed.

OTHER HARDWARE: not indicated herein shall be approved by the architect and shall be contractor Installed and supplied

All hardware shall be installed in a neat, workmanlike manner following the manufacturers' instructions. Fasteners supplied with the hardware shall be used to secure hardware to wood surfaces. Appropriate and applicable fasteners used for hardware shall be protected from paint, stains, blemishes and damage. All hardware shall be properly adjusted and checked in the presence of the Architect or his representative to show that all hinges, locks, latches, bolts and door closers operate properly. After the hardware is checked, the keys shall be tagged, identified and delivered to the Owner.

KEYS AND KEYING

All locks shall have two (2) keys with the lock number stamped upon them and with the corresponding number stamped upon the face of the lock.

After all the locks have been installed and upon completion of the work, the keys shall, in the presence of the Architect, be shown to operate their respective locks and shall be tagged correspondingly.

TILEWORKS

CERAMIC TILES

SUBMITTALS: Submit samples of each type and color of Ceramic Tiles, grout and joint fillers. Samples of tile patterns shall be not less than 600 mm x 600 mm in size.

PROTECTION AND DAMAGED WORK: Specified work and adjacent work and materials shall be protected against damage during progress of specified work until completion. Spaces, in which tile work is being set, shall be closed to traffic and other work until tile has firmly set. Suitable notices shall be posted or other provisions made to the effect that no one shall work around freshly-tiled walls nor walk upon freshly-tiled floor for not less than seven (7) days after the tile has set. Damaged or defective work shall be repaired or replaced to the Architect's satisfaction. Cracked, chipped or otherwise defective tile will not be accepted.

A. Local Ceramic: Glazed and other unglazed tiles

B. DESIGN: Ceramic tiles shall have the sizes indicated on the plans and all accessory tiles shall be in matching size; all accessory tiles shall be as required for conventional mortar installation.

C. COLORS: All ceramic tiles shall be in colors selected by the Architect and Interior Designer from the Manufacturers range of standard colors and patterns in the specified products.

MORTAR. All mortar setting bed for use on floors and walls shall be a blend of Portland cement, graded sand and additives, or equal.

GROUT

- A. COLOR: Grouting shall be in colors selected by the Architect from the manufacturer's standard range of colors. All other materials, not specifically described but required for a complete and proper tile installation, shall be as selected by the Contractor, subject to the approval of the Architect.

13.1

CERAMIC TILE FLOORS, CURB, WALLS AND BASE:

- A. Mix and use proprietary or trade-marked materials in strict accordance with Manufacturers' instructions, unless otherwise specified. Cut and drill tile for proper fitting around all equipment-in-place without damaging work. Rub down with an abrasive stone the exposed sharp edges of cuts. Grind and fit carefully at intersection, against trim, finish, and built-in items. Fit tile closely around outlets, pipes, fixtures and fittings, so that plates, collars and escutcheons will overlap cuts. Before applying mortar setting bed, establish border lines, if any; center field work in both direction to permit laying pattern with minimum of cut tiles. Lay floor without borders from center lines outwards. Make necessary adjustments at walls.

SETTING

- A. Set ceramic floor tile firmly in setting bed, for a true surface. Joints shall be straight, level, perpendicular, and of even width not exceeding 1/16 inch. Joints in floor and wall tile work shall be level.
- B. Setting bed for mortar-set floor tile shall be placed to a thickness of 3-6 mm on a working area of not more than 1 sq. m. Solid-bed fixing is recommended for wet conditions and ceramic floor tiles, but, otherwise, the adhesive should be horizontally ribbed with a notch trowel before fixing the tiles.
- C. Fix tiles by pressing into place, beginning at the bottom in the case of wall tiles, and at center markings in the case of floor and pool tiles. Make sure that the back of each tile is not less than 75% in contact with the adhesive.
- D. Clean off surplus adhesive with a damp cloth. Leave for a minimum of 24 hours to set before grouting ceramic wall tiles with Grout. When fixing ceramic floor tiles, no traffic should be allowed for 4 days after completion.

GROUTING

- A. Mix the grout powder with water to a smooth thick consistency. Avoid over-wetting. Leave to stand for about 15 minutes before using. Apply to the tile joints with the squeegee, brush, or sponge working the grout in thoroughly to ensure total compaction. Remove surplus grout with a damp sponge.

SUSPENDED CEILING SYSTEM

14.1

SUBMITTALS

- A. **SHOP DRAWINGS:** Submit copies of ceiling layout indicating the location of all light fixtures, diffusers, etc. Show details of installation, including all special conditions, such as hanger spacing, fastening details, splicing method for main and cross runners, change in levels, and supports at ceiling fixture. Lay out system to permit as large border units as possible.
- B. **SAMPLES:** Submit representative samples of all components of each type of ceiling subsystem.
- C. **MAINTENANCE PROGRAM:** Submit manufacturers' latest printed recommendations for proper owner maintenance program.

SETTING

- A. Installation of any and all dampening materials shall be installed prior to the installation of specified work.
- C. In areas where specified work is to be installed, maintain uniform humidity and temperature for at least twenty- four (24) hours prior to, during, a LAY - IN ACOUSTIC CEILING TILE SYSTEM (Exposed T- bar system) : Acoustic ceiling panel shall be subject to the approval of the architect.

D. ACOUSTIC CEILING TILES

- 1. Description: Acoustically efficient, fire-resistant, durable ceiling board faced with vinyl film.
- 2. Size: 24"x48"x5/8"
- 3. Design: CELOTEX, for Architect's approval
- 4. Thermal Resistance: 1.6 (R Value)
- 5. Noise Reduction Coefficient; 0.50 - 0.60
- 6. Sound Absorption Coefficient;

<u>AS 1045</u>	<u>Frequency (Hz)</u>
0.42	125
0.36	250
0.55	500
0.69	1000
0.56	2000

- 7. Light Reflectance Value: 70 % -74 %

E. EXPOSED T-BAR CEILING SYSTEM

- 1.Treatment :All Metal frames shall be hot-dipped galvanized
- 2.Main T-bar :32 mm x 24 mm x 0.30 mm thick baked enamel white
- 3.Cross T- bar :25 mm x 24 mm x 0.30 mm thick, baked enamel white
- 4.Hanger wire :2.0mmdiameter
- 5.Hold down Clip :0.30 mm thick
- 6. Wall Moulding :18 mm x 18 mm x 0.40 mm thick, baked enamel white

INSTALLATION

Suspended acoustic ceiling system shall be installed in exact pattern indicated and detailed on the drawings, and in strict accordance with manufacturers' latest printed instructions. Hangers shall be spaced so that maximum deflection does not exceed 1/360 of span between same. Ceiling shall be re-leveled as required.

PAINTING

15.1 DEFINITION OF PAINT

The term "PAINT " as used herein, includes emulsions, enamels, paints, varnishes, sealers, and other coatings, whether used as prime, intermediate, or finish coats.

QUALITY ASSURANCE

- A. The Owner reserves the right to subject material samples to test at his expenses. If such material tests do not meet the specified standards, the cost will be charged to the Contractor.

Number of coats, where specified, is minimum. Contractor shall apply as many as required to meet specifications for solid, uniform appearance. Where film thickness in mils is specified, spot checks will be made to determine compliance with specified thickness.

SUBMITTALS

- A. Submit 2 samples of each and every color or finish (including all coats). Where the same color or finish is to be applied over different materials, samples of each shall be submitted on different materials, where practical.
- B. Sample size shall be a minimum of 150 mm x 150 mm (6" x 6").

PRODUCT DELIVERY, HANDLING, AND STORAGE

- A. Specified materials shall be delivered to the job site bearing manufacturers' name, brand name, type of paint, analysis showing all important constituents of the paint, color of paint and instructions for thinning.
- B. Specified item and/or its components shall be handled in such manner as to prevent damage. The same shall be properly protected from harmful elements or damage by other work prior to its incorporation into the Project.
- C. Store materials in a well-ventilated space designated for the storage and mixing of paint. Materials delivered to the site shall be properly stored as to minimize exposure to extremes of temperature.

PROTECTION

- A. Paint materials shall be properly protected from damage, providing for adequate storage space. Take all necessary precautions to prevent fire, such as keeping oily rags in U. L. approved metal containers or removing from building at the end of each day's work.
- B. All work fittings, furniture, etc., are to be suitably protected during execution of the work. Splashes on floors, walls, etc. are to be removed during progress of work and on the whole, left clean and perfect upon completion.
- C. No exterior or exposed painting shall be carried out under adverse weather conditions, such as extremes of temperature, during rain, fog, etc., or if there is excessive dust in the air.

D. LEAD CONTENT AND WARNING LABELS

- 1. The material manufacturer shall state the lead content on the label of any paint product container based on metal percentage of total solids.
- 2. The label of any paint product exceeding 0.5% lead content shall include the following statement: "This paint contains more than 0.55 lead content and shall not be used on surfaces accessible to children."

REPAIR OF DEFECTIVE WORK

- A. All defective or damaged work shall be restored to initial condition.
- B. All voids, cracks, nicks, etc., will be repaired with proper patching material and finished flush with surrounding surfaces.
- C. Marred or damaged shop coats on metal shall be spot-primed with appropriate metal primer.
- D. Defective or damaged items and/or components , which cannot be repaired or restored to initial conditions, shall be removed and replaced to the satisfaction of the Architect at no additional cost to the

MECHANICAL AND ELECTRICAL ITEMS

Painting Contractor shall be responsible for painting mechanical and electrical items as specified herein. No name plates, rotating shafts, bearing bronze, electrical windings or valve stems shall be painted, nor shall any part furnished in nickel or chrome plated be painted.

CLEANING

Upon completion of the building, the Painting Contractor shall remove all paint spots from all finished work, remove all empty cans and leave the entire premises free from rubbish or other debris caused by his work. He shall remove his equipment from the premises. He shall clean off all glass free from paint spots and smears and shall present the work clean and free from all types of

blemishes.

15.2

PRODUCTS

GENERAL

- A. Materials are specified to establish the standards of grade and quality desired for the work, principal pigments and vehicle types and minimum percentage of solids content by volume.
- B. The products of Manufacturers not named may be submitted for use provided they are equal in quality and grade to the primers and finishes specified as approved by the Architect. If substitute paint products are desired, a statement shall be submitted to the Architect giving the Manufacturers name, proposed primer and finish for each paint system, analysis for each type of paint, and the use or uses intended. Failure to submit such statements will be cause for rejection.
- C. In cases where the name of a brand or supplier is mentioned under a particular specification, only paint or primer of that manufacturer is acceptable and no substitution shall be permitted on the grounds that the brand specified is not available in the local market. Materials of one manufacturer shall not be applied over that of another, except In the case of shop primer coat.

COLOR, GLOSS AND TEXTURE

Refer to Finish Schedule. All work is to be completed without deviation from these unless written approval is received from the Architect. No extra cost shall be allowed because of the color variety scheduled.

GENERAL

- A. Work-in-place, on which specified work is to be applied, shall be examined to insure that conditions are satisfactory for application of specified materials. Any defect, which may influence satisfactory completion of specified work, shall be report, in writing, to the Architect. Absence of such notification will be construed as acceptance of work-in-place.
- B. Do not apply exterior paint in damp or rainy weather or until surfaces have thoroughly dried from the effects of such weather.
- C. Before start of painting, remove finish hardware, accessories, plates, lighting fixtures, and similar Items, as approved by the Architect, except UL. Labels on Fire Door and Frames, which must not be removed. Use only workmen skilled in the applicable building trade for removal and reinstallation of finished item in-place.
- D. The following items shall be masked or protected with suitable covering:

1. Sealing, caulking and glazing compounds (unless otherwise directed by The Architect).
2. Glass.
3. Gauges, thermometers and other recording devices.
4. Moving parts of machinery and other mechanical equipment - such as: shafts, couplings, valve stems, and the like.
5. Coated decorative sheet metal work.
6. Sprinkler heads and the like.
7. U.L. Labels

SURFACES PREPARATION AS APPLIED TO VARIOUS SUBSTRATE

A. WOOD:

New Surface:

- Surface to be painted should be clean and dry, free from oil, grease, dust, dirt, contaminants and all loose girt or mortar; sand rough edges remaining, countersink nail heads for putty applications.
- Dust off surfaces completely then wipe with a clean rag.

Repainting:

- Remove scaling, flaking, blistering, and peeling off paint either with the use of paint and varnish remover, wire brushing, scraping, or water blasting. Let dry.
- For glossy areas, sand and dust clean.
- In case of mildew infestation, treat with fungicidal wash solution by swabbing or brushing. To ensure proper treatment, allow either solution to remain in surface for 24 hours. Brush off and rinse with water.

B. METAL:

New Surface:

- Surface to be painted should be clean and dry, free from oil, grease, dust, dirt, wax, solder flux, and other contaminants by wiping with mineral spirits or paint thinner.
- Remove rust by wire brushing, sanding or scraping.
- Where maximum performance of protective coatings is necessary (e.g. Industrial Plants), prepare surface by blast cleaning.

Repainting:

- Sand wire brush or scrape rusted metals and apply metal etching solution to remove rust. Let it stay for 10 to 15 minutes. Be sure to wash off surface thoroughly with mineral spirits, letting it dry before applying paint. Primer should be applied a few hours after application of metal etching solution before rust sets in.

C. CONCRETE:

New Surface:

- Surface to be painted should be clean and dry, free from oil, grease, dust, dirt, contaminants and all loose girt or mortar.
- Treat with masonry neutralizer. Mix (1) liter of B-44 with (16) liters of

- water. Apply liberally by brush and let dry overnight.
- Rinse with water to remove white crystals that form on the surface. Let dry.

D.CAULKING:

- Oil-Based caulking compound surfaces to be painted shall be prepared by removing all foreign materials.

PAINT APPLICATION

- A. **GENERAL:** Specified work shall be done by skilled painters in a workmanlike manner. All spaces shall be broom-cleaned before painting is started. Surface to be painted shall be clean, dry, smooth and adequately protected from dampness. Each coat of paint shall be allowed to dry at least twenty-four (24) hours before succeeding coat is applied. Finish work shall be uniform, of approved color, smooth and free from runs, sags, defective coverage, clogging or excessive flooding. If surfaces are not adequately covered, as determined by the Architect, further coat shall be applied to the satisfaction of the Architect. Edges of paint adjoining other materials or colors shall be sharp and clean without overlapping.
- B. **PAINT MIXING:** Paint mixing and thinning shall be done only in accordance with directions of Manufacturer. Paint must be strained free from all skin and extraneous substances and shall be thoroughly mixed in a clean container during use.
- C. **METHODS OF APPLICATION:** Exterior first coats and Interior first coats shall be applied by brush, except on shop-primed surfaces, which shall be applied by brush or roller. All primer shall be applied by brush. Succeeding coats over field-primed surfaces and all coats over shop-primed surfaces may be applied by brush roller or spray. Distemper brushes are to be of approved type and less than 15 cm in width. Rollers for applying enamel shall have a short nap. Spray equipment shall be as recommended by the manufacturer of the paint used. Areas inaccessible to spray painting shall be coated by brushing or suitable method.
- D. **COATING:** Consecutive coats of paints are to be slightly differing tints except in the case white. Each coat shall be allowed to harden before the next is applied. Rubbing down between coats is to be done with fine abrasive paper.
- E. **WOOD FINISHING:** Wood to have natural satin varnish finish shall be stained as required and sealed as soon as such Items are delivered to the job site. Seal all ends to exclude moisture. Knotting shall be carried out by using shellac dissolved in spirit or approved ready mixed compound.
- F. **DEFECTS IN MASONRY, CONCRETE, PLASTER AND GYPSUM BOARD:** Small cracks, holes, and other similar imperfections in masonry, concrete and plaster surfaces, which show up after the prime-sealer has been applied to the surface, shall be filled with an approved sparkling compound

before application of succeeding coats.

