

REPAIR AND IMPROVEMENT OF DANGEROUS DRUG BOARD OFFICE (DBB)

**3rd Floor DDB-PDEA Bldg., National Government Center, NIA Rd, Diliman,
Quezon City**

GENERAL CONDITIONS AND TECHNICAL SPECIFICATIONS

GENERAL CONDITIONS:

ALL PARTS OF THE CONSTRUCTION SHALL BE FINISHED WITH FIRST CLASS WORKMANSHIP TO THE FULLEST TALENT AND MEANING OF THE PLANS AND THESE SPECIFICATIONS, AND TO THE ENTIRE SATISFACTION OF THE ARCHITECT AND THE OWNER.

THE CONSTRUCTION SHALL CONFORM TO ALL THE REQUIREMENTS OF THE NATIONAL BUILDING CODE, AS WELL AS THE LOCAL RULES AND REGULATIONS OF QUEZON CITY, PHILIPPINES.

CONCRETE HOLLOW BLOCKS:

ALL CONCRETE HOLLOW BLOCKS TO BE USED FOR INTERIOR WALLS SHALL BE 5" THICK. THE CONCRETE HOLLOW BLOCKS WALLS SHALL BE LAID, AND THE CELLS FILLED WITH CEMENT MORTAR CONSISTING OF 1 PART PORTLAND CEMENT AND 3 PARTS SAND BY VOLUME. THEY SHALL BE REINFORCED WITH 10MM DIA. DEFORMED BARS SPACED NOT MORE THAN 0.60 M ON CENTERS, BOTH WAYS.

FINISHES :

DRY WALLS

DRY WALLS SHALL BE IN 1/4" CEMENT BOARD DOUBLE FACE SUPPORTED BY VERTICAL G.I. METAL STUD SPACED AT 0.30 M O.C. WITH HORIZONTAL TRACK TOP AND BOTTOM. PAINTED WITH 1 COAT BOYSEN FLAT LATEX 701 AND 2-COATS OF BOYSEN SEMI GLOSS LATEX 715.

CEILING (CHAIRMAN'S OFFICE)

CEILINGS SHALL BE IN 3/16" CEMENT BOARD SUPPORTED BY 1x2" G.I. METAL FURRING SPACED AT 0.40 METER O.C ON BOTHWAYS. PAINTED WITH 1 COAT BOYSEN FLAT LATEX 701 AND 2-COATS OF BOYSEN SEMI GLOSS LATEX 715.

LOW PARTITION WALLS

LOW PARTITION WALLS SHALL BE IN 1/4" CEMENT BOARD DOUBLE FACE SUPPORTED BY VERTICAL G.I. METAL STUD SPACED AT 0.30 M O.C. WITH HORIZONTAL TRACK TOP AND BOTTOM.

WITH 1/4" CLEAR GLASS ON TOP.

PAINTED WITH SANDING SEALER VARNISH PAINT.



CABINETS

CABINETS SHALL BE IN $\frac{3}{4}$ " ORDINARY PLYBOARD FINISHED PAINTED WITH SANDING SEALER VARNISH PAINT.

WITH STAINLESS HANDLES AND INSET CONCEALED HINGES.

TOILET (COA OFFICE)

TOILET FIXTURES SHALL BE IN HCG OR OTHER APPROVED EQUIVALENT.

FLOOR FINISH SHALL BE IN 12 X 12" CERAMIC UNGLAZED TILES (MARIWASA OR OTHER EQUIVALENT).

WALL FINISH SHALL BE IN 12 X 12" CERAMIC GLAZED TILES TOP TO BOTTOM (MARIWASA OR OTHER EQUIVALENT).

ONLY WATER CLOSET, FLOOR DRAINS AND LAVATORY WASTE LINE SHALL BE CONNECTED TO EXISTING OUTLETS LEADING TO SEPTIC TANK.

ALL DRAINS, WASTE AND VENT PIPE SHALL BE IN NELTEX PVC PIPES OR APPROVED EQUIVALENT.

DOOR SHALL BE IN 0.60 X 2.10 M PVC.

DOORS AND WINDOWS

ALL WINDOWS SHALL BE IN ANALOK BRONZE ALUMINUM SLIDING WINDOW W/ $\frac{1}{4}$ " THK. CLEAR GLASS,

MAIN THIRD FLOOR ENTRANCE SHALL BE IN ANALOK BRONZE ALUMINUM SLIDING WINDOW W/ $\frac{1}{4}$ " THK. CLEAR GLASS WITH AUTOMATIC SENSOR.

PAINTINGS:

ALL PAINTING WORK FOR THIS PROJECT, EXCEPT AS HEREINAFTER SPECIFIED, SHALL BE DONE WITH THE USE OF BOYSEN PAINT PRODUCTS.

PRIOR TO PAINTING, ALL SURFACES SHALL BE CLEANED, SMOOTHED AND FREED FROM DUST, DIRT, GREASE, MORTAR, RUST AND OTHER FOREIGN SUBSTANCES AND ALL PARTS WHERE PAINT REMOVER HAS BEEN USED SHALL BE WASHED OFF WITH PAINT OR LACQUER THINNER. ALL PAINTS SHALL BE SPREAD EVENLY AND CAREFULLY.

PLUMBING SPECIFICATION

ONLY WATER CLOSET, FLOOR DRAINS AND LAVATORY WASTE LINE SHALL BE CONNECTED TO EXISTING OUTLETS LEADING TO SEPTIC TANK.

ALL DRAINS, WASTE AND VENT PIPE SHALL BE IN NELTEX PVC PIPES OR APPROVED EQUIVALENT.

ALL WATERLINES SHALL BE IN PPR PIPE.

WATER CLOSET SHALL BE IN HCG, WHITE AND FLUSH TANK TYPE OR APPROVED EQUAL.

LAVATORY SHALL BE IN HCG, WHITE OR APPROVED EQUAL.

KITCHEN SINK SHALL BE IN STAINLESS.

ELECTRICAL SPECIFICATION

ALL INSTALLATION SHALL CONFORM WITH THE LATEST EDITION OF THE PHILIPPINES ELECTRICAL CODE.

ALL SWITCHES AND OUTLETS SHALL BE IN PANASONIC FLAT SERIES BRAND.



WIRING SHALL BE THHN COPPER WIRES IN PVC CONDUIT. MINIMUM CONDUIT SIZE SHALL BE 15MM DIA. AND MINIMUM SIZE OF WIRE SHALL BE NO. 14 AWG . A GROUND WIRE SIZE NO. 14 AWG SHALL BE PROVIDED FOR EVERY PVC CONDUIT RUN.
BUSTED LIGHTS AFFECTED SHALL BE REPLACED.

MOUNTING HEIGHTS ABOVE FINISH FLOOR LINE SHALL BE AS FOLLOWS:

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| A. LIGHT CONTROL SWITCH | 1.35 M. |
| B. CIRCUIT BREAKER | 1.80 M. |
| C. CONVENIENCE OUTLET | 0.30 M. |

Prepared by:



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