



Republic of the Philippines
BENGUET STATE UNIVERSITY
 La Trinidad, 2601, Benguet Province
 Tel (074) 422-2401 TeleFax (074) 422-2176
www.bsu.edu.ph



TECHNICAL SPECIFICATIONS

"REPAIR OF CTE-ELS; MAIN AND HOME ECONOMICS, HEALTH & SCIENCE BUILDING"

At

BENGUET STATE UNIVERSITY, LA TRINIDAD, BENGUET
 OCTOBER 2022

GENERAL PROVISIONS AND REQUIREMENTS

SECTION 1 - SPECIFIC

1. SCOPE OF WORK

- a. The work covered under this contract shall include the construction of the building including supervision, labor and the supply of materials, equipment and services necessary to properly conduct and produce the desired work product. Included herein are mobilization, civil works, concrete and masonry works, carpentry, tinsmith, doors and windows, electrical works, plumbing works and painting works. General cleaning/demobilization of all temporary works and structures for an efficient, smooth and up to date completion of the contract.

2. CONTRACT DRAWINGS

- a. Details and extent of work are shown on the drawings accompanying these specifications.
- b. Sketches and other details not shown in plans shall be furnished by the Benguet State University architect or engineer during the pace of construction.

3. PARTS OF THE SPECIFICATIONS

- a. These specification shall include the following parts whose applicable provisions are binding in the contract:

Section I	-	Specific
Section II	-	General Conditions
Section III	-	Mobilization
Section IV	-	Painting Works
Section V	-	General Cleaning and Demobilization
- b. Works performed under any of the following parts of the Specifications shall not be paid separately, but the cost thereof shall be considered as having been included in the lump sum contract price.
- c. These specifications are intended to supplement the provisions of PD 1096 otherwise known as the National Building Code of the Philippines and its IRR in order to provide the proper design and construction. In case of discrepancies between plans and specifications, these specifications shall prevail. It is the duty of the Contractor to examine both carefully, compare and verify dimensions and data furnished by BSU in case of discrepancies between figures and drawings, the matter should be brought immediately to the BSU architect or engineer before any adjustments shall be made by the Contractor.

TECHNICAL SPECIFICATION

Repair of the CTE-ELS;
 Main and Home Economics, Health & Science
 Building
 BSU Compound, Km. 5 La Trinidad

SECTION II - GENERAL CONDITIONS

1. WORKMANSHIP

- a. 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.

2. INSPECTION OF THE SITE

- a. The tender may deem to have been based on data, regarding physical conditions of the site. The contractor acknowledges and warrants that he has inspected and examined the site and the surroundings and has satisfied himself by submission of his bid as to the nature of the work and materials necessary for the completion of the project, the means of access to the site, the accommodation he may require, and that he has obtained for himself, all the necessary information as to risks, contingencies and other circumstances which may have influenced or affected his bid. NO increase in cost or extension of time will be considered for the failure to inspect and examine the site condition.

3. CHANGES

- a. The BSU architect or engineer reserves the right to make slight changes in details of work or materials as he may deem advisable. These changes may include revision or modifications of shapes or dimensions of elements that may involve additional expenses to the contractor shall be covered by appropriate adjustment of the contract price.

4. CONFLICT BETWEEN PLANS, SPECIFICATIONS AND BILL OF MATERIALS & ESTIMATES

- a. Should there be any conflict between indications on drawings, provisions in specifications, bill of materials and estimates shall be referred to the BSU architect or engineer for his/her decisions on the matter and whose opinion shall be final.
- b. Any omission in the specifications of work or works to be undertaken but necessary for the completion of work, shall be undertaken by the contractor as if indicated on the drawings, without extra compensation. Such works shall be done in the usual manner as required as to quality of both materials and workmanship.

5. REJECTIONS

- a. Materials or workmanship not in reasonable conformance with the provisions of these specifications shall be rejected at any time during the progress of the work. The contractor shall receive copies of reports of rejection of materials and workmanship made by the authorized technical representative of BSU. Any part of the work that he has been done and is not of the quality required by reasonable interpretation of the plans and specifications shall be torn down or removed immediately and rebuilt or otherwise remedy such work in accordance with the requirements of the plans and specifications.

6. VARIATION ORDER / CHANGE ORDER / EXTRA WORK ORDER

- a. Any changes or deviations made on plans, specifications, bill of materials and estimates should be referred and reported to the BSU architect or engineer for proper documentation prior to implementation.
- b. All IRR of RA 9184 regarding Variation Order, Change Order or Extra Work Order should be strictly followed.