G. WOODWORK AND METALWORK: Primed or undercoated woodwork and metalwork shall not be left in an exposed or unsuitable situation for an undue period before completing the painting process. Stopping and filling shall be deemed to be included for all metal works, plaster works, and wood work specified to be used to produce a surface ready for priming and painting.

H. FINAL TOUCH-UPS: Upon completion, finish work shall be touched-up and restored where damaged and left in good condition.

Painting Systems shall be applied to surfaces as scheduled. All walls to be painted shall be plastered prior to painting. All under slabs to be painted shall have fair-faced concrete.

FILM THICKNESSES: As recommended by paint manufacturer for the paint specified, includes thickness in mils and number of coats.

SCHEDULE

A. MASONRY AND CONCRETE

1. Interior and Exterior Surfaces

Textured Finish (flat, semi – gloss, gloss paint). Treat with masonry neutralizer.

1st Coat : Flat Latex

Putty : Masonry Putty

2nd Coat : Latex (flat, semi-gloss, gloss paint)

C. WOOD SURFACE

1. Painted Doors, jambs, cabinets, shelves (Semi - gloss finish, lacquer type spray)

1st coat : Primer Surfacer

2nd coat : Lacquer Spot Putty (if required)

3rd coat : Lacquer Primer Surfacer on puttied areas.

4th coat : Automotive Lacquer Enamel

2. Plain painted surfaces such as walls & partitions (Semi-gloss finish-Alkyd type)

1st coat : Flat wall Enamel

Putty : Glazing Putty

2nd coat : Semi-Gloss Enamel

3rd coat : Semi-Gloss Enamel

D. METAL SURFACES

Gloss Finish (Alkyd Type) for G. I. Pipes, etc.

1st coat : Metal Primer Zinc Chromate

2nd coat : Glazing Putty

3rd coat : Quick Dry Enamel

2. Gloss Finish (Epoxy type) for metal elements and doors, wrought iron

- grilles, W. I. railing, B. I. and G. I. pipe handrails
- 1st coat : Epoxy Primer White
 - 2nd coat : Epoxy Enamel
 - 3rd coat : Epoxy Enamel

PLUMBING LINES, WATER SYSTEM & FIXTURES

16.1 PLUMBING SYSTEM

- A. **SCOPE/WORK INCLUDED.** Work in this section includes furnishing all labor, materials, equipment, incidentals, procedures and supervision necessary for the installation of the plumbing system.
- B. **SUBMITTALS.** The Contractor shall furnish, for approval, full Information and satisfactory evidence as to the kind and quality of materials or articles he will incorporate in the work.
- C. **QUALIFICATION OF WORKMEN.** Only competent workmen, who have been thoroughly trained and experienced in the skills required and who are completely familiar with the materials involved and with the requirements of his work, shall be engaged.
- D. **GENERAL REQUIREMENTS.** The project drawings shall show the general requirements as to sizes, arrangement, extent of piping, and location of equipment. Unless otherwise indicated or specified herein, all work shall be accomplished in accordance with the National Plumbing Code.

PRODUCTS AND MATERIALS

PIPES AND FITTINGS

- A. **SOIL, WASTE, AND VENT PIPES** shall be uPVC ultima supra series as approved by the architect.
 - 1. PVC cement shall be as recommended by the PVC pipe manufacturer, solvent type
- B. **COLD AND HOT WATER LINE PIPES** shall be as approved by the architect.
 - 1. Couplings and pipe fittings shall be of the heavy duty type and as recommended by the pipe manufacturer.

C. VALVES

- 1. Angle, check and glove valves shall be bronze, 125 pounds, and type as suitably for the application. Check valves shall be swing types.
- 2. Gate valves. All valves used for shut-off valves or gate valves shall be bronze, with screwed ends, and 125 pounds' pressure capacity.
- 3. Clean-outs shall be provided in all soil, storm or waste lines at every change in direction greater than 45 degrees, size same as the pipe served.

Clean-outs shall be extended to an easily accessible place or where indicated on the drawings.

4. Pipe sleeves shall be installed and properly secured in place at all points where pipes pass through masonry or concrete, except un-framed floors on earth with sufficient diameter to provide approximately 6 mm clearance around the pipe or insulation. Pipe sleeves in walls, partitions and through floors shall be of PVC pipe, schedule 40.
 5. Pipe hangers, inserts and supports shall be provided to all horizontal runs of pipes and shall be hanged with adjustable wrought iron or malleable iron pipe hangers spaced not over 1.5 meters apart for PVC pipes and 3.0 meters apart for steel pipes. Trapeze hangers may be used in place of separate hangers on pipes running parallel to and close to each other.
 6. Shock absorbers or air capped chambers shall be provided, where shown on the drawings, on all individual branch water lines to equipment or fixtures.
- D. HOSE BIBB shall be with metal handle, heavy duty type, chrome plated, compression type, with hose threads; size shall be as indicated.
- A. FAUCETS for water system shall be Brass Fittings shown in Chrome, as approved by the architect or as specified herein or as indicated shall be heavy-duty type, chrome-plated and or as specified in Section 10.01 Miscellaneous Specialties.
- B. FLOOR DRAIN shall be stainless steel with strainer, size 100 mm x 100 mm with stainless fastening screw.
- C. TOILET AND BATH FIXTURES AND ACCESSORIES shall all be American Standard as specified in Section 10.01 Miscellaneous Specialties.
1. Faucet and accessories shall be "American Standard", size and type as shown.

INSTALLATION

- A. GENERAL. Piping shall be installed according to the shop drawings, as recommended by the manufacturer and as directed during installation, straight and as direct as possible, forming right angles or parallel lines with building walls and other pipes, and neatly spaced. Erect pipe risers plumb and true, parallel with walls and other pipes neatly spaced. Before being placed in position, pipe and fittings shall be cleaned carefully. All pipes shall be maintained in a clean condition.
- B. ALL PIPING shall be properly supported or suspended on stands, clamps, hangers, or equivalent of approved design. Supports shall be installed in such a manner to permit pipe free expansion and contraction while minimizing vibration. Do not install pipes in a manner that interferes with other pipes,

ducts, conduits, equipment and adjacent structures of the building. The arrangement, positions and connection of pipes, fixtures, drains, valves, and the like indicated on the drawings shall be followed as closely as possible. All pipes shall be cut accurately to measurement and shall be worked into place without springing and forcing. Changes in pipes shall be made with reducing fittings. Pipes shall not pass through columns, footings, and beams, except where noted on the drawings.

- C. ROUGH-IN FOR PIPES AND FITTINGS shall be carried along with the building construction. Correctly located openings of proper sizes shall be provided where required in the walls and floors for the passages of pipes. All items to embed in concrete shall be thoroughly cleaned and free from all rust and scale.
- D. PIPES IN TRENCHES. Sewer and water piping shall be placed in separate trenches.
- E. INSTALLATION OF SCREW-JOINTED PIPING. All pipes shall be cut accurately according to measurements established by the contractor and shall be worked into place without springing or forcing. Proper provision shall be made for the expansion and contraction of all pipelines. Pipe and fittings shall be free from fins and burrs. Screw joints shall be made with a lubricant applied on the male threads only; threads shall be full cut and not more than three threads on the pipe shall remain exposed. All exposed ferrous pipe threads after being installed and tested shall be given one coat of zinc chromate and enamel paint.
- F. INSTALLATION OF FIXTURES. Connections between the earthenware of fixtures and the flanges on soil pipe shall be made gas and watertight. All bulk material including putty and plastics shall not be used for gaskets. Floor drains shall be secured in a water tight manner.

PROTECTIVE COATING FOR GALVANIZED STEEL PIPING BURIED IN THE GROUND. All galvanized steel piping buried in the ground shall be given a protective coating of zinc chromate primer and enamel paint.

QUALITY ASSURANCE

TESTS. All defects disclosed by tests shall be rectified and the test repeated. All labor, materials and equipment used for tests shall be provided by the contractor.

- A. **WATER PIPING.** Water piping shall be subjected to a hydrostatic pressure test of 100 pounds per sq. inch. All potable water piping shall be disinfected by a mixture containing not less than 0.6 pound of high test calcium hypochlorite, or an equivalent amount of chlorinated lime (about 2 pound), to each 1000-gallon of water, which provides not less than 50 PPM of available chlorine. The mixture shall be injected into the system shall then be drained, flushed with potable water, and placed in service.

- B. **SANITARY PIPING.** Before the installation of any fixture, the ends of the system shall be capped and all lines filled with water to the roof or 3 m above the highest fixture connections if test is done in sections or by floors and allowed to stand for at least 30 minutes without leakage. Test tees having cast iron screwed plugs shall be installed in the vertical stacks when tests are made in sections or by floors. Test within building shall be made with piping exposed. Underground piping shall be tested before backfilling.
- C. **PLUMBING SYSTEMS AND EQUIPMENT.** Plumbing system and equipment after complete installation shall be given an in service tests. All fixtures are installed the entire vent and sewer systems shall have a final test. Final test shall be either the smoke or peppermint test. Before proceeding with either test all traps shall be filled with water. Smoke test shall be accomplished by filling the entire sewer system with a pungent thick smoke produced by one or more smoke machines. When smoke appears at stack openings on the ceiling or roof, they shall be closed. A pressure equivalent to a 25 mm water column shall be exerted and maintained for 15 minutes before inspection starts. Peppermint tests shall be accomplished by introducing a minimum of 2 ounces of oil of peppermint into each stack. All stacks and line openings shall be closed during test, for a minimum period of 1/2 hour.

WATER SERVICE SYSTEM

- A. **SCOPE / WORK INCLUDED.** Work in this section includes the furnishing of all labor, materials, equipment, procedures, incidentals, and superintendence required for the installation of a water service system. Service lines shall include the pipelines from the main water distribution to the building service at a point approximately 1.5 m from the building.
- B. **WATERLINE** shall be PPR as approved by the architect.
- C. **SERVICE STOPS** shall be all bronze with flange, joint coupling and threads on inlet. Stops shall be tested to minimum hydraulic pressure of 200 pounds per square inch.
- D. **SERVICE BOXES** shall be cast-iron. Extension service boxes of the required length and having either screw or slide-type adjustment shall be installed at all service box locations. The boxes shall have housings of sufficient size to completely cover the service stops and shall be complete with identifying covers.

INSTALLATION

- A. **GENERAL.** Excavation and backfilling of pipe trenches shall be as specified in Section: Earthwork.
- B. **PIPE LAYING AND JOINTING.** Before being placed in position, pipe, fittings, valves, and accessories shall be cleaned, and shall be maintained in a clean condition. Proper facilities shall be provided for lowering sections of pipe into trenches. Piping that does not allow sufficient space for proper

installation of jointing material shall be replaced by one proper dimension. The pipe shall be graded in straight lines, taking care to avoid the formation of any dips or low points. Pipe shall be supported at its proper elevation and grade, care being taken to secure firm and uniform support. Wood support blocking will not be permitted. The full length of each section of pipe and fittings shall rest solidly on the pipe bed, with recess's excavation to accommodate bells, joints, and couplings. Anchors and supports shall be provided where necessary and where indicated on the project drawings for fastening work into place. Proper provision shall be made for the expansion and contraction of pipelines. Trenches shall be kept free of water until joints have been properly made. Open ends of pipe at the end of each day's work shall be closed temporarily with wood blocks or bulkheads. Pipe shall not be laid when the conditions of trench or weather are unsuitable.

- C. MANUFACTURER'S RECOMMENDATIONS. Where installation procedures or any part thereof is required to be in accordance with the recommendations of the manufacturer of the material being installed, printed copies of these recommendations shall be furnished to the Construction Architect/Engineer prior to installation. Installation of the item will not be allowed to proceed until the recommendations are received. Failure to furnish these recommendations can be cause for rejection of the material.

DISINFECTION

Before acceptance for domestic operation, each unit of completed supply line and distribution system shall be disinfected, as specified below. After pressure test has been made, the unit to be disinfected shall be thoroughly flushed with water until all entrained dirt and mud has been removed before introducing the chlorinating material. The chlorinating material shall provide a dosage of not less 50 parts per million and shall be introduced into water lines in an approved manner. Treated water shall be retained in pipe long enough to destroy all non-spore-forming bacteria. Except where a shorter period is approved, retention time shall be at least 24 hours. This shall produce not less than 10 PPM of chlorine at extreme end of line - at the end of retention period. All valves on lines being disinfected shall be opened and closed several times. Samples of water shall be taken from points in the system in sterilized containers for bacterial examination. Disinfection shall be repeated until tests indicate absence of pollution for at least 2 full days. System will not be accepted until satisfactory bacteriological results have been obtained.

QUALITY ASSURANCE

GENERAL. All work shall be in first class condition and constructed properly in accordance with the drawings and specifications. All defects and leaks disclosed by the test shall be corrected. Piping shall not be buried, covered, or concealed until it has been inspected, tested, and approved, except when procedure is modified by the referenced installation and testing standard.

FIELD TESTS. For water service line, hydrostatic pressure for pressure test

shall be 50 percent in excess of the maximum working pressure of the system, but shall be not less than 100 psi and shall be held for a minimum of one hour. Prior to the pressure test, that portion of the water line being tested shall be filled with water for soaking period of not less than 24 hours. Hydrostatic pressure for leakage test for all systems shall be the maximum working pressure of the system, except as otherwise specified hereinafter. Leakage test may be performed at the same time and at the same test pressure as the pressure test.

ELECTRICAL

17.1 GENERAL

SCOPE / WORK INCLUDED. Work in this section covers the requirements for a complete electrical installation, including the furnishing of all labor, materials, equipment, tools, transportation, storage, incidentals and superintendence necessary to accomplish the electrical installation. The work includes, but is not necessarily limited to, the installation of interior lighting and power system. If anything has been omitted in any item of works usually furnished, which are necessary for the completion of electrical works, then such items must be included.

QUALITY ASSURANCE

- A. **REFERENCE STANDARDS.** Electrical equipment, materials and procedures shall conform to the applicable requirements of the latest edition of the following: Underwriter's Laboratories, (UL), National Fire Protection Association (NFPA), National Electrical Manufacturer's Association (NEMA) and other related publications.
- B. **WORKMANSHIP.** All equipment and materials shall be installed in a neat and workmanlike manner.
- C. **QUALIFICATION OF INSTALLER.** At least one licensed electrician, who has been thoroughly trained and experienced in the skills required, and who is completely familiar with the methods of installation, must be present at all times during the installation. He shall direct all work performed under this section.

COMPLIANCE TO APPLICABLE CODES AND REGULATIONS. All installation procedures, materials and equipment shall comply with the following as applicable:

- A. Philippine Electrical Code.
- B. National Electrical Safety Code, latest edition.
- C. Power Company Regulations.
- D. National Fire Protection Association
- E. Bureau of Labor Standards.
- F. Local laws and ordinances

REPAIRS TO DAMAGED EXISTING WORK. Any damage to building, piping, or equipment caused by this work shall be repaired by skilled mechanics of the trades involved, at no additional cost to the Owner.

SUBMITTAL. The contractor shall submit for approval one sample of each fixture, wires and wiring devices. For circuit breakers, boxes and panel boards, catalogues or brochures may be submitted.

