

REHABILITATION WORKS AT HALL 1 READING ROOM



BY
UNIVERSITY OF BENIN ALUMNI ASSOCIATION
(NORTH AMERICA CHAPTER - UBAANA)



Authors

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Also, this team will like to thank the following staff of Halls 1 and 2 for their support throughout the project:

1. Elleys Green
2. Ehigie Uyinmwen



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1. Introduction

This document presents a report on the rehabilitation works carried out by the North America Chapter of the University of Benin Alumni Association (UBAANA) in Hall 1 Reading Room at the Ugbowo Campus of University of Benin. The project was executed using the direct labour approach.

2. Previous State of Reading Room

Hall 1 Reading room comprises of two reading rooms: Reading Room A (the big common room) and Reading Room B (Small Reading Room). The reading rooms in Hall 1 were dilapidated before the intervention of UBAANA. A summary of the state of the common rooms before their rehabilitation is as follows:

- Walls of the common room were stained and damped
- Papers were littered all over the common room walls
- The electrical wirings were in a bad condition, with very few functional sockets and fans
- The roofs of the common rooms were leaking
- Windows and doors were damaged

Plates 1 to 12 show the previous and recent states of Hall Reading Rooms.



Plate 1: Hall 1 Big Reading Room before Repair (1)



Plate 2: Hall 1 Big Reading Room before Repair (2)



Plate 3: Hall 1 Big Reading Room after Repair (1)



Plate 4: Hall 1 Big Reading Room after Repair (2)



Plate 5: Hall 1 Small Reading Room before Repair (1) - Notice dampness as a result of leaking roof



Plate 6: Hall 1 Small Reading Room before Repair (2) – Notice dampness as a result of leaking roof



Plate 7: Hall 1 Small Reading Room after Repair



Plate 8: Roof of Hall 1 Reading Room (Failed Bituminous felt) – this makes the roof to leak



Plate 9: Top view of Hall 1 Reading Room felt



Plate 10: Top view of Hall 1 Reading Room felt



Plate 11: Material for roof felt for repair



Plate 12: Roof after repair



3. Cost

Table 1 shows the cost breakdown for the works executed

Table: Expenditure breakdown

S/N	Activities	Amount (NGN)	Comment
1	Electrical Works		
	Materials	65,000.00	Materials procured are 10 bulbs, 10 lamp holders, 24 sockets, 2 fans, nails, cables and trunking
	Labour	30,000.00	
2	Painting		
	Paints and materials	49,500.00	See receipts attached
	Labour	45,000.00	
3	Ceiling		
	Materials	290,000.00	Installation and procurement of ceiling board cost N2,000 per square metre
	Labour	100,000.00	
4	Roof Repair		
	Materials (Celling Boards)	295,000.00	See Receipts attached
	Labour	135,000.00	
	Extra works on roof	112,500.00	
5	Broken Glasses		
	Material	125,000.00	
	Labour	45,000.00	
	Cleaning	32,000.00	Including cost for kerosene
	Total =	1,324,000.00	



Appendix 1 (Receipts)

A. ELIBROS NIG. ENTERPRISES
(Regd. in Nigeria)
Dealers & Suppliers of General Goods, Specialist on
Paints & Building, Plumbing Materials.
Motto: "Trust in God."

HEAD OFFICE:
256, Ugbowo Lagos
Rt., Benin City.
GSM: 08037432589, 08026081165.

CASH/CREDIT SALES INVOICE
Name: Dr. E. E. Nwagwu No. 4576
Address: UNIBEN Date: 22/11/09

QTY.	DESCRIPTION OF GOODS	RATE	AMOUNT N	K
5	chromes 7 304 size	3500	17500	
3	white	3500	10500	
5	gallons of 9000	3500	17500	
2	chairs 7 1000	500	1000	2
46500				
			TOTAL N	46500

Thanks For Your Patronage
Amount in Words: Twenty Six Thousand five hundred naira
Received the above goods in good condition. No refund of money after payment.
Customer's Sign: [Signature] Manager's Sign: [Signature]

Attachment 1: Receipt for paints

E.I. ENAGBARE HOLDING NIG. ENT.
Dealers & Suppliers of General Goods, Specialist on
Paints & Building, Plumbing Materials.
Motto: "Trust in God."

HEAD OFFICE:
256, Ugbowo Lagos
Rt., Benin City.
GSM: 08037432589, 08026081165.

CASH/CREDIT SALES INVOICE
Name: UNIBEN No. 637
Address: UNIBEN Date: 22/11/09

QTY.	DESCRIPTION OF GOODS	RATE	AMOUNT N	K
20	Rolls of felt	12000	240000	
5	BUCKETS of Bitumen	8000	40000	
3	Transpiration	3333	10000	
1	Loading & offloading	5000	5000	
			TOTAL N	295000

Received the above Goods in good condition. No refund of money after payment.
Deposit can only be withdrawn if cost prices increase.
Customer's Sign: [Signature] Manager's Sign: [Signature]

Attachment 2: Receipt for roof repair



E & G CONSTRUCTION CO.
We Undertake the Construction of Building, Wall and Floor Tiles, Terrazo and all kinds of Brick-Laying Works.

ADDRESS: 15, Eyibienwen Lane, Off Wire Road, Benin City.

Official Receipt No. 0051

Date: _____

Received from GABRIEL S. LERAMAH

The sum of ONE HUNDRED AND EIGHTY FIVE THOUSAND Naira ONLY Kobo

Being payment for ROOF AMENDMENT

185,000

Receiver's Signature

Attachment 3: Receipt for roof repair

0903comms
 Email: elleysgreen@gmail.com / Phone: 08035275329

0903comms
 Email: elleysgreen@gmail.com / Phone: 08035275329
 Address: Flat 16, Block F, Junior Staff Quarters, Uniben

Cash Receipt Date: 10/12/2019

Qty	Item/Description	Price	Total
	Board and wood to cover openings in Hall (two) reading rooms		15,000
8	Projectile glass (180x450) + Putty gun		65,900
3	Sliding door glass + rubber and fittings for Hall (2)		16,100
			<u>246,000</u>

Amount in words TWO HUNDRED AND FORTY SIX THOUSAND NAIRA ONLY

Customer's Signature: Blaise (UNIBEN)

Manager's Signature: [Signature]

Attachment 4: Receipt for window and door repair



0903comms
Email: elleysgreene@gmail.com / Phone: 08035275329
Address: Flat 16, Block F, Junior Staff Quarters, Uniben

Cash Receipt Date: 13/12/2017

Qty	Item/Description	Price	Total
	Flash band for the repair of Hall (2) reading room + Board for Ceiling		9,500
	cleaning and arrangement of Hall (2) reading rooms glass and door		15,000
			40,000

Amount in words Forty thousand naira
only

Stake (UNIBEN)
Customer's Signature

30pp
Manager's Signature

Attachment 5: Receipt for window and door repair



Appendix 2 (Some work pictures)



Attachment 5: Receipt for window and door repair



Attachment 6: Procured glasses for window and door repair



Attachment 7: Door fittings



Attachment 8: Clearing of failed bituminous surface of roof



Attachment 9: Heating of bitumen for roof repair



Attachment 10: Heating of bitumen for roof repair (2)



Attachment 11: Repaired windows



Attachment 12: Cleaning of Reading Room doors (1)



Attachment 13: Cleaning of Reading Room doors (2)