NATIONAL UNIVERSITY OF SCIENCE AND TECHNOLOGY

FACULTY OF BUILT ENVIRONMENT

BACHELOR OF QUANTITY SURVEYING (HONOURS) DEGREE
PART IV FIRST SEMESTER APRIL 2009

STANDARD FORMS OF CONTRACT FOR BUILDING AND CIVIL ENGINEERING AQS 4105

<u>**TIME:**</u> 3 Hours   <u>**TOTAL MARKS:**</u> 100

<u>**INSTRUCTIONS:**</u>

Instructions to candidates:
   a) Answer 5 questions
   b) Each question carries 20 marks.
   c) Where information is insufficient, candidates are allowed to make reasonable
   assumptions. Assumptions made must be stated.

Question 1

Describe any five amendments that need to be made to "The Standard Building Contract" to make it ideal for use in a hyper inflationary environment   (20 marks)

Question 2

What is a "loss and expense claim". Using practical examples, explain the circumstances under which a contractor would have a valid loss and expense claim.   (20 marks)

Question 3

Describe any five differences between "The Standard Building Contract" and The NJPC 2000 Contract document   (20 marks)

Question 4

A contractor has requested for revision of rates for Preliminary and General items as well as bill rates, arguing that the scope of the works has significantly changed from that tendered for and the prevailing inflation is now significantly different to that obtaining at the time of tender. What would be your advice to both the client and contractor?   (20 marks)

Question 5

A contractor has moved off site arguing that he has not been paid for three months. The client is arguing that he has not paid the contractor because the Architect's certificates always have mistakes in them. Advise each party of their contractual rights.   (20 marks)

Question 6

Define the following terms:

    a) Time is at large   (5 marks)

    b) All Risk Insurance Policy   (5 marks)

    c) Liquidated and ascertained damages   (5 marks)

    d) Sequestration   (5 marks)

Question 7

 Using "The Standard Building Contract", explain what insolvency is. What happens to materials, plant and machinery on site when a contractor who is carrying out some construction work is liquidated.   (20 marks)

END OF EXAMINATION