RECORD DRAWINGS. The Contractor shall keep a careful record of all the changes made in the actual installation, which differs from that shown on the Contract Drawings. Upon completion, the Contractor shall, in a neat and accurate manner, finalize "AS BUILT" drawings on tracing paper. These drawings shall be submitted to the Construction Architect/Engineer for approval. After approval, they shall become the property of the Owners. The print copies shall be duly signed and sealed by a Licensed Electrical Engineer.

MATERIALS

LIGHTING FIXTURES AND LAMPS. The Contractor shall provide and install all lighting fixtures of the size and type as indicated on the drawings. All fixtures shall be wired and installed complete, including all lamps and/or tubes, transformers, ballasts, supports, brackets, canopies, globes and other parts and devices necessary for complete installation and operation.

FLUORESCENT FIXTURE UNIT shall be complete. The tube shall be accessible without removing the fixture. Fixture shall be direct connected to 220 volts system as shown.

- A. Ballast shall be built to the specification adopted by the certified ballasts manufacturer's approved by the Electrical Testing Laboratory with lowest sound rating with UL label. Ballasts shall be 220V rapid start high power factor series type "P" (0.95) p.f. capacitive "A" sound rating. Ballasts shall be for the approval of the architect.
- B. Fluorescent tubes shall be standard cool white rapid start of wattage and quantity shown.
- C. Fluorescent fixture housing shall be US gauge 22 sheet steel. Reflecting surfaces shall have baked white; acrylic finish preceded by one coat of baked gray primer. Acrylic shall be color stable and non-aging. Non-reflecting surfaces shall be finished with baked light gray enamel preceded by one coat of dark gray primer.
- D. Acrylic glasses of the size and configuration shown shall be provided.

WIRES AND CABLES for lighting, intercom, telephone, televisions and other requirements shall be for the approval of the architect.

Sizes and type of wires shall be as indicated, and shall pass the stringent quality requirements set by the Ministry of International Trade and Industry of Japan and the Philippine standards.

- A. All wires shall be copper, soft-drawn and annealed, shall be of ninety-eight (98%) conductivity, shall be smooth and true and of a cylindrical form and

shall be within one percent (1%) of the actual size called for.

- B. Wires or cables for lighting and power systems shall be plastic insulated for 600 volt working pressure, type THW unless otherwise noted on plans or specified below. All wires AWG No. 8 and larger shall be stranded copper.
- C. Control leads for motors or lighting shall be type THW for lighting and power systems. No wire smaller than No. 12 gauge or as indicated shall be used, except for control leads.

CONDUIT for interior systems shall be uPVC V2000 Rigid Electrical conduits manufactured by Emerald Vinyl Corporation or approved by the Architect.

- A. No conduit shall be used in any system smaller than ½-inch electric trade sized, nor shall have more than four ninety degrees bends in any one run. If necessary, pull boxes shall be provided as directed.
- B. No wire shall be pulled into any conduit until the conduit system is complete in all details; in the case of concealed work, until all rough plastering or masonry has been completed; in the case of exposed work, until the conduit has been completed in every detail.
- C. The ends of all conduits shall be tightly plugged to exclude plaster, dust and moisture while the building is in the process of construction. All conduits shall be reamed to remove all burrs.
- D. All pipes and fittings on exposed work shall be secured by means of metal clips spaced a maximum of five feet which shall be held in place by means of a machine screw. When running over concrete-surfaces, the screws shall be held in place by expansion sleeves. All pipes on exposed work shall run at right angles to and parallel with the surrounding walls and shall conform to the form of the ceiling, no diagonal runs shall be allowed and all ends and offsets shall be avoided as far as possible. Where necessary, conduit fittings shall be used. Piping, in all cases shall be run perfect straight and true, satisfactory to the Construction Architect/Engineer.

OUTLET BOXES AND FITTINGS

- A. All outlets of whatever kind for all systems shall be provided with a suitable fitting which shall be either a box or other device specially designed to receive the type of fittings to be mounted thereon.
- B. The Contractor shall consult the Construction Architect/Engineer as to the nature of the various fittings to be used before installing his outlet fittings, to the nature of appliance to be a finished design.
- C. In the case of fixtures, their outlet fittings shall be provided with suitable fixture supports of a size and kind required by the fixture to be hung. Fixture studs in general shall be 3/8 inch. All outlets on exposed conduit work shall be cast alloy conduit fittings of proper type, shall be for the approval of the

architect/engineer.

- D. At all outlets on concealed conduit work, provide galvanized pressed steel outlet boxes of standard make.

WALL SWITCHES. Wall switches shall be rated at 15 amperes, 250 volts, one-way, as required. The type of switch shall be tumbler operation and the color, plating and appearance of wall plates shall be submitted prior to the purchase of wall switches and face plates. Switches shall be for the approval of the architect/engineer.

JUNCTION AND PULL BOXES. Junction and pull boxes, of code gauge steel, shall be provided for facilitating the pulling of wires and cables. Pull boxes in finished places shall be located installed with the permission and to the satisfaction of the Construction Architect/Engineer.

WALL RECEPTACLES. Receptacle outlets shall be for flush mounting duplex rated at 15 amp., 250 volts, parallel slots with grounding slot. Type and color of receptacle outlet plates shall be as selected by the Architect and appropriate samples of outlets and plates shall be submitted prior to purchase of devices.

CIRCUIT BREAKERS shall consist of a quick-make, quick break type entirely trip-free operating mechanism, with contacts arc interrupter, and thermal-magnetic trip unit for each pole, all enclosed in a moulded-phenolic case. The thermal magnetic trip unit shall provide time-delayed overload protection and instantaneous short circuit protection, and in case of overload or short circuit in any one pole. Circuit breaker shall be trip indicating, with the tripped position of breaker handle midway between "ON" and "OFF" positions. Circuit breakers shall be for the approval of the architect/engineer. All circuit breakers rated above 225 amperes shall have interchangeable trip units.

PANELS AND CABINETS

- A. Standard panels and cabinets, as far as possible, shall be dead front construction furnished with trims for flush mounting as required. Cabinets shall be code gage steel with gutters at least 4-inch wide and wider if necessary. The trim for all panels shall be finished in gray enamel over a rust inhibitor. Panels and cabinets shall be for the approval of the architect/engineer. Manufacturer's shop drawings in triplicate shall be submitted.

- B. 220- Volt lighting panels shall be equipped with 20A circuit breakers in the branch circuits and a three-pole circuit breaker in the main unless noted otherwise on plans. As indicated on plans the panels shall be assembled in two or more selection if over 20 two-pole circuits or 40 one pole circuits. Circuit breakers shall be for the approval of the architect/engineer.

- C. Distribution panels shall be of same type as lighting panels except equipped

with one-pole, two-pole and three-pole circuit breakers frame up of sizes called for on plans.

MOTOR STARTERS

- A. Provide proper size, characteristics and HP rating as required by the particular motor. Use motor nameplate data for selection of overload relays. Provide an overload for each conductor.
- B. Provide an enclosure for all starters. NEMA 1 for general use and the equivalent of NEMA 3R for exterior or wet or damp locations.
- C. Across the line for 7-1/2 HP or less and reduced voltage type for 10 HP and larger.

GROUNDING AND BONDING EQUIPMENT. Shall be in accordance with Article 250 N. E. C. as amended by the office of the Building Official (DPWH).

GROUNDING CONDUCTORS. Non-metallic raceways, size per table 250-95 N. E. C.

LOCATION OF WIRING AND OUTLETS

It shall be the responsibility of the Contractor to study all pertinent drawings and obtain precise information as to the exact location of all outlets, apparatus, appliances, and wiring to be installed. It shall be understood that any outlet may be relocated on a distance not exceeding 15 feet from the location shown on the drawings. Contractor shall make any necessary adjustment of his work to fit conditions for recessed fixtures and for outlets occurring in glazed tile, block, terra cotta, marble, wood panelling, or other special finish materials in order that all boxes may register flush with finish and shall be centered properly. In centering outlets, due allowance shall be made for overhead piping, ducts, window, and door trim, variations in thickness of plastering, etc., as erected, regardless of conditions which may be otherwise shown on small scale drawings. Outlets incorrectly located shall be properly relocated at the Contractor's expense. Local switches near doors shall be located at the stride side of the door.

The center of wall outlets, socket-outlets, switches, telephone outlets, pilot lights, indicating lights and clock outlets shall be installed at heights above finished floor as indicated on the drawings. Where mounting heights are indicated on the Electrical Drawings, they shall be verified with Architect's drawings before installation.

INSTALLATION

CONDUIT INSTALLATION

- A. Conduit installation shall be made with rigid metal conduit and fittings, electrical metallic tubing, or non-metallic conduit. Electrical metallic tubing shall not be installed underground, encased in concrete or used in outdoor

work. Rigid metal conduit installed underground shall be encased in concrete or covered with a protective coating.

- B. Exposed conduit shall be installed parallel with or at right angles to the building walls and ceilings and shall be supported by pipe straps, wall brackets, hangers or ceiling trapeze. Fastenings shall be by wood screws on wood; by toggle bolts on hollow masonry units; by concrete inserts, or expansion bolts on concrete or brick; by machine screws, welded threaded studs, or spring tension clamps on steel work. Threaded studs driven in by a powder charge and provided with lock washers and nuts may be used in lieu of expansion bolts or machine or wood screws. Threaded C-clamps may be used on rigid steel conduit only. The load applied to fasteners shall not exceed 1/4 of the proof test load. Fasteners attached to concrete ceilings shall be vibration and shock resistant. Holes cut to a depth of more than 1/2 inches in reinforced concrete beams or to a depth of more than 3/4 inch in concrete joints shall not cut the main reinforcing bars. Holes not used shall be filled. In partitions of light steel construction, sheet-metal screws shall be used. In suspending-ceiling construction, conduit shall be run above the ceiling and only lighting system branch circuit raceways shall be fastened to the ceiling supports. Spring steel fasteners may be used for lighting branch circuit raceway supports in suspended ceilings in dry locations. Conduits shall be fastened to all sheet metal boxes and cabinets with two lock nuts where required by the National Electrical Code, where insulated bushings are used and where bushings cannot be brought into firm contact with the box. Locknuts shall be the type with sharp edges for digging into the wall of metal enclosures. Bushings shall be installed on the ends of all conduits and shall be of the insulating type where required by the National Electrical Code. (Exposed risers in wire shafts of multi-story buildings shall be supported by U-clamp hangers at each floor level and at intervals not to exceed 10 feet. Fittings for steel conduit and electrical metallic tubing shall be iron or steel only.)
- C. Conduit installed in concrete floor slabs shall be located so as not to affect the structural strength of the slabs. Conduit shall be installed within the middle one-third of the concrete slab except where necessary to not disturb the reinforcement. Outside diameter of conduit shall not exceed one-third of the slab thickness and conduits shall be spaced not closer than three diameters except at cabinet locations. Curved portions of bends shall not be visible above the finish slab. Slab thickness shall be increased as necessary to provide a minimum one inch cover over conduit. Where embedded conduits cross expansion joints, suitable water tight expansion fittings and bonding jumpers shall be provided. Conduit larger than one inch trade size shall be parallel with or at right angles to the main reinforcement: when at right angles to the reinforcement, the conduit shall be close to one of the supports of the slab.
- D. Conduits installed in contact with earth shall be rigid steel. Rigid steel conduits shall be encased in concrete. Zinc coating may be omitted from steel conduit, which has a factory-applied epoxy coating. Field made joints,

fittings, abrasions, imperfections shall be coated with material equivalent to the above.

Changes in direction or runs shall be made with symmetrical bends or cast-metal fittings. Field made bends and of offset shall be made with a hickey or conduit-bending machine. Crushed or deformed raceways shall not be installed. Trapped raceways in damp or wet locations shall be avoided. Plaster dirt or trash shall be prevented from lodging in raceways, boxes, fittings and equipment during construction. Clogged raceways shall be freed of all obstructions.

BOXES, OUTLETS AND SUPPORT

- A. Boxes shall be in the wiring or raceway systems wherever required for pulling of wires, making connections and mounting of devices or fixtures. Boxes shall be sheet steel. Each box shall have the volume required by the National Electrical Code for the number of conductors enclosed in the box. Boxes for mounting lighting fixtures shall be not less than 4 inches except that smaller boxes may be installed as required by fixture configuration as approved. Boxes installed for concealed wiring shall be provided with suitable extension rings or plaster covers, as required. Boxes for use in masonry block or tile walls shall be square cornered tile type, or standard boxes having square-cornered tile-type covers. Cast metal boxes installed in wet locations and boxes installed flush with the outside of exterior surfaces shall be gasketed. Separate boxes shall be provided for flush or recessed fixture when required by the fixture terminal operating temperature and fixtures shall be readily removable for access to the boxes unless ceiling access panels are provided. Boxes and pendants for surface-mounted fixtures or suspended ceilings shall be supported independently of the ceiling supports, or adequate provisions shall be made for distributing the load over the ceiling support members in an approved manner. Boxes and supports shall be fastened to wood with wood screws or screw-type nails of equal holding strength, with bolts and expansion shields on concrete or brick, with toggle bolts on hollow masonry units, and with machine screws or welded studs on steel work. Threaded studs driven in by powder charge and provided with lock washers and nuts, or nail-type nylon anchors may be used in lieu of wood screws, expansion shields, or machine screws. In open overhead spaces, cast boxes threaded to raceways need not be separately supported except where used for fixture support; cast metal boxes having threadless connectors and sheet metal boxes shall be supported directly from the building structure or by bar hangers. Where bar hangers are used, the bar shall be attached to raceway, which shall be supported with an approved type fastener not more than 24 inches from the box. Penetration into reinforced concrete members shall avoid cutting any reinforcing steel.
- B. Pull boxes of not less than the minimum size required by the Philippine Electrical Code shall be constructed of code gage galvanized sheet steel. Boxes shall be furnished with screw-fastened covers. Where several feeders through a common pull box, the feeders shall be tagged to indicate clearly the electrical characteristics, circuit number, and panel designation.

- C. Conduit stubbed up through concrete floors for connections to free standing equipment shall be provided with a short elbow and an adjustable brass tap or coupling brass or bronze threaded inside for plugs, set flush with the finished floor. Wiring shall be extended in rigid threaded conduit to equipment, except that where required, flexible conduit may be used 6 inches above the floor. Screw driver-operated threaded flush plugs shall be installed in conduit from which no equipment connections are made.

DEVICE PLATES OF THE ONE-PIECE TYPE shall be provided for all outlets and fittings to suit the devices installed. Plates on unfinished walls and on fittings shall be of zinc-coated sheet or cast metal having rounded or bevelled edges. Plates on finished walls shall be of steel with ivory baked-enamel finish. Screws shall be of metal with countersunk heads, in a color to match the finish of the plate. Plate shall be installed with all four edges in continuous contact with finished wall surfaces without the use of mats or similar devices. Plaster filling will not be permitted. Plates shall be installed with an alignment tolerance of 1/6 inch. The use of sectional type device plates will not be permitted. Plates installed in wet locations shall be gasketed. Device plates for telephone and inter-communication outlets shall have a 3/8 inch bushed opening in center.

RECEPTACLES. Single and duplex receptacles shall be rated 2-pole, 3-wire grounding type, 15 amperes, 240 volts. Body shall be ivory moulded phenolic compound supported on a metal mounting strap. Receptacles shall be side and back-wired with screw type terminals. Exposed metal parts shall be corrosion resistant. The ground pole shall be connected to the mounting strap. Special purpose receptacles shall be rated as indicated.

TOGGLE SWITCHES shall be totally enclosed with bodies of moulded compound and a mounting strap. Handles shall be ivory. Wiring terminals shall be of the screw type, back or side wired. Switches shall be rated quiet type. AC only, 15 ampere, 250 volt. Switches shall be single poles unless otherwise indicated.