TECHNICAL SPECIFICATION

Repair of the CTE-ELS;

Main and Home Economics, Health & Science
Building

BSU Compound, Km. 5 La Trinidad

7. ESTABLISHED GRADE LINE AND PREPARATION OF SITE

- a. The contractor shall inspect and examine the individual site conditions. No increase in cost or extension of time will be considered for failure to examine site condition.
- b. Care shall be taken to protect and maintain adjacent properties, trees, materials and such other facilities such as conduits, drains sewers, pipes and other wires that are to remain in the property. Restore without cost to BSU all properties may be affected during the performance of work.
- c. All unusable materials and debris resulting from the performance of work shall be removed from the premises and salvageable material shall be hauled and stacked neatly by the contractor to BSU storehouse.

SECTION III - MOBILIZATION**1. SCOPE**

- a. The work shall include mobilization of equipment, manpower, hauling of materials, and necessary tools needed for the proper and smooth completion of the project.

SECTION IV - PAINTING WORKS**1. GENERAL**

- a. The manufacture's painting specification for Davies paints shall be considered part of these specifications.

2. SCOPE OF WORK

- a. The contractor shall furnish all labor, equipment, materials and services required to complete the entire painting work herein called for. Painting work shall include the painting of all interior and exterior masonry work, wood work, metal work, wallboards, etc., as specified herein after the required there to.
- b. The contractor shall be furnish all tools, brushes, spraying equipment, tackles, scaffolding, ladders, pails, pans and other equipment required to complete the entire painting work.

3. WORKMANSHIP

- a. All work shall be done by skilled painters in a workman like manner by being brushed or sprayed on the surfaces. All paints etc., shall evenly applied so as to be free from sags, runs, crawls, or other paint defects. All coats shall be of minimum brush marks. All brushes shall be clean and in good condition, heavy brushes are preferred.
- b. All paints shall be thoroughly stirred so as to keep the pigment evenly in suspension when paint is being applied.
- c. No paintings shall be done under conditions that are unsuitable for the production of good results. No oil painting shall be done on damp weather.
- d. All coats shall be thoroughly dry before the succeeding coat is applied. Allow at least twenty-four (24) hours between coats unless otherwise specified by the manufacturer.
- e. Painting coats are specified and intended to cover surfaces perfectly, if surfaces are not fully covered, further coats shall be applied to attain the desired evenness of the paint application.
- f. All parts of the molding shall be left clean and true to details. All findings shall be uniform as to sheen, color, and texture except when glazing is required.

4. MATERIALS**TECHNICAL SPECIFICATION**

Repair of the CTE-ELS;

Main and Home Economics, Health & Science
Building

BSU Compound, Km. 5 La Trinidad

- a. All paints and painting materials shall be as manufactured by Davies Paints Philippines Inc.
- b. All paint materials shall be delivered at the site in their original containers, with labels intact and seals unbroken.
- c. With the exception of ready-mixed materials in original containers all mixing shall be done at the jobsite. No materials are to be reduced or changed except as specified by the manufacturer of the said materials. The use of white zinc (lithopone) will not be allowed.
- d. A place will be designated by the BSU architect or engineer for the storage of paint materials and tools. Whenever it may be necessary to change the location of his storage space, the contractor shall promptly move to the newly designated place. The storage space floor shall be adequately protected from damage and from paint. Paints shall be kept covered at all times and safeguarded to prevent fire.

5. COLORS

- a. All colors of paint and varnishes shall be in accordance with color scheme as approved by BSU.

6. PROTECTION

- a. Protect all electrical plates, surface hardware, etc. during the painting operations.
- b. All floors, other surfaces and equipment shall be protected during the painting operations by any method acceptable and approved by the BSU Architect or Engineer.

7. PREPARATION OF SURFACES

- a. Before applying paint finish, all surfaces must be thoroughly dry, clean and free from dust, grease, and dirt and properly prepared to receive finish. Boysen or Davies paint and Varnish Remover shall be used.
- b. No painting shall be done at any time unless the surface to be treated is thoroughly dry. The contractor shall inspect all surfaces to be painted and shall report all defects therein to the BSU architect or engineer prior to painting. The architect or engineer will cause these defects to be remedied. The commencing to the work by the contractor indicates his acceptance of the surface to be painted.
- c. Wood surface shall be sand papered to a smooth and even surface duster. Blemishes on surfaces to be varnished shall be corrected. After primer stain coat all cracks and nail holes shall be filled with putty. Putty used in stained work shall batch the stained wood.
- d. Brick, stucco, and concrete surfaces shall be free from excess mortar. Treat surfaces with Davies Masonry Neutralizer brushing the surface free of loose crystals when dry. New plaster must be allowed to dry thoroughly. Places in walls must be repaired with plastic patch-deep holes with matching plaster.
- e. Metal surfaces shall be cleaned, free of mill scale, rust and foreign matter by scrapping flame cleaning, sand blasting or wire brushing. Loosed and scaling point shall be scraped and fire-brushed to sound metal surface.
- f. Manufacture's requirements for preparation of surfaces shall be considered apart of these specifications.

