

## BACHELOR OF ENGINEERING IN CIVIL ENGINEERING EXAMINATION, 2018

(2nd Year, 2<sup>nd</sup> Semester)

## VALUATION, PRICING AND CONTRACT

Time: Three hours

Full Marks:100

(50 Marks for each Part)

Use a separate Answer-Script for each part

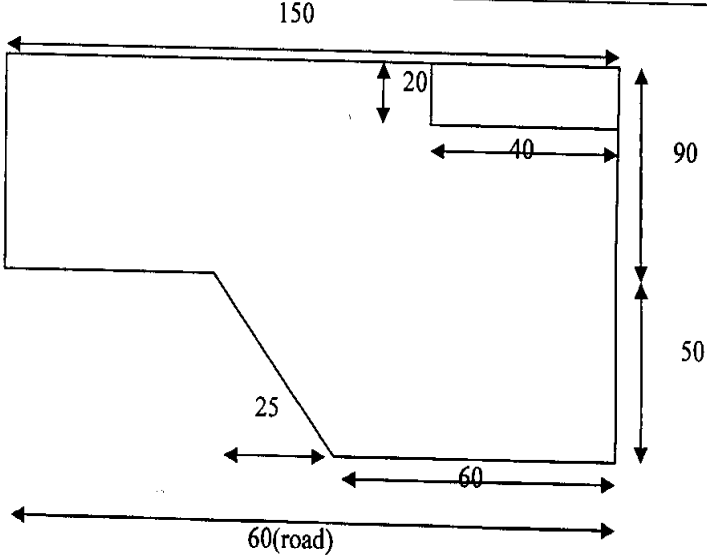
## PART-I

(2X25=50)

No. Of Questions	PART-I Attempt any two questions	Marks 25X2= 50
Q1.	What are the conditions of a contract and what are their purposes? What is meant by "Target Contract"? What are Tender documents? Discuss them briefly. "What is meant by Earnest Money"?	5+7+7 +6=25
Q2.	What is meant by "liquidated damage"? Differentiate between "Lump Sum Contract" and "Item Rate or Unit Price Contract". What are the factors to be considered to make a contract valid? What are the different steps adopted for inviting a tender?	6+6+7 +6=25
Q3.	Write short notes on the followings:  i) Bill of quantities  ii) Security Deposit  iii) Organizational structure of PWD  iv) Arbitration  v) Retention Money	5X5 =25

## PART-II

(2X25=50)

No. Of Questions	Attempt all questions	Marks 25X2= 50
Q1.	<p>What is the value of a premise consisting of a house and a land and let out for Rs 3500/ month inclusive of all taxes. The house is 20 years old and is in good condition. The rent by comparison to other premises is fare and likely to be maintained.</p> <p>Outgoings of the houses are:</p> <p>Municipality-16%</p> <p>Repair-05%</p> <p>Collection- 03%</p> <p>Vacancy- Nil</p> <p>Insurance- 01%</p>	25
Q2.	 <p>Calculate the value of the plot , given value of plot of land is 3 lakhs/kottah</p>	25