PANELBOARDS. Lighting and appliance branch-circuit panel boards shall be circuit equipped, Type I, Class I. Circuit breakers shall be the rating, class painted.

GROUNDING AND BONDING. All exposed non-current-carrying metallic parts of electrical equipment, metallic raceway systems, grounding conductor and neutral conductor of wiring systems shall be grounded. The ground connection shall be made at the main service equipment and shall be made to driven rods on the exterior of the building or to the point of entrance of the metallic water service. Connections to flanged pipes shall be made to the street side of the flanged connection. No connections shall be made to water pipes coated with insulating materials.

RECESSED FLUORESCENT FIXTURES. Fixtures shall be installed in suspended ceiling opening as indicated. These fixtures shall have adjustable

fittings to permit alignment with ceiling panels. Fixtures installed in fire-resistive type of suspended ceiling construction shall be provided with fireproofing boxes having materials of the same fire rating as the ceiling panels, in conformance with the Building Materials List of Underwriter's Laboratories, Inc.

FLEXIBLE CONNECTIONS of the short length shall be provided for equipment subject to vibration, noise transmission, or movement and for all motors. Liquid-tight flexible connections shall be provided as required.

EQUIPMENT CONNECTIONS. All wiring for the connection of motors and control equipment shall be furnished and installed under this section of the specification, except as otherwise specifically noted or specified. Automatic-control wiring, signalling, and protective devices are not included in this section, but shall be furnished and installed under other sections of the specifications. Control wiring not shown on the electrical drawings shall be furnished.

TESTS

All wiring shall be tested for circuit continuity to assure that the wiring system is free of short circuit, accidental grounding or other defects prior to normal system operation. Tests shall be performed after all wiring is completed, and again after fixtures and equipment are connected and ready for use.

Design Parameters

ARCHITECTURAL DESIGN PARAMETERS

CODES AND STANDARDS

The Architectural Works shall be in accordance with the following Laws, Codes and Standards.

1.0 LAWS AND CODES

- 1.1 PD 1096 or National Building Code of the Philippines and its Latest and Amended IRR
- 1.2 RA 9266 or The Architecture Act of 2004 and its Latest and Amended IRR
- 1.3 BP 344 or Accessibility Law and its Latest and Amended IRR
- 1.3 RA 9514 or Fire Code of the Philippines and its Latest and Amended IRR
- 1.5 Existing Local Codes and Ordinances

2.0 STANDARDS

- 2.1 International Standards Organization ISO 9001:2008 – Quality Management
- 2.2 United States Green Building Council LEED Sustainable Design certification
- 2.3 Integrated Resilient Design Program sponsored by the Science and Technology Directorate of the US Department of Homeland Security.

3.0 SUSTAINABLE ARCHITECTURAL CONCEPTS

- 3.1 Green building design character and concepts
- 3.2 Sustainable Architectural conceptual flow

GENERAL DRAWING GUIDELINES

1.0 GENERAL

- 1.1 All drawings shall be computer drafted. Drawings shall be submitted both in printed and electronic copies.
- 1.2 Keep the same orientation for all plans. The north orientation shall be indicated in all architectural plans. The orientation of the architectural plans shall be consistent with all the engineering plans.
- 1.4 Existing buildings and new works shall be clearly indicated and labeled in site plans.
- 1.3 Detailed plans shall have a scale not smaller than 1:50 meters.
- 1.5 Spot detailed plans, elevations and sections shall have a scale not smaller than 1:20 meters.
- 1.6 Avoid notes such as “see architectural detail” or “see structural”. Always refer with a callout to the specific detail drawing and sheet number.

2.0 SITE PLANS

The site plans shall have a scale not smaller than 1:200 meters.

3.0 FLOOR PLANS

- 3.1 All plans shall be 1:100 meters. The same scale shall be used for the rest of the architectural, structural, sanitary, plumbing, electrical and mechanical plans, except for each trade’s site plan, detailed plans and spot details.
- 3.2 Elevation callouts shall be indicated on the floor plans and shall be consistent with the elevation drawing.
- 3.3 Section line callouts on the floor plans shall be consistent with the section drawing.
- 3.4 Floor plans shall be indicated with boxed room callout numbers, including the callout for floor finishes and wall finishes.
- 3.5 Floor elevations shall be indicated in the floor plans. This shall be in reference to the natural grade line or the established finished floor lines of the adjoining existing buildings.
- 3.6 The location of mechanical equipment, e.g. air conditioning shall be indicated in the floor plans. This shall be consistent with the mechanical and electrical plans.
- 3.7 Door callouts shall be circles with proper numbering.
- 3.8 Window callouts shall be hexagons with the proper numbering.

4.0 ELEVATIONS AND SECTIONS

- 4.1 Finish floor lines and top of truss lines shall be consistent in all the elevations, sections and structural plans and details.
- 4.2 Floor-to-floor heights shall consider beam depths, mechanical ducting, cable trays and plumbing space above the ceiling, and optimum ceiling heights. Floor-to-floor heights shall not be less than the values indicated on the Schematic **Plans**.

5.0 REFLECTED CEILING PLANS

- 5.1 Reflected ceiling plans shall be indicated with boxed room callout numbers, including the callout for ceiling finishes and lighting fixtures.
- 5.2 Ceiling height relative and in reference to the finish floor line shall be indicated in the reflected ceiling plans in each rooms with boxed dimensions. This is to ensure that the ceiling heights of all rooms are established whether or not reflected in the sections.
- 5.3 The description and location of the fixtures, e.g. lighting, smoke detectors, air condition vents, exhaust fans, in the reflected ceiling plans shall be consistent with the electrical and mechanical plans.

6.0 ROOF PLANS

Location of all downspouts shall be indicated in the roof plans.

7.0 DOORS AND WINDOWS

Door and window schedules shall indicate the type of door or window, the number of doors and windows, the location/s of the door or window, the materials and accessories included and other special specifications, e.g. color or finish.

8.0 DETAILS

- 8.1 Provide a minimum of one (1) section of a scale not smaller than 1:50 meters for each area preferably cut along the area with special construction design.
- 8.2 Provide spot detail plans, elevations and sections of a scale not smaller than 1:10 meters for special designs with aesthetic treatment and ornamentation.
- 8.3 Provide detail plan of a scale not smaller than 1:50 meters for all areas needing tile pattern, e.g. dwelling units, toilets, corridors, stairs, lobby, common areas, entrance walk, showing the position and pattern of tiles.
- 8.4 Centerline location of plumbing fixtures shall be indicated in detail plan with lines of reference and its corresponding dimensions. This is to indicate the exact locations of the plumbing/sanitary roughing-ins.

9.0 COORDINATION DRAWINGS

- 9.1 During design development only, provide colored coordination floor plans and reflected ceiling plans that show the overlays of all relevant disciplines. The scale should not be less than 1:100 meters, with each professional assigned a unique color. A legend identifying the discipline and line or object colors shall be contained in each sheet.

- 9.2 Responses to reviewer comments shall be noted in the forms supplied by the Construction Manager. Approval to proceed with Construction Documents (For Construction) shall be confirmed after designer's responses to reviewer comments on the coordination drawings have been accepted.
- 9.3 Responses to reviewer's comments on Design Development documents shall be back-checked in the Construction Documents prior to implementation.

10.0 DRAWING QUALITY CONTROL

All drawings and specifications shall be signed and sealed by the licensed professional who performs quality control prior to submission of Design Development and For Construction deliverables.

C. BUILDING ARCHITECTURAL WORKS

1.0 FLOOR PLANS

- 1.1 The structural, sanitary, plumbing, electrical and mechanical designs are required to refer to the architectural plans and specifications in case of discrepancies. If an engineering design will have any possible conflict or interference on the architectural design, the latter may be adjusted provided that the aesthetic value will not be compromised.
- 1.2 The architectural and engineering plans shall be consistent all throughout in terms of dimensions and locations of columns, beams, walls, roof line, conduits, ducts, pipes and fixtures, among others. Column and beam grid lines shall be consistent in all the architectural and engineering plans.
- 1.3 Verify and coordinate floor plans with the mechanical, electrical and sanitary design with regard to the requirements for mechanical rooms, AHU rooms, pipe chase, and other engineering requirements.
- 1.4 Public toilets shall have provisions and fixtures for persons with disability as required by BP 344. If enough space allows, toilets specially made and designed for persons with disability is preferable.

2.0 WALLS

- 2.1 Exterior concrete walls shall be 200mm thick, while interior concrete walls shall be 150mm thick. This is indicative of the finished wall thickness including the plastering and tile works.
- 2.2 Toilet wall tiles shall be at least 600mm x 600mm, unless otherwise specified. Toilet wall dimensions shall be based on the modular sizing of tiles to avoid tile serujo and or excessive tile wastage.
- 2.3 Layout and work on wall and floor tiles must be aligned, plumb, level and square.
- 2.4 All edges, corners and intersections of toilet tiles, including the top most tiles not reaching the ceiling shall be provided with polyvinyl chloride tile trims.
- 2.5 Tile color and design shall be approved first before installation.

3.0 FLOORS

- 3.1 If floor tiles in two adjacent areas with different material, color or design meet at the door opening, the cut shall be located middle of the door thickness when in a closed position. Provide details in the floor pattern designs. Provide aluminum threshold, when required.
- 3.2 Floors at the openings of toilets for persons with disability shall be sloping. Indicate in the plans and sections.
- 3.3 Toilet floor tiles shall be at least 600mm x 600mm, unless otherwise specified. Toilet dimensions shall be based on the modular sizing of tiles to avoid tile serujo and or excessive tile wastage.
- 3.4 Pantry and kitchen floor tiles shall be at least 600mm x 600mm, unless otherwise specified. Kitchen dimensions shall be based on the modular sizing of tiles to avoid tile serujo and or excessive tile wastage.
- 3.5 Lobby and corridor floor tiles shall be 600mm x 600mm, unless otherwise specified.
- 3.6 Layout and work on wall and floor tiles must be aligned, plumb, level and square.
- 3.7 All edges, corners and intersections of toilet tiles, shall be provided with polyvinyl chloride tile trims.
- 3.8 Tile color and design shall be approved first before installation.

4.0 CEILING WORKS

- 4.1 Ceiling height in corridors should be planned to avoid conflicts between ductwork for exhaust, cable trays and plumbing. Determination of slab to slab height should consider beam depth which would limit the locations where room air supply and exhaust may run across.
- 4.2 Soffit of exterior beams and slabs shall have drip molds to prevent damage due to water seeping into the eaves or ceiling. Section details shall be required to show the drip mold.
- 4.3 The direction of lighting fixtures shall be consistent in all building rooms with exterior windows.

5.0 DOORS AND WINDOWS

- 5.1 All entrance doors to offices and rooms shall be frameless glass doors.
- 5.2 Major entry ways that require security shall be installed with security access systems as required.
- 5.3 Wall partitions facing or along the corridors shall be frameless glass partitions.
- 5.4 Toilets and other wet areas shall have steel doors on steel frames.
- 5.5 Fire escape doors should be provided with panic hardware and door closers and shall conform to the requirements of the Fire Code of the Philippines.
- 5.6 Aluminum frames of glass doors shall be powder-coated.
- 5.7 Door finish and color shall be approved first before application.
- 5.8 Window sills shall be slightly sloped outwards to prevent damage to windows and paint due to water seepage. Section details shall be required to show this slope.

- 5.9 Door jambs with no moulding/casing installed on concrete walls shall have construction grooves all around. Provide details.
- 5.10 All doors and windows shall have reinforced concrete lintel beams. Provide details.

6.0 FIXTURES AND ACCESSORIES

- 7.1 Electrical light switches shall be located by the knob side of the door.
- 7.2 Electrical light switches and outlets shall be installed plumb and level.
- 7.3 The back boxes of receptacles and switches shall be packed with expanding sealant prior to installation. The outside edges and screws on face plates or trims shall be sealed and wiped clean of excess sealant.

8.0 ROOFING WORKS

- 8.1 The section of the concrete roof gutters shall be designed, in case of a clogged downspout, so that the overflow of water will be directed outside of the building and not towards the eaves or interior ceiling to prevent any damage. Provide membrane-type and integral-type waterproofing. Provide details.
- 8.2 Avoid valley or inside gutters in roof design. But in cases required in aesthetic design, valley or inside gutters shall be in stainless steel or concrete gutters with membrane-type waterproofing, and the section shall be designed with a capacity for big volume to prevent any damage due to overflow. Provide details.
- 8.3 Parapets, designed as a roof protection from the winds, must be designed to satisfy the preceding parameters. Provide details.
- 8.4 Concrete roofs shall be provided with membrane-type and integral-type waterproofing. Where roof space is to be developed into a roof deck garden, the proper drainage, insulation, waterproofing, vapor/thermal barriers and irrigation system shall be put in place. Provide details and mock-ups for approval prior to installation.
- 8.5 The slope of a hipped roof shall not be less than 14 degrees.

9.0 PAINTING

- 9.1 Painted ceiling shall be in flat latex finish, while cornices and mouldings shall be in gloss enamel finish unless otherwise noted.
- 9.2 Painted interior wall shall be at least in semi-gloss latex finish for rooms, unless specified to a higher type of paint.
- 9.3 Paint in special rooms for containment or barrier areas shall be epoxy system.
- 9.4 Painted exterior wall shall be at least in moisture-resistant/water-repellant solvent-based paint finish, textured or smooth, unless otherwise specified.
- 9.5 Paint color and shade shall be approved first before application.

E. SPECIFIC REQUIREMENTS

Provide spot detail plan and sections of the following:

1. Lattice work details (if any)
2. Gutter, eaves, and parapet
3. Ceiling – cove light (if provided), special connections and design, moldings, valances
4. Doors, windows, and gates – grille works
5. Special Architectural Treatment and Design, e.g. façade design, special windows and doors
6. Special Carpentry Works, e.g. partitions, cabinetry
7. Other details as may be required

F. SUMMARY OF MATERIALS

1. Materials to be used shall be fire-resistant, non-toxic, moisture-resistant and termite-resistant, e.g. fiber cement board, light-gauge steel frame, polyvinyl chloride ceiling panels.
2. Wet areas, e.g. toilets, and kitchen shall use non-skid/non-slip granite or vitrified ceramic floor tiles.
3. Heavy traffic areas, e.g. lobby, and corridor shall use heavy-duty seamless granite floor tiles or a higher type of floor material.
4. Ramps and stairs shall use non-skid/non-slip floor tiles, materials as specified.
5. Aluminum framings for glass works shall be powder coated.
6. Metal rod hangers with adjustable clips, and not galvanized iron wires, shall be used to support and suspend the aluminum T-runners and light gauge metal furring.
7. Roofing sheets shall be Ga. # 24 aluminum-coated, with embedded insulation, pre-formed and long-span.

G. DRAWING REQUIREMENT

CIVIL/STRUCTURAL DESIGN PARAMETERS

A. CODES AND STANDARDS

The Civil/Structural Design shall be in accordance with the following Laws, Codes and Standards.

1.0 LAWS AND CODES

- 1.1 National Structural Code of the Philippines (NSCP) 2010
- 1.2 PD 1096 or National Building Code of the Philippines and its Latest and Amended IRR
- 1.3 BP 344 or Accessibility Law and its Latest and Amended IRR
- 1.4 Existing Local Codes and Ordinances

2.0 STANDARDS

- 2.1 Bureau of Product Standards (BPS)
- 2.2 Philippine National Standards (PNS)

2.3 DPWH Blue Book

2.4 American Concrete Institute (ACI)

2.5 American Society for Testing Materials (ASTM)

2.6 American Welding Society (AWS)

SITE WORKS

1.0 GENERAL

Based on the Master Site Development Plan, provide where applicable complete design and details of road (concrete with curb gutter, including drainage) network, walkways parking areas and fencing.

1. The main driveway leading to the main entrance of the building shall be capable of two-lane traffic (at least 6.00 meters wide) with a minimum thickness of 150mm (8 inches). The perimeter road shall be capable of one way traffic. Concrete strength should be at least 3000psi. Roads shall be so designed to accommodate delivery vehicles.
2. Walkway should be at least 100mm thick with concrete strength of 2500psi. Ramps should be provided, instead of steps, for any change in elevations.
3. Parking area slabs should be at least 150mm thick with concrete strength of 3000psi.

B. BUILDINGS

1. The structural designer shall confirm the required fire ratings for building components based on the laboratory occupancy and design structural elements accordingly. Materials that have low or no volatile organic compounds should be used.
2. The structural designer is encouraged to use fire-resistive and non-toxic materials.
3. Geotechnical investigation or soil tests have been conducted on site to determine soil bearing capacity and recommended foundation design. The structural designer shall study the results and recommendations of these tests and take such into consideration in designing the appropriate foundation system for the building.

C. SPECIFIC REQUIREMENTS

The following shall be provided:

1. Connection details of beam and columns following the requirements of NSCP on confined areas.
2. Connection of trusses to beams and columns.
3. Splicing details of reinforcing bars on columns and beams and the required bar cut-off points.

D. SUMMARY OF MATERIALS

1. Concrete shall be Portland cement and conforming to ASTM Specification C150, Type I to Type II.

2. Coarse Aggregates shall consist of washed gravel, crushed stone or rock or a combination thereof conforming to ASTM C33.
3. Concrete hollow blocks shall be a standard product of recognized manufacturer conforming to PNS 16 with at least 350psi strength.
4. Reinforcing bars shall conform with PNS Grade 60 for 16mm diameter and above and PNS Grade 40 for 12mm diameter and below.
5. Structural steel shall conform with ASTM A36.
6. Bolts and studs shall conform with ASTM A325.
7. Welding electrodes shall be E60 or E70 and conform with AWS D.1.1.

E. DRAWING REQUIREMENTS

SANITARY/PLUMBING DESIGN PARAMETERS

A. CODES AND STANDARDS

The Sanitary/Plumbing Design shall be in accordance with the following Laws, Codes and Standards.

1.0 LAWS AND CODES

- a.1 National Plumbing Code of the Philippines (NPCP)
- a.2 Sanitation Code of the Philippines.
- 1.3 PD 1096 or National Building Code of the Philippines and its Latest and Amended IRR
- 1.4 RA 9514 or Fire Code of the Philippines and its Latest and Amended IRR
- 1.5 Existing Local Codes and Ordinances

2.0 STANDARDS

- 2.1 Bureau of Product Standards (BPS)
- 2.2 Philippine National Standards for Drinking Water
- 2.3 Underwriters Laboratory (UL)
- 2.4 National Water Resources Board (NWRB)
- 2.5 National Plumbers Association of the Philippines (NAMPAP)
- 2.6 Philippines Society of Sanitary Engineers, Inc. (PSSE)

C. BUILDING FACILITIES SANITARY/PLUMBING SYSTEM

1.0 SEWER LINE AND VENT SYSTEM

Provide complete Sewer Line and Vent System from all plumbing fixtures and floor drains, laid by gravity flow leading to the Sewage Treatment Plant (STP). For Demand Weight of Fixtures in Fixture Units, refer to Appendix-A, Table A-2, NPCP.

2.0 WASTEWATER LINE AND VENT SYSTEM

- 2.1 For all wash areas dealing and generating with oil/grease, provide separate Waste Line and Vent System and solely tap to the proposed Grease Trap and then connect its effluent to the Sewage Treatment Plant. For Estimated Demand Weight of Fixtures in Fixture Units, refer to Appendix A, Table A-2, NPCP.
- 2.2 Laboratory effluent when hazardous should be treated prior to entry into the public sewer.

3.0 STORM DRAINAGE SYSTEM

- 4.1 Provide complete storm drainage system for all roofs, canopies, concrete ledges and balconies including condensate drains laid for gravity flow connected to a leader/pipe line leading to the natural ground level storm drainage network.
- 4.2 Provide option to harvest storm water for landscape irrigation or use in toilet through a grey water system.

4.0 FLOOR DRAINS

- 5.1 Provide floor drains in laboratories that have deep traps that can be filled less frequently to avoid odors for backing up into the laboratories.
- 5.2 Provide floor drains as needed to conveniently capture condensate from equipment such as ice makers, controlled environment rooms, steam sterilizers, glassware washers.

D. SUMMARY OF MATERIALS

1. Sewer and vent pipes: un-plasticized Polyvinyl Chloride (uPVC) extra series 1000 conforming to ISO 3633 ASTM D2729 including trims and fittings
2. Storm drainage pipes: downspouts, un-plasticized Polyvinyl Chloride (uPVC) extra series 1000 conforming to ISO 3633 ASTM D2729 including trims and fittings (BPS Certified)

E. DRAWING REQUIREMENTS

ELECTRICAL DESIGN PARAMETERS

A. CODES AND STANDARDS

The Electrical Design shall be in accordance with the following Laws, Codes and Standards.

1.0 LAWS AND CODES

- 1.1 Philippine Electrical Code
- 1.2 National Electrical Code

- 1.3 PD 1096 or National Building Code of the Philippines and its Latest and Amended IRR
- 1.4 RA 9514 or Fire Code of the Philippines and its Latest and Amended IRR
- 1.5 Existing Local Codes and Ordinances

2.0 STANDARDS

- 2.1 Bureau of Product Standards (BPS)
- 2.2 Underwriters Laboratory (UL)
- 2.3 National Fire Protection Association (NFPA)
- 2.4 International Electro-technical Commission (IEC)
- 2.5 Illumination Engineering Society (IES)
- 2.6 National Electrical Manufacturer's Association (NEMA)
- 2.7 United States Green Building Council LEED Sustainable Design certification
- 2.8 Integrated Resilient Design Program sponsored by the Science and Technology Directorate of the US Department of Homeland Security.

B. BUILDING FACILITIES ELECTRICAL SYSTEM

1.0 LIGHTING SYSTEM

- 1.1 Provide and install adequate normal branch circuits for Lighting Systems to all areas using the standard Lighting Design Analysis. Utilize the standard illumination requirements per area of concern using the preferred particular type of luminaires.
21. Provide LED lights for all areas, unless otherwise specified.

2.0 POWER SYSTEM

- 2.1 Provide and install adequate normal branch circuits for the Power System.

3.0 STANDBY/EMERGENCY SYSTEM

- 3.1 Provide and install adequate life safety and critical emergency branch circuits for lighting or utilization equipment connected to the alternate power source.

C. SPECIFIC REQUIREMENTS

Provide details of the following:

1. Lighting Fixtures/Luminaries
2. Panel board and Circuit Breakers
3. Switchgear and other Metering Devices
4. Electrical Equipment and other Special Equipment
5. Others as may be required

D. SUMMARY OF MATERIALS

1.0 GENERAL LIGHTING LUMINAIRES

1.1 Fixtures type shall be as indicated on the Lighting Layout Plan:

- a. LED lights shall be wall or ceiling mounted or recessed luminaires.
- b. LED fixture housing shall be copper-free aluminum with epoxy powder coat paint finish and the lens material shall be heat and impact-resistant glass or polycarbonate.
- c. Other special lighting requirements shall be as approved by the LGU.
- d. Adjust lighting design so that laboratory benches are provided with more light than office desks. Confirm that the LED lights used for calculations are the same as specified and approved for installation.
- e. Day lighting and indoor lighting should provide a consistent (high) level of light at laboratory benches without shadows.

2.0 WIRING DEVICES

Wiring devices shall be non-automatic control devices, the contact is guaranteed by the pressure of the special spiral springs.

- 2.1 Switches shall be of 15A, 250V or 300V except as otherwise noted and approved. Terminals shall be screw-type or quick-connected type.
- 2.2 General use receptacle shall be 15A, 240V grounding type unless otherwise indicated on the drawings.
- 2.3 Special purpose receptacles shall be as called for on the drawings or required by laboratory equipment. Matching plugs shall be supplied. The End user's equipment list shall determine locations of special purpose receptacles.

3.0 PANELBOARDS AND CIRCUIT BREAKERS

The Panel Board and Circuit Breakers shall be equipped with molded-case circuit breakers and shall be the type as indicated in the panel board schedule and details.

- 3.1 Provide molded-case circuit breakers of frame, trip rating and interrupting capacity as shown on the drawings. The circuit breakers shall be quick-make, quick break, thermal-magnetic, trip-indicating and shall have common trip on all multiple breakers with internal trip mechanism.
- 3.2 All current-carrying parts of the panel boards shall be plated. Provide solid neutral (S/N) assembly when required. The assembly shall be isolated from the enclosure.
- 3.3 Panel boards serving laboratories should be near the door of the lab for access by staff.

- 3.4 Circuit breakers for large equipment set-ups may be added in future so sizing of electrical equipment should be based on a fully occupied laboratory building.
- 3.5 Provide laboratory equipment with dedicated circuit breakers as required by manufacturer's in the site facility preparation guides.
- 3.6 Surface mounted raceways shall have a duplex receptacle spaced every 600 mm and circuit breakers shall be mounted on or at the raceways for safe shut-off during emergencies.
- 3.7 GFI receptacles shall be used near wet areas per code.
- 3.8 All receptacles shall be commercial grade with brushed metal face plates.
- 3.9 All receptacles shall have labels or tags identifying the panel and circuit number as shown on the electrical power plans.
- 3.10 All electric outlets shall be color-coded, i.e. metallic grey or approved color for outlets connected to emergency power source/ back-up generator.

4.0 ELECTRICAL CONDUITS, BOXES AND FITTING.

- 4.1 All conduits, boxes and fittings shall be standard rigid steel, zinc coated or galvanized
 - a. Rigid Steel Conduits (RSC)
 - b. Rigid Metal Conduits (RMC)
 - c. Intermediate Metal Conduits (IMC)
 - d. Electrical Metallic Tubing (EMT)
 - e. Un-plasticized Poly-Vinyl Chloride (uPVC) if required shall be Schedule 40.

5.0 CONDUCTORS

- 5.1 Wires and cables shall be of the approved type and unless specified or indicated otherwise, all power and lighting conductors shall be insulated for 600 volts.
- 5.2 The conductors used in the wiring system shall be of soft-annealed copper having a conductivity of not less than 98% of that of pure copper and insulated for 60°C temperature.

5.2 All conduits of convenience outlets and wire ways for lighting branch circuit homeruns shall be wired with a minimum of 3.5mm square in size.

Performance Specifications and Parameters

Design and Build of Various Civil Works for CRCF - Lot 3: Repair and Improvement of Home for Girls Building (Design and Build)

Bidders must state either “Comply” or “Not Comply” in the Statement of Compliance column to each indicated parameter or specification n. Ensure that the offered item/s must all be compliant to the indicated parameter/s or specification/s to avoid failure of your bids.

PARTICULAR	QTY/UNIT	STATEMENT OF COMPLIANCE
Design and Build of Various Civil Works for CRCF - Lot 3: Repair and Improvement of Home for Girls Building (Design and Build)	1 LOT	

Introduction

This project undertaking is aimed for the complete design and construction of the **Repair and Improvement of Home for Girls Building** and its appurtenant structures at the DSWD FO-X COMPLEX, with the objective of producing a prime facility with the quality and character of environment appropriate to the aims of the DSWD FO-X. The resulting building should possess the quality and character needed to meet higher quality facilities with standards, complying the National Building Code regulations and Fire Safety Standards of the Fire Code of the Philippines and at the same time meeting the requirements for sustainable design providing green features of design like allowing natural air circulation, energy conscious designs, maximum utilization of day lighting, employing plants as part of the integrated building design for natural air pollution filter and carbon removal and improving the indoor and outdoor air quality of the building and proper use of interior materials to provide a conducive ambience within its interiors.

All areas must be in a temperature control state. All areas must be properly treated to block the penetration of unwanted insects and termites. All flooring finishes shall be nonskid rubberized flooring. Samples for rubberized paint and corresponding colors shall be submitted for approval before any work begin. The interior placements shall be designed and constructed incorporating the sustainability principles of ecologically responsive interior design and design considerations for environmental protection of the building and occupants from the elements of the weather. Open flow of natural air circulation are very important considerations in the design.

1. Role of the Designer/Builder

- 1.1 The **Designer/Builder**, for which this **PERFORMANCE SPECIFICATIONS AND PARAMETERS** applies, shall provide technical services in the preparation of the detailed Architectural and Engineering design for the proposed **Repair and Improvement of Home for Girls Building** within the viable cost range and established design level. The design services shall be carried out in accordance with the **DSWD FO-X** and approved *Design Guidelines, Criteria and Facilities Standards*.
In this regard, the **Designer/Builder** or the key personnel to be assigned to the project must have adequate professional experience compatible with the undertaking.
- 1.2 The **Designer/Builder** shall also implement the construction activities to complete the project in accordance with the approved construction drawings and specifications and the scope of work as specified in the contract. **The Designer/Builder** shall carry out the construction activities under the supervision of the assigned **DSWD FO-X Buildings and Grounds Management Team**.
- 1.3 The **Designer/Builder** shall complete the services or “**Work**” within ONE HUNDRED TWENTY DAYS (120) calendar days scheduled as follows:
 - 1.3.1 Detailed Design Phase including review by **DSWD FO-X Buildings and Grounds Management Team** technical staff should be completed within fifteen (15) calendar days.

1.3.2 Construction Phase should be completed within ONE HUNDRED TWENTY (120) calendar days.

2. Project Process

To implement and complete the design development and construction of the proposed project at a **Guaranteed Maximum Price** as per scope of work described in **Section 4** herein, and as approved by **DSWD FO-X Technical Inspectors.**, the project **Owner** in conjunction with the direct End-Users.

The **Designer/Builder** shall provide for its account all materials, labor, equipment, tools, instruments and appliances needed or necessary to complete the “**Work**”. *Basic and fundamental requirements and/or components required in the TOR but not explicitly shown or whether inadvertently or intentionally missed out in the approved plans and drawings or details shall be provided/installed at no additional costs as if it were incorporated in the approved plans and drawings.*

2.1 Development of Theme Concept and Preliminary Scheme, and its Aesthetic Features which will be finalized for approval together with the detailed Architectural and Engineering Design for review by **DSWD FO-X Buildings and Grounds Management Team** and End-Users.

2.2 Detailed Architectural and Engineering Design of the approved Building Plan.

No materials to be installed without being inspected and approved by any of the engineers/architect and inspectorate team. All work to be undertaken must conform proper standards and specifications.

PROJECT REQUIREMENTS

The following are the conditions/design criteria under which the proposed project shall be designed and constructed:

Implementing Phase

The project shall be organized into implementing phases as per location and scope of discipline, namely as:

Phase 1 Design Phase – Architectural and Engineering Design of the Repair and Improvement of Home for Girls Building to produce but not limited to the following normal A & E services:

- Architectural Plans
- Civil Works Plans
- Electrical Plans
- Sanitary and Plumbing Plans
- Construction Specifications
- Detailed Cost Estimates and BOQ

Phase 2 Construction Phase – Construction Implementation

For the design of the said building, the **Designer/Builder** should have a design team of professionals consisting of the design consultants engaged to develop the design of the facility. The following professionals should be included in the Design and Build Team but this does not mean to preclude the inclusion of other professionals should the design of the building warrants the need of their expertise:

Design Phase Key Personnel

- Principal Architect, Certified practicing Professional with minimum experience of two (2) years;
- Licensed Civil Engineer with minimum experience of two (2) years;
- Registered Electrical Engineer with minimum experience of two (2) years;

Construction Phase Key Personnel

- One (1) Licensed Project/Civil Engineer with 2 years minimum experience
- One (1) Licensed Architect with 2 years minimum experience
- One (1) Registered Electrical Engineer with 2 years minimum experience
- One (1) General Foreman with 5 years minimum experience in construction industry

The **Designer/Builder** should appoint a professional Project Engineer. The Project Engineer would be responsible for managing the activities of the professional design team, and ultimately for the construction of the project. This person would report directly to the Technical Coordinating Panel and would attend to meetings of the project control group, providing the link between the professional design team and the project control group (the **DSWD FO-X Buildings and Grounds Management Team**).

In the absence of the Project Engineer, the project foreman shall assume the role of coordinating all the other professionals involved. Where this is the case, the requirement to report to the **DSWD FO-X Buildings and Grounds Management Team** should still be maintained.

For the Phase 1 process, the **Designer/Builder** should produce the Detailed Architectural and Engineering Design, Working Drawings, Detailed Project Cost Estimates and Construction Specifications for the building project.

Specifically, the detailed Architectural and Engineering Design of the building project should address the following design and planning issues involved, such as, but not limited to the following:

1. A concept diagram or at least a schedule of the required facility components (rooms /spaces). Indicate the function and required capacity for each component based on expected usage ranges / usage peaks. Where possible, provide floor areas and height limitations. Explain the inter-relationships between the various spaces. Bubble diagrams are a useful way to indicate relationships in terms of juxtaposition and strength.
 2. Specific requirements in relation to utilities and services, maintenance of plant and equipment, maintenance access, and external works (e.g. power and water supplies; mechanical and electrical services).
 3. Environmental issues which need to be addressed (e.g. access before and after construction, traffic; parking; noise; waste; slips, trips and fall protection; visual amenity; provisions to prevent rain drip into building interiors; rain water harvesting; safety and fire protection; natural ventilation; day lighting; prevention of sun glare and unwanted direct sunlight into rooms).
 4. The standards of quality and finishes required shall be of high quality and A-1 quality workmanship.
 5. Details of any existing facilities to be demolished or upgraded or retrofitted.
- A. The work to be done in the Design Phase shall consist of the design and plans complete in all details {working drawings, detailed cost estimates and unit prices derivation, design analysis and calculations (i.e. structural, mechanical, hydraulic, sanitary, electrical, other relevant calculations), construction specifications}, of the works at the subject premises, and all work and materials incidental to the Work unless expressly stated to be done by others. *Owner approved working drawings, detailed*

estimates/BOQ with unit prices and construction specifications for materials and workmanship form part of the required submittals for the contractor's application of first billing.

- B. All work shall be done in accordance with the governing Codes and Regulations and with these Specifications, except where same shall conflict with existing Codes, etc., in which the latter shall then govern. The design and specifications of the project shall conform to, but not be limited to the minimum standards set by the following:
- National Building Code of the Philippines (NBCP)
 - Fire Code of the Philippines
 - Accessibility Law (BP 344)
 - Electrical Code of the Philippines
 - Mechanical Code of the Philippines
 - Sanitary/Plumbing Code of the Philippines
 - Department of Public Works and Highways (DPWH)
 - Applicable Local regulations and Ordinances
 - Applicable International Design and Construction Code Specifications for specialty equipment and products required in the construction plans
- C. The requirements in regard to materials and workmanship specify the required standards for the furnishing of all labor, materials, tools, appliances and equipment necessary for the complete installation of the work specified herein and indicated on the drawings. These specifications are intended to provide a broad outline of the required construction/installation, but not intended to include all details of design and construction.
- D. The **Designer/Builder** shall adopt his proprietary technique to guarantee the safety and performance of the system in accordance with the concepts and criteria set by these **PERFORMANCE SPECIFICATIONS AND PARAMETERS** otherwise known as the **TOR**. The **Designer/Builder** must be experienced in the works involved.
- E. No consideration will be granted for any alleged misunderstanding on the quality of materials to be furnished or work to be done, it being understood that the submission of a proposal is an Agreement to all items and conditions referred to herein. If specified materials are not locally available, the **Designer/Builder** must immediately place an order as soon as the project is awarded to him. Any exceptions, omissions or substitutions shall be presented in writing with the **Designer/Builder's** proposal.
- F. The **Designer/Builder**, before commencing work, shall examine the proposed location of the project and all adjoining areas on which this work is in any way dependent for perfect workmanship according to the intent of these specifications and shall report to the **Owner's** representative any conditions which will prevent the **Designer/Builder** from performing the work according to requirements. No waiver of responsibility for defective work will be considered unless notice has been filed at the time the Designer-Builder firm submitted its proposal.
- G. **It is the intention of these PERFORMANCE SPECIFICATIONS AND PARAMETERS to call for furnished work tested and ready for operation.** Minor details not usually shown or specified, but necessary for the proper and efficient installation shall be included in the work, the same as if herein specified or shown.
- H. **The activities of the Designer/Builder for the detailed design phase would include but not limited to the following:**

1. Review the information compiled by DSWD FO X on the preliminary studies, basic design parameters and conceptual layouts.
2. Carry out necessary field surveys of the sites for the proposed project. It is envisaged that the survey would include staking, establishing horizontal control points and benchmarks and all necessary cross-sections and topographic surveys of the proposed gates and parking area and/or existing structures. The accuracy of surveys and requirements for closure of horizontal and leveling traverses will be as directed.
3. Perform Architectural/Structural evaluation and design criteria for the **FACILITIES**. Plans and designs of the building and other facilities should be in accordance with the provisions of the National Building Code, Code of Professional Practice, and other related pertinent codes and laws of the Philippines, or as may be prescribed by **DSWD FO-X Buildings and Grounds Management Team FO-X Technical Inspectors**.
4. Submission of a set of detailed and complete construction plans for the **FACILITIES**.
 Drawings for submittal shall be one copy (CAD Drawings for the plans, MS Office Documents for the Construction Specifications, Detailed Cost Estimates, and Construction Schedules/Bar Chart with S-Curve) original copy and nine (2) sets of blue prints Design Engineers and Architects.
 The drawings and the specifications although prepared by the Architect/Engineer, are to become the property of **DSWD FO-X** for whom they were made and who pays for the engineering work involved. These drawings are strictly for use by **DSWD FO-X**. It cannot be used for any other purpose; and if **DSWD FO-X** wants to use it for another project, **DSWD FO-X** shall ask for a written permission from the author/s for a fee mutually agreed by both parties. The original tracing cloth paper of the Approved and Signed Plans and the tracing cloth paper of the Approved and Signed As-Built Plans shall be submitted to **DSWD FO-X**. Prepare written detailed specifications for specific items of work or methods of construction, measurement and payment.
5. Prepare detailed analysis of all application of unit prices using cost indices, rental rates, etc. divided into local and foreign exchange components.

Detailed Scope of Works

Pre-Planning Phase

The prospective Designer/Builder, by submitting his Proposal, represents that:

1. He has thoroughly read/examined carefully and understands fully all the proposal documents and his proposal will be in accordance therewith.
2. His Proposal is based upon the conditions and requirements of the proposal documents and this TOR without exception.

3. He has visited and inspected the Site of Works and its surroundings and has determined for and satisfied himself as to all matters pertaining to the project, including the location and the nature of the work; constraints and limitations for access and temporary construction facilities; climatic conditions; the nature and condition of the terrain: geological conditions at the site; transportation and communication facilities; the requirement and the availability of materials, labor, water, electric power, the locations and extent of aggregate sources, and other factors that may affect the cost, duration and execution of the work, and that he has determined the general characteristics of the project and the conditions indicated above.
4. He has acquainted and familiarized himself with all conditions, local or otherwise, affecting the carrying out of the contract work and has arrived at an estimate of the facilities available and the facilities needed for the project.
5. He has familiarized himself with all laws, decrees, regulations of the Philippines, local regulations and ordinances including green building design concept and construction requirements, which may affect or apply to the operations and activities of the contractor.

Survey and Studies

Survey of Existing Utilities

- i. The prospective **Designer/Builder** is expected to conduct an actual site survey of the project area to identify/verify preliminarily, the metes and bounds of the proposed project including easements and property lines. In the process, he shall be able to familiarize himself with the site and nearby occupancy.
- ii. It is also expected that the prospective **Designer/Builder** shall familiarize himself with existing relevant materials and literature of the project, to enable him to come up with an intelligent proposal.
- iii. Determine existing and proposed infrastructure, facilities, utilities, etc., which may have a bearing on the planning and design exercise. **DSWD FO-X**, through the **DSWD FO-X Buildings and Grounds Management Team** shall identify/locate the existing utilities at the site, namely:
 - a. Electrical Power Supply System (underground and/or overhead)
 - b. Water Supply System
 - c. Sewer and Storm Drainage System

Planning/Design Phase

Architectural/Engineering Design Requirements/Considerations:

i. General

- a. The detailed design shall conform to the general standards adopted by the National Building Code of the Philippines, Electrical Code of the Philippines, Mechanical Code of the Philippines, Plumbing/Sanitary Code of the Philippines, Fire Code of the Philippines, Accessibility Law (BP 344), local regulations and ordinances, incorporating green building design concepts, as a minimum, provisions for protection of the building and occupants from the elements of the weather and environmental effects.

- b. All design considerations/assumptions shall be based on the actual site condition, soil boring data, and topographic survey, prevailing wind direction and solar orientation. The technical drawings and specifications shall clearly indicate all the details required to ascertain the care and thoroughness devoted in the preparation, accuracy and technical soundness, and their usefulness as a guide to project implementation. When details shown in the working drawings are inadequate for implementation, shop drawings must be furnished from time to time as needed to guide in the construction and/or installation. All shop drawings and drawings marked by designer for implementation shall bear the approval of TCP before implementation.

ii. Site Grading and Clearing

- a. Site clearing and relocation of existing structures (if any) shall be taken into consideration.
- b. All existing and design elevation shall be indicated in the plans complete with established horizontal and vertical survey references.

iii. Drainage and Sewerage System

- a. The drainage layout shall show all the required information such as direction of flow, catch basins, manhole to manhole distances and sizes of lines, invert elevation of manholes/canals, location of outfalls, etc. Minimum size of storm lines shall be 12" irrespective of the results of hydraulic calculations yielding smaller values.

iv. Water Supply System

- a. The Designer/Builder shall carry out a detailed design for the water supply of the project. The design should be on the basis of the source and volume of water supply, water consumption (domestic and fire protection system), piping network, and conveyance in accordance with the applicable laws, rules and regulations governing health, safety and sanitation.
- b. Water supply shall be sourced from the existing water concessionaire at the area.
- c. The Designer/Builder shall carry out detailed design for Rain Water Collection System to be utilized as secondary water supply for flushing of toilets and gardening to reduce at least 60 % potable water consumption. The Rain Water Collection System shall be cascade type wherein the rain tank on the topmost floor should be sized for optimize collection of rain water to be feed to lower floors through gravity. Excess rain shall be routed to the ground cistern of optimized volume commensurate to the amount of water harvested from roof decks to resupply the rain tank during dry weather. Two cisterns shall be constructed. One for the rain water collection and the other for the local waterworks water supply.

Material Specifications

Architectural and Engineering Designs

i. Architectural Design

- a. The building should be designed for mechanical, natural or combined ventilation
- b. The roofing shall be long span and pre-painted sheet for general roofing requirements, at least 4mm thick with imbedded insulated P.E. coating impact resistant translucent double sided UV stabilized solid flat polycarbonate sheet roofing light penetration and day lighting.
- c. The prospective bidder shall prepare the Preliminary Architectural Plans incorporating sustainability and green building design concepts, in compliance and in accordance with the requirements of the National Building Code of the Philippines, Accessibility Law (BP 344) including all other applicable laws and local ordinances.
- d. The Preliminary Architectural and Engineering Plans to be submitted in the bid opening should be sufficient and adequate enough such that it can serve for the following purposes:
 1. Basis for the **DSWD FO-X Buildings and Grounds Management Team** for determining the acceptability of the bid based on this **PERFORMANCE SPECIFICATIONS AND PARAMETERS** and ITB. The Architectural and Engineering Plans in the bid submittals are not necessarily detailed and complete but should show the general layout, circulation, framing layouts, materials and finishes to be applied, locations and classifications of utilities and the building electrical and mechanical services, etc. These submitted plans are for bid purposes only and should be sufficient enough such that the bidder can intelligently make his BOQ to arrive his bid cost. The final detailed Architectural and Engineering Plans are to be submitted later when the contract is awarded to the winning responsive bid. When this final detailed Architectural and Engineering Plans are approved by the Owner, it become the basis for the execution of the Construction Phase of this Design & Build Contract.
 2. Enable the Designer/Builder to intelligently quote for the schedule of bid prices, considering due allowances for cost calculations as enumerated in Clause 9.0 of this **PERFORMANCE SPECIFICATIONS AND PARAMETERS**. The Designer/Builder's total Bid Price quoted shall be taken as the Designer/Builder's Guaranteed Maximum Price (GMP) for the Project.

SUBMITTALS (at suitable scale on A3 whiteprint paper minimum size):

1. Vicinity Map
2. Perspective
3. Floor Plans and furniture layout
4. Doors & Window Schedule

5. Architectural detail of stairs and ramp for the handicapped
6. Reflected Ceiling Plans
7. Schedule of Finishes for floors, walls and ceiling

SUBMITTALS (at suitable scale on A3 whiteprint paper minimum size)

iii. Sanitary/Plumbing Design

- a. General
 - a.1 The detailed design shall conform to the general standards adopted by the Sanitary & Plumbing Code of the Philippines and other pertinent laws and ordinances.
 - a.2 All design considerations/assumptions shall be based on the results of the technical studies, detailed analyses, and design computations.
 - a.3 The technical drawings and specifications shall clearly indicate all the details required to ascertain the care and thoroughness devoted in the preparation of the drawings.
- b. Drainage and Sewerage
 - b.1 Drainage and sewerage shall be underground.
 - b.2 The drainage layout shall show all the required information such as direction of flow, manhole-to-manhole distances, and sizes of lines, manholes/canals, location of outfalls, etc.
 - b.3 Design of sewerage system shall be based on the total requirement of the building.

SUBMITTALS (at suitable scale on A3 whiteprint paper minimum size):

1. General Notes
 2. Legend & Symbols
 3. Sewer, vent and storm drainage layout
 4. Enlarged toilet plan for common and handicapped toilets
 5. Isometric Diagram
 6. Miscellaneous details
 7. Drainage System
- c. Water Supply and Distribution System
 - c.1 The Proponent shall carry out a preliminary detailed design for the water supply of the project. The design should be on the basis of the source and volume of water supply, water consumption (domestic & fire protection system), piping network, and conveyance in accordance with the applicable laws, rules and regulations governing health, safety and sanitation.
 - c.2 Water supply will be sourced from the existing water concessioner at the area.
 - c.3 As sustainable feature of green building, the proponent shall also carry out a detailed design for Rain Water Collection System as secondary water supply to be utilized for flushing of toilets and gardening to reduce at least 60 % of potable water usage. A first flush device must be provided to exclude the first 5 minutes of rainfall to enter into the rainwater cistern.

SUBMITTALS (at suitable scale on A3 whiteprint paper minimum size):

1. General Notes
2. Legend & Symbols
3. Water Line layout
4. Water Line Isometric Diagram

iv. Electrical Design

- (a) The prospective bidder shall prepare a preliminary design plans for the electrical and power supply system of the building in accordance with the Electrical Code of the Philippines, Fire Code of the Philippines, National Building Code of the Philippines and other relevant laws and ordinances
- (b) The prospective bidder shall prepare a design for the electrical and power supply system and telephone system considering ease of maintenance and prevention of illegal connections.
- (c) Electrical supply shall be sourced from the local electrical utility. Minimum wire sizes shall be as follows: 3.5mm² (#12) for lighting circuits and 5.5mm² (#10) for power and outlets circuits.

SUBMITTALS (at suitable scale on 20" x 30" whiteprint paper minimum size):

1. Power Riser Diagram
2. Power Layout System
3. Lighting Layout System
4. Fire Alarm System
5. Grounding System
6. Load Schedules
6. Others as applicable

Other Requirements

1. Technical Specifications
2. Structural Design Analysis and computation
3. Narrative description of all green features and strategies used in the design of the building to comply requirements of sustainability and green building design best practices. These green building features must be clearly shown and/or indicated in the submitted plans.

Final Design and Construction Plans

Upon award of contract, the contractor shall comply the following;

Within fifteen (15) days upon the official start of the project, the Designers shall meet with **DSWD FO-X Buildings and Grounds Management Team** and the End-Users for an Inception Meeting to discuss the design issues and concerns to be address in the making of the final plans and designs.

Prepare final draft of Architectural and Engineering Design Plans incorporating all design refinements and revisions based on project requirements and the issues and concerns raised in the Inception Meeting or as may be required by **DSWD FO-X** within the scope of design parameters/requirements/considerations set forth in the PERFORMANCE SPECIFICATIONS (TOR) at no additional cost to **DSWD FO-X**.

The final draft of design plans and specification shall be submitted to the **DSWD FO-X Buildings and Grounds Management Team** for assessment/evaluation and review as to compliance with the requirements of the PERFORMANCE SPECIFICATIONS and Standards Facilities. Such findings/recommendation of the Technical Coordinating Panel shall be incorporated in the final plans at no additional cost to **DSWD FO-X**.

Submit to the **DSWD FO-X** the Final Architectural and Engineering Design Plans and Specifications duly signed and sealed by the concerned Professional Architect and Engineers incorporating all the necessary revisions and refinements within 30 calendar days after the effectivity of the Design & Build contract for approval. The Final Architectural and Engineering Plans and Specifications are mandatory requirements for the first billing. No release of first billing payment if the Final Architectural and Engineering Plans are not complete.

Quantity Calculations

The Designer/Builder shall submit the quantities of the different types of works to be carried out. In particular, the quantities of each work item shall be calculated and a bill of quantities shall be prepared to be supported with detailed cost estimates based on the scope of work as defined under **SCC Clause 1.30** of this Bid Documents which shall include:

1. Architectural & Engineering Design Services.

1.1 Direct Costs

- a. General Requirements such as Temporary Facilities, Site protection requirements (i.e. temporary services, temporary fencing, temporary access, etc.);
- b. Construction Safety, Health and Safety Requirements;
- c. Cost of materials (cost of sources, transport, handling, storage, miscellaneous expenses and allowances for wastage);
- d. Cost of construction plant and equipment, including depreciation or rental rates, wages of operators, fuel, oil lubricants and maintenance;
- e. Cost of labor, including salaries, wages, cost of living allowance and all fringe benefits;
- f. All other incidental expenses necessary for the construction of the project.

1.2 Indirect Cost (For Item 2 above only)

- a. Overheads;Contingencies ;
- b. Miscellaneous ;
- c. Profit;
- d. Insurances and Bonds Premiums
- e. All applicable Taxes

Construction Documentation Phase

The winning Designer/Builder, hereinafter referred to as the Contractor shall, upon receipt of the Notice to Proceed (NTP);

- a. Post a contract performance security.
- b. Secure a Contractor's All Risk Insurance (CARI) covering 100% of the infrastructure cost, from the GSIS General Insurance Fund or any private

bonding corporation acceptable to **DSWD FO-X** and maintains such insurance coverage up to the date of the Final Acceptance Of the project. Such insurance shall be submitted to **DSWD FO-X** together with the Official Receipt of Payment of premium evidencing enforceability.

- c. Construction Schedule (PERT/CPM, Gantt Chart and S-Curve) including Architectural and Engineering Design Plans submission which shall not exceed 15 calendar days.
- d. Other requirements that may be required by **DSWD FO-X**.

The Contractor, upon compliance with the foregoing, shall execute the Design and Build Contract with the REGIONAL DIRECTOR of **DSWD FO-X**, which is the Head of the Procuring Entity.

Construction Phase

- a. The Designer-Builder shall carry out and complete all items of work within the scope of works in accordance with the approved plans and specifications.
- b. The Designer/Builder shall prepare approved major modifications/changes in design, if any, during the construction implementation.
- c. The Designer/Builder shall prepare daily activity reports, weekly and monthly accomplishment reports supported with progress photographs and S-Curves to monitor actual progress status report and to be used as basis for progress billing.

Permits and Clearances.

The Contractor shall, upon authorization of **DSWD FO-X**, make representations with the government agencies concerned to expedite the processing of the necessary permits and certificates such as the following:

- a. Building/Electrical/Sanitary Permits
- b. Occupancy permit
- c. All other permits/clearances as may be required for the construction.

Even though it is exempted from the Building Permit Fees as a government institution, the Designer/Builder shall anticipate some other permits and documents that may be required by the Building Official of such as the Fire Department Fee, etc. **DSWD FO-X** will assist the Contractor to facilitate the processing of the building permit application. Final billing of the Contractor will not be released unless the approved original copy of the Certificate of Occupancy is submitted to **DSWD FO-X**.

Temporary Structures & Facilities. The Contractor shall provide and maintain the following:

- a. Temporary office and/or quarters for the Contractor's project team personnel with water, light, telephone and toilet facilities.
- b. Temporary bunkhouse/quarters for the contractor's workforce complete with toilet and bath facilities. The Contractor shall submit to water meter and electric meter for proper recording and accounting of the water and power consumption of the Contractor during the project contract period.

Mobilization. The Contractor shall mobilize all the required project team personnel, equipment, tools, and manpower with the required skills and in sufficient number as may be necessary for his efficient undertaking of the project.

Construction Stage. As a rule, contract implementation guidelines for procurement of infrastructure projects shall comply with Annex “E” of IRR, RA9184. The following provisions shall supplement these procedures:

- i. No works shall commence unless the contractor has submitted the prescribed documentary requirements and **DSWD FO-X** has given written approval. Work execution shall be in accordance with reviewed and approved documents.
- ii. The contractor shall be responsible for obtaining all necessary information as to risks, contingencies and other circumstances which may affect the works and shall prepare and submit all necessary documents specified by **DSWD FO-X** to meet all regulatory approvals as specified in the contract documents.
 - a. The order in which it intends to carry out the work including anticipated timing for each stage or design/detailed engineering and construction;
 - b. Periods for review of specific outputs and any other submissions and approvals;
 - c. Sequence of timing for inspection and tests;
 - d. General description of the design and construction methods to be adopted;
 - e. Number of personnel to be assigned for each stage of the work;
 - f. List of equipment required on site for each stage of the work; and
 - g. Description of the quality control system to be utilized for the project.
- iii. If the Contractor wishes to modify any design or document which has been previously submitted, reviewed and approved, the Contractor shall notify **DSWD FO-X** within a reasonable period of time and shall shoulder the cost of such changes
- v. As a rule, changes in design and construction requirements shall be limited only to those that have not been anticipated in the contract signing and approval. The following guidelines shall govern approval for change or variation order:
 - a. Change Orders resulting from design errors, omissions, inconsistencies, non-functionality or non-conformance with the performance specifications and parameters and the contract documents by the Contractor shall be implemented by the Contractor at no additional cost to **DSWD FO-X**.
 - b. The contract documents shall include the manner and schedule of payment specifying the estimated contract amount and installments in which the contract will be paid.
 - c. **DSWD FO-X** shall define the quality control procedures for the design and construction in accordance with the Government Guidelines and shall issue the proper certificates of acceptance for sections of the works or whole of the works as provided for in the contract documents.

- d. The Contractor shall provide all necessary equipment, personnel, instruments, documents and others to carry out specified tests.
- e. This design and build project shall have minimum Defects Liability period of one (1) year contract completion or as provided for in the contract documents. This is without prejudice to the liabilities imposed upon the engineer/architect who draw up the plans and specification for a building sanctioned under Section 1723 of the New Civil Code of the Philippines.
- f. The Contractor shall be held liable for design and structural defects and/or failure of the completed project within the warranty period of 15 years. If the building is damaged or collapsed because of these design and structural defects, the Contractor shall repair and/or retrofit the building at no additional cost to the Owner provided that the failure or collapse occurred within the warranty period.

The Contractor shall commence work within (7) calendar days from the date of receipt of Notice-to-Proceed. The design and construction of the project shall be completed within ONE HUNDRED TWENTY (120) calendar days from the date of effectivity of the Agreement.

As-built Plans.

The contractor shall cause the preparation and submission of As-built Plans duly signed and sealed by all concerned parties involved in the construction in the same sheet size and scale as the original drawings in four (4) sets of whiteprint copy and one (1) electronic/reproducible copy. These As-built Plans must be a faithful reproduction/layout of what were actually provided and/or installed in the actual construction of the project. These four (4) whiteprint copy is for **DSWD FO-X** only. Additional whiteprint copies of the As-built plans may be required by the Building Official for obtaining Certificate of Occupancy and it is the responsibility of the Contractor to provide the Building Official the needed documents.

Data and Local Services to be provided by DSWD FO-X

DSWD FO-X will provide the Design/Build Proponent with:

1. Basic design guidelines and criteria/standards;
2. **DSWD FO-X** Facilities Standards;
3. Initial Schematic Plans;

Deferred Items

Some items are deferred due to fund limitation but they are to be included and part of the final submittals of the final plans and drawings including the specifications, but place in a separate BOQ under the heading “Deferred Cost Items for Future Construction”.

Schedule of Deliverables

In order to clarify the sequence of activities and deliverables under this Terms of Reference (TOR), reference must be made to the chart below after the contract is awarded.

NOTE:

SITE INSPECTION SCHEDULE	ASSIGNED PERSONNEL
June 27, 2025 10:00 AM – 03:00 PM	Engr. Mirriam M. Catigbac Ar. Glenn Dhan Angel Ubay-ubay

Site Visit/Inspection is a pre-requisite and must be submitted together with the bidding documents. Non-site inspection will be a ground for disqualification.

I hereby certify to comply and deliver all of the above requirements within the delivery schedule.

Name: _____

Legal Capacity: _____

Signature: _____

Duly authorized to sign the Bid for and behalf of: _____

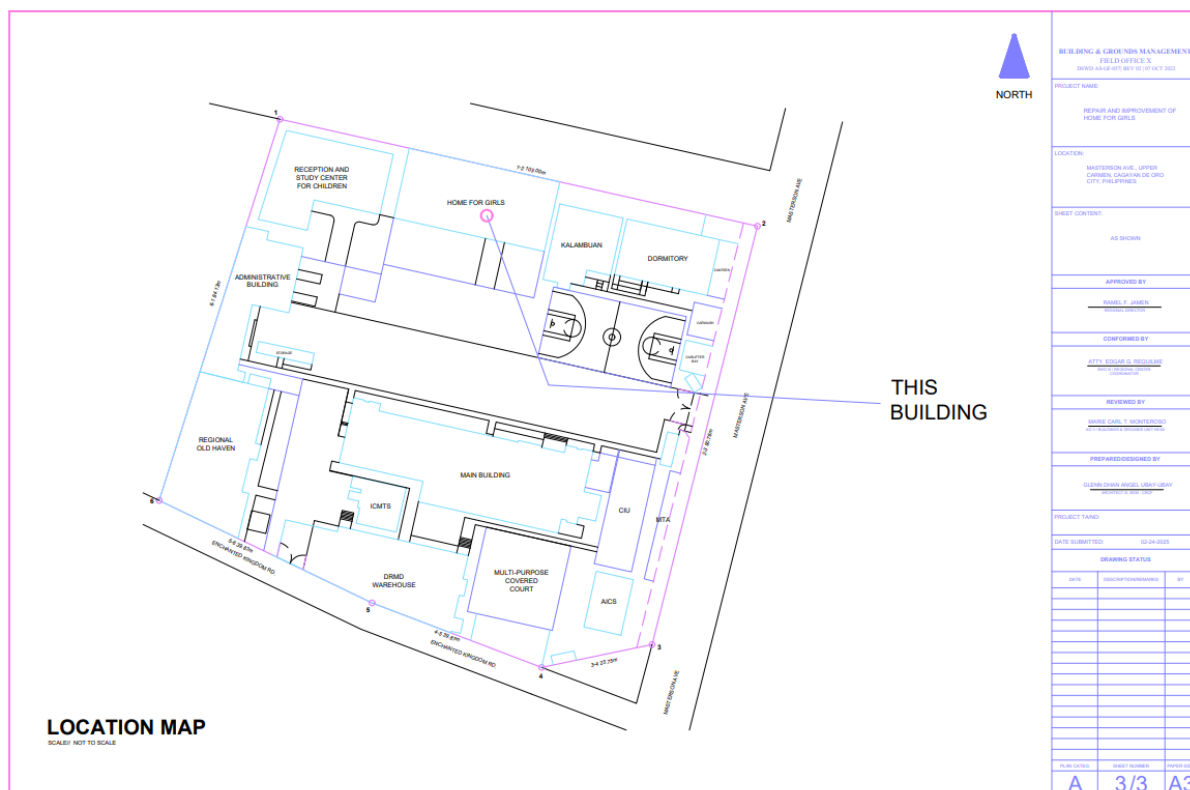
Date: _____

*****THIS DOCUMENT MUST BE ATTACHED TO THE
TECHNICAL SPECIFICATIONS*****

Section VIII. Drawing

DSND FOX

Design and Build of Various Civil Works for CRCF - Lot 3: Repair and Improvement of Home for Girls Building (Design and Build)



Section IX. Bill of Quantities

DS/ND FOX

Bill of Quantities

Rebidding of Design and Build of Various Civil Works for CRCF - Lot 3: Repair and Improvement of Home for Girls Building (Design and Build)

Name of Project:		REPAIR AND IMPROVEMENT OF HOME FOR GIRLS BUILDING		Location: DSWD Field Office X, Brgy. Upper Carmen, Cagayan de Oro City			
Total Project Cost:		PHP 3,375,000.00		Project Duration: 120 Calendar Days			
Source of Fund:		CRCF - CMF: MOOE		Mode of Procurement: Competitive Bidding			
Date:				Source of Manpower: Outsource			
Item No.	Item Description			Quantity	Unit	Unit Cost	Amount
Ground floor							
1	Rehabilitation of Groundfloor Offices and Rooms			1	lot		
2	Improvement of Laundry Area with Partition (Storage)			1	lot		
3	Improvement of Psychometrician, Observation and Therapeutic Room			1	lot		
4	Improvement of Multi-Purpose Area (Ground Floor)			1	lot		
5	Repair of Comfort Rooms			1	lot		
Second Floor							
6	Repair of Comfort Rooms			1	lot		
7	Improvement of Second Floor Area inc. Client's Room			1	lot		
8	Water Proofing of EndWall			1	lot		
9	Repair of Gutter and Roofing			1	lot		
A		Total Direct Cost (Material, Labor and Equipment)					-
B		Overhead, Contingencies & Miscellaneous Expenses (10% of A)					
C		Contractor's Profit (10% of A)					
D		Value Added Tax (5% of A+B+C)					
TOTAL PROJECT COST							PHP -

Section X. Bidding Forms

DS/ND FOX

Bid Form
[shall be submitted with the Bid]

BID FORM

Date: _____
NNP No.: 2025-06-26-TFB

To: *[name and address of Procuring Entity]*

Having examined the Philippine Bidding Documents (PBDs) including the Supplemental or Bid Bulletin Numbers *[insert numbers]*, the receipt of which is hereby duly acknowledged, we, the undersigned, offer to *[supply/deliver/perform]* *[description of the Goods]* in conformity with the said PBDs for the sum of *[total Bid amount in words and figures]* or the total calculated bid price, as evaluated and corrected for computational errors, and other bid modifications in accordance with the Price Schedules attached herewith and made part of this Bid. The total bid price includes the cost of all taxes, such as, but not limited to: *[specify the applicable taxes, e.g. (i) value added tax (VAT), (ii) income tax, (iii) local taxes, and (iv) other fiscal levies and duties]*, which are itemized herein or in the Price Schedules,

If our Bid is accepted, we undertake:

- a. to deliver the goods in accordance with the delivery schedule specified in the Schedule of Requirements of the Philippine Bidding Documents (PBDs);
- b. to provide a performance security in the form, amounts, and within the times prescribed in the PBDs;
- c. to abide by the Bid Validity Period specified in the PBDs and it shall remain binding upon us at any time before the expiration of that period.

Until a formal Contract is prepared and executed, this Bid, together with your written acceptance thereof and your Notice of Award, shall be binding upon us.

We understand that you are not bound to accept the Lowest Calculated Bid or any Bid you may receive.

We certify/confirm that we comply with the eligibility requirements pursuant to the PBDs.

The undersigned is authorized to submit the bid on behalf of *[name of the bidder]* as evidenced by the attached *[state the written authority]*.

We acknowledge that failure to sign each and every page of this Bid Form, including the attached Schedule of Prices, shall be a ground for the rejection of our bid.

Name: _____

Legal capacity: _____

Signature: _____

Duly authorized to sign the Bid for and behalf of: _____

Date: _____

Price Schedule for Goods Offered from Within the Philippines
[shall be submitted with the Bid if bidder is offering goods from within the Philippines]

For Goods Offered from Within the Philippines

Name of Bidder _____ NNP No. 2025-06-26-TFB Page ____ of ____

1	2	3	4	5	6	7	8	9	10
Item	Description	Country of origin	Quantity	Unit price EXW per item	Transportation and all other costs incidental to delivery, per item	Sales and other taxes payable if Contract is awarded, per item	Cost of Incidental Services, if applicable, per item	Total Price, per unit (col 5+6+7+8)	Total Price delivered Final Destination (col 9) x (col 4)
TOTAL CONTRACT/BID PRICE (inclusive of all applicable taxes)									

Name: _____

Legal capacity: _____

Signature: _____

Duly authorized to sign the Bid for and behalf of: _____

Price Schedule for Goods Offered from Abroad
[shall be submitted with the Bid if bidder is offering goods from Abroad]

For Goods Offered from Abroad

Name of Bidder _____ Project ID No. _____ Page ____ of ____

1	2	3	4	5	6	7	8	9
Item	Description	Country of origin	Quantity	Unit price CIF port of entry (specify port) or CIP named place (specify border point or place of destination)	Total CIF or CIP price per item (col. 4 x 5)	Unit Price Delivered Duty Unpaid (DDU)	Unit price Delivered Duty Paid (DDP)	Total Price delivered DDP (col 4 x 8)
TOTAL CONTRACT/BID PRICE (inclusive of all applicable taxes)								

Name: _____

Legal capacity: _____

Signature: _____

Duly authorized to sign the Bid for and behalf of: _____

Bid Securing Declaration Form

[shall be submitted with the Bid if bidder opts to provide this form of bid security]

REPUBLIC OF THE PHILIPPINES)
CITY OF _____) S.S.

BID SECURING DECLARATION NNP No.: 2025-06-26-TFB

To: *[Insert name and address of the Procuring Entity]*

I/We, the undersigned, declare that:

1. I/We understand that, according to your conditions, bids must be supported by a Bid Security, which may be in the form of a Bid Securing Declaration.
2. I/We accept that: (a) I/we will be automatically disqualified from bidding for any procurement contract with any procuring entity for a period of two (2) years upon receipt of your Blacklisting Order; and, (b) I/we will pay the applicable fine provided under Section 6 of the Guidelines on the Use of Bid Securing Declaration, within fifteen (15) days from receipt of the written demand by the procuring entity for the commission of acts resulting to the enforcement of the bid securing declaration under Sections 23.1(b), 34.2, 40.1 and 69.1, except 69.1(f), of the IRR of RA No. 9184; without prejudice to other legal action the government may undertake.
3. I/We understand that this Bid Securing Declaration shall cease to be valid on the following circumstances:
 - a. Upon expiration of the bid validity period, or any extension thereof pursuant to your request;
 - b. I am/we are declared ineligible or post-disqualified upon receipt of your notice to such effect, and (i) I/we failed to timely file a request for reconsideration or (ii) I/we filed a waiver to avail of said right; and
 - c. I am/we are declared the bidder with the Lowest Calculated Responsive Bid, and I/we have furnished the performance security and signed the Contract.

IN WITNESS WHEREOF, I/We have hereunto set my/our hand/s this ____ day of [month] [year] at [place of execution].

*[Insert NAME OF BIDDER OR ITS
AUTHORIZED REPRESENTATIVE]*

[Insert signatory's legal capacity]

Affiant

[Jurat]

[Format shall be based on the latest Rules on Notarial Practice]

Omnibus Sworn Statement (Revised)

[shall be submitted with the Bid]

REPUBLIC OF THE PHILIPPINES)
CITY/MUNICIPALITY OF _____) S.S.

AFFIDAVIT

I, [Name of Affiant], of legal age, [Civil Status], [Nationality], and residing at [Address of Affiant], after having been duly sworn in accordance with law, do hereby depose and state that:

1. *[Select one, delete the other:]*

[If a sole proprietorship:] I am the sole proprietor or authorized representative of [Name of Bidder] with office address at [address of Bidder];

[If a partnership, corporation, cooperative, or joint venture:] I am the duly authorized and designated representative of [Name of Bidder] with office address at [address of Bidder];

2. *[Select one, delete the other:]*

[If a sole proprietorship:] As the owner and sole proprietor, or authorized representative of [Name of Bidder], I have full power and authority to do, execute and perform any and all acts necessary to participate, submit the bid, and to sign and execute the ensuing contract for [Name of the Project] of the [Name of the Procuring Entity], as shown in the attached duly notarized Special Power of Attorney;

[If a partnership, corporation, cooperative, or joint venture:] I am granted full power and authority to do, execute and perform any and all acts necessary to participate, submit the bid, and to sign and execute the ensuing contract for [Name of the Project] of the [Name of the Procuring Entity], as shown in the attached [state title of attached document showing proof of authorization (e.g., duly notarized Secretary's Certificate, Board/Partnership Resolution, or Special Power of Attorney, whichever is applicable;)];

3. [Name of Bidder] is not "blacklisted" or barred from bidding by the Government of the Philippines or any of its agencies, offices, corporations, or Local Government Units, foreign government/foreign or international financing institution whose blacklisting rules have been recognized by the Government Procurement Policy Board, **by itself or by relation, membership, association, affiliation, or controlling interest with another blacklisted person or entity as defined and provided for in the Uniform Guidelines on Blacklisting;**

4. Each of the documents submitted in satisfaction of the bidding requirements is an authentic copy of the original, complete, and all statements and information provided therein are true and correct;

5. [Name of Bidder] is authorizing the Head of the Procuring Entity or its duly authorized representative(s) to verify all the documents submitted;

6. *[Select one, delete the rest:]*

[If a sole proprietorship:] The owner or sole proprietor is not related to the Head of the Procuring Entity, Procurement Agent if engaged, members of the Bids and Awards Committee (BAC), the Technical Working Group, and the BAC Secretariat, the head of the Project Management Office or the end-user unit, and the project consultants by consanguinity or affinity up to the third civil degree;

[If a partnership or cooperative:] None of the officers and members of *[Name of Bidder]* is related to the Head of the Procuring Entity, Procurement Agent if engaged, members of the Bids and Awards Committee (BAC), the Technical Working Group, and the BAC Secretariat, the head of the Project Management Office or the end-user unit, and the project consultants by consanguinity or affinity up to the third civil degree;

[If a corporation or joint venture:] None of the officers, directors, and controlling stockholders of *[Name of Bidder]* is related to the Head of the Procuring Entity, Procurement Agent if engaged, members of the Bids and Awards Committee (BAC), the Technical Working Group, and the BAC Secretariat, the head of the Project Management Office or the end-user unit, and the project consultants by consanguinity or affinity up to the third civil degree;

7. *[Name of Bidder]* complies with existing labor laws and standards; and
8. *[Name of Bidder]* is aware of and has undertaken the responsibilities as a Bidder in compliance with the Philippine Bidding Documents, which includes:
 - a. Carefully examining all of the Bidding Documents;
 - b. Acknowledging all conditions, local or otherwise, affecting the implementation of the Contract;
 - c. Making an estimate of the facilities available and needed for the contract to be bid, if any; and
 - d. Inquiring or securing Supplemental/Bid Bulletin(s) issued for the *[Name of the Project]*.
9. *[Name of Bidder]* did not give or pay directly or indirectly, any commission, amount, fee, or any form of consideration, pecuniary or otherwise, to any person or official, personnel or representative of the government in relation to any procurement project or activity.
10. **In case advance payment was made or given, failure to perform or deliver any of the obligations and undertakings in the contract shall be sufficient grounds to constitute criminal liability for Swindling (Estafa) or the commission of fraud with unfaithfulness or abuse of confidence through misappropriating or converting any payment received by a person or entity under an obligation involving the duty to deliver certain goods or services, to the prejudice of the public and the government of the Philippines pursuant to Article 315 of Act No. 3815 s. 1930, as amended, or the Revised Penal Code.**

IN WITNESS WHEREOF, I have hereunto set my hand this ___ day of ___, 20___ at _____, Philippines.

[Insert NAME OF BIDDER OR ITS AUTHORIZED REPRESENTATIVE]

[Insert signatory's legal capacity]
Affiant

[Jurat]

[Format shall be based on the latest Rules on Notarial Practice]

Certification from Insurance Commission

NOTE: Use this template for the required “Certification from the Insurance Commission”, which shall accompany surety bonds issued for purposes of Bid Security and Performance Security.

[Insurance Commission Letterhead]

CERTIFICATION

This is to certify that *[insert Name of Insurance Company]* is an authorized insurance company and licensed to transact general insurance business in the Philippines for such lines as Fire, Marine, Casualty and Surety under *[insert Certificate of Authority Number]* effective *[insert date of period of effectivity]*, unless sooner revoked or suspended for cause.

It is certified, moreover, that *[insert Name of Insurance Company]* is likewise authorized under Administrative Order No. 30 to underwrite and issue Performance Bonds, Bidder's Bonds, and Surety Bonds, callable on demand in favor of the various agencies and instrumentalities of the government pursuant to the Revised Implementing Rules of RA.9184.

It is further certified that *[insert Name of Insurance Company]* issued a surety bond under *[insert Bond No.]* to *[insert Name of Service Provider or Supplier]* in favor of **Department of Social Welfare and Development Field Office X** in the amount of *[insert amount]* for the *[insert Name of the Project]*.

This certification is issued upon the request of *[insert Name of the Authorized Representative]* of *[insert Name of Insurance Company]*, pursuant to Section 39.2(c) of the Revised Implementing Rules and Regulations of RA 9184.

Issued on the *[insert date]* in *[insert Place]*.

For the Insurance Commissioner
[insert name of Authorized Representative]
[insert Position and Office]
Paid under *[insert Official Receipt No.]*

**Statement of All On-Going Government and Private Contracts,
Including Contracts Awarded but Not Yet Started, Whether Similar
or Not Similar in Nature and Complexity to the Contract to be Bid**

Business Name: _____

Business Address: _____

A. Government

Nature of Contract (Project Title)	a. Owner's Name	Project Cost	Bidder's Role		a. Date Awarded	% of Accomplishment		Value of Outstanding Works (Undelivered Portion)
	b. Address				b. Date Started			
	c. Contact Nos.		Description	%	c. Target Date of Completion	Planned	Actual	
1	a.				a.			
	b.				b.			
	c.				c.			
2	a.				a.			
	b.				b.			
	c.				c.			

B. Private

Nature of Contract (Project Title)	a. Owner's Name	Project Cost	Bidder's Role		a. Date Awarded	% of Accomplishment		Value of Outstanding Works (Undelivered Portion)
	b. Address				b. Date Started			
	c. Contact Nos.		Description	%	c. Target Date of Completion	Planned	Actual	
1	a.				a.			
	b.				b.			
	c.				c.			
2	a.				a.			
	b.				b.			
	c.				c.			

Note: *The **Notice of Award, Contract or Purchase Order or Notice to proceed** must be available upon request of the Bids and Award Committee (BAC) or designated Technical Working Group (TWG) during Post-Qualification to support this statement.*

Name: _____

Legal capacity: _____

Signature: _____

Duly authorized to sign the Bid for and behalf of: _____

Date: _____

Statement of Single Largest Completed Contract (SLCC)² Similar to the Contract to be Bid

Business Name: _____

Business Address: _____

Nature of Contract (Project Title)	a. Owner's Name	Project Cost	Bidder's Role		a. Date Awarded
	b. Address				b. Date Started
	c. Contact Nos.		Description	%	c. Date Completed
	a.				a.
	b.				b.
	c.				c.

Note: The following documents must be attached to support this statement: **(a) Sales Invoice³ or (b) User's Certificate of Acceptance/Completion³ or (c) Official Receipts³**

Name: _____

Legal capacity: _____

Signature: _____

Duly authorized to sign the Bid for and behalf of: _____

Date: _____

² The Bidder must have completed, within the period specified in Letter (c) of Section II. Checklist of Technical and Financial Documents of the Notice of Negotiated Procurement.

³ Pursuant to GPPB Circular No. 04-2020 under Clause 6.1 (k)(ii) and 6.4.

COMPUTATION OF NET FINANCIAL CONTRACTING CAPACITY

Business Name: _____

Business Address: _____

The bidder must submit a computation of its Net Financial Contracting Capacity (NFCC), which must be at least equal to the ABC to be bid in the amount of **Three Million Three Hundred Seventy Five Thousand Pesos (Php 3,375,000.00)** calculated as follows:

NFCC = [(Current asset minus current liabilities) (15)] minus the value of all outstanding or uncompleted portions of the projects under ongoing contracts, including awarded contracts yet to be started coinciding with the contract to be bid.

The values of the domestic bidder's current assets and current liabilities shall be based on the latest Audited Financial Statements submitted to the BIR.

	Amount
Current Assets	
Minus: Current Liabilities	
Sub-Total	
Multiplied by 15	
Sub-Total	
Minus: Value of Outstanding Contracts	
NFCC	

Name: _____

Legal capacity: _____

Signature: _____

Duly authorized to sign the Bid for and behalf of: _____

DSWD FOX