8. PAINTING SCHEDULE

a. Wood (ceiling)

Primer : Boysen or Davies Flat Wall Enamel
 Second Coat : Boysen or Davies Flat Latex, White
 Third Coat : Boysen or Davies Semi-gloss, Latex, White

b. Exterior Wall

Primer : Boysen or Davies Acrytex Cast B_5715
 Second Coat : Boysen or Davies Wallguard, Semi-gloss Latex
 Third Coat : Boysen or Davies Wallguard, Semi-gloss Latex

TECHNICAL SPECIFICATION

Repair of the CTE-ELS;
 Main and Home Economics, Health & Science
 Building
 BSU Compound, Km. 5 La Trinidad

c. Roofing

Primer :Boysen or Davies Red Oxide
 Second Coat :Boysen or Davies Roof Guard, Baguio Green
 Third Coat :Boysen or Davies Roof guard, Baguio Green

d. Steel Window

Primer : Boysen or Davies Red Oxide
 Second Coat : Boysen or Davies Permacoat Gloss Latex Paint

e. Other Wood Surfaces

Baseboard : Boysen or Davies Chocolate Brown
 Door Jamb : Boysen Raw Siena

SECTION V – GENERAL CLEANING AND DEMOBILIZATION**1. SCOPE OF WORK**

- a. Upon the completion, the contractor shall remove from the building all the materials and debris created by him, and leave his part of the work in a clean and finished condition acceptable to the owner. Washing and polishing of window glass and all other glazing works shall be done by him.

SPECIAL PROVISIONS**1. START AND COMPLETION OF WORK**

The contractor shall start the work within five (5) calendar days after specified date in the notice to proceed given to by BSU and he shall complete the work within the agreed number of calendar days.

All salvage materials shall be turned over to the BSU main campus storehouse.

2. CONSTRUCTION MEN IDENTIFICATION

The contractor shall provide all his men working in the project with identification cards at the project site that BSU required.

3. ACCIDENT

The contractor shall provide, at the site, such medical facilities which are necessary to supply the first aid of anyone who may be injured in connection with the work. The contractor must promptly report in writing to BSU all accidents whatsoever arising out of or in connection with the performance of the work, whether on, or adjacent to the site, which cause death, personal injury, on property damages giving full details and statement of witnesses.

4. COST AND FIGURE DISCREPANCIES

In case of discrepancies between costs and total bid cost, the latter shall govern. In case of error between price in words and figures occurs, the price in figures shall be considered as the bid.

5. PROTECTION

The contractor shall protect the work of all other trades against damage or injury by his employee, or by his material, tools or utensils used in connection with this contract. Any damage done by him or his employees shall be repaired at his own expense, without any additional compensation beyond the contract price.

The contractor shall be held responsible for the repairs to have own or other made necessary by the defective workmanship or careless of other crafts.

TECHNICAL SPECIFICATION

Repair of the CTE-ELS;

Main and Home Economics, Health & Science
 Building

BSU Compound, Km. 5 La Trinidad

Any damage to any part or part of the structure of the structure of the building caused by the contractor shall be repaired at his own expense.

6. WARRANTY AND GUARANTEES

The contractor shall guarantee all works specified are free from the defective workmanship and materials, and will remain so far for a period of 1 year from the date of acceptance of the work. Any defects, appearing within the aforesaid period, shall be remedied by the contractor at his own expense.

7. WORKMANSHIP

The work throughout shall be executed in the best and most thorough manner under the redirection of and to the satisfaction of the BSU Engineer and Architect and shall have the power to reject any works and materials which, in his judgment, are not in full accordance therewith.

8. MANNER OF PAYMENT

The contractor shall be paid through progress billing and shall submit a request for the payment corresponding to the percentage of work accomplished with statement of work accomplishment and the project photos before and after each activity as attachment. Such request shall be verified by the monitoring and inspection committee or its duly appointed representative. Benguet State University shall have the right to deduct from the contractor's progress billing such amount as may be necessary to cover the third party's liabilities, as well as the uncorrected defects in the projects.

The payment shall be subjected to retention of ten percent (10%) referred to as the "retention money" in accordance with pertinent provisions of RA 9184.

Prepared by:



ARCH. HAZELINE N. TIBANGAY
University Architect
PRC Reg. No. 028540