

**B.Tech. Civil (Construction Management)**

**Term-End Examination**

**June, 2011**

**ET-521(D) : QUANTITY SURVEYING &  
VALUATION**

*Time : 3 hours*

*Maximum Marks : 70*

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*Note : Attempt any five questions. All questions carry equal marks. Use of calculator is permitted.*

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1. (a) Discuss various factors influencing the accuracy of estimates in building construction. 7
- (b) How are bills of quantities made ? Give a step - by - step procedure. 7
  
2. (a) Calculate the carpet area of a building having a plinth area of 2500 m<sup>2</sup>. It may be assumed that 30% of the built - up area will be taken by corridors, verandah, lavatories, staircases etc., and 10% of the built - up area will be occupied by the walls. 7
- (b) Write the units of measurement of the following items. 7x1=7
  - (i) Brickwork in tapered walls.

- (ii) Shuttering.
  - (iii) Grouting of Cracks.
  - (iv) Mass concrete.
  - (v) Painting.
  - (vi) Brick - edging.
  - (vii) Rough excavation.
3. (a) State the features of a latest software which can be used in quantity surveying and valuation. 7
- (b) Discuss the importance of specifications in building contracts. 7
4. Calculate the cost of 1 m<sup>3</sup> of RCC 1 : 2 : 4 (1 cement : 2 coarse sand : 4 stone ballast of 20 mm gauge) work in column. Assume suitable data needed. 14
5. (a) What do you mean by valuation ? Discuss the purpose of valuation of immovable property. 7
- (b) Briefly explain the important features of Urban Land (Ceiling and Regulation) Act. 1976 7
6. The gross rent accruing to a property is Rs. 48000/- per year. Allowing 20% as deductions for repair, maintenance and management of the property, estimate the rental value of the property @ i = 9%. Assume that the rent is to be realised for a very long period. 14

7. Write short notes on the following.  $4 \times 3\frac{1}{2} = 14$
- (a) Supplementary Estimate.
  - (b) Years purchase.
  - (c) Modular and Structured Programmes.
  - (d) Acquisition Excess land.
8. Differentiate between the following.  $4 \times 3\frac{1}{2} = 14$
- (a) Market and Book value.
  - (b) Amount and compensation.
  - (c) Covered and carpet area.
  - (d) Technical and Materials specification